ENFORCEMENT RULES OF SEOUL METROPOLITAN GOVERNMENT ORDINANCE ON URBAN PLANNING

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Partial Amendment No. 3204, Aug. 16, 2001
Partial Amendment No. 3237, Feb. 05, 2002
Partial Amendment No. 3251, May. 10, 2002
Partial Amendment No. 3406, Sep. 06, 2004
Partial Amendment No. 3496, Jun. 22, 2006
Whole Amendment No. 3602, Jan. 31, 2008
Partial Amendment No. 3638, Nov. 13, 2008
Partial Amendment No. 3638, Jun. 11, 2009
Partial Amendment No. 3671, Jun. 25, 2009
Partial Amendment No. 3748, Apr. 29, 2010
Partial Amendment No. 3817, Sep. 08, 2011
Partial Amendment No. 3871, Aug. 09, 2012
Partial Amendment No. 3904, Apr. 11, 2013
Amendment of Other Laws No. 3986, Jul. 31, 2014
Partial Amendment No. 4026, Apr. 16, 2015
Partial Amendment No. 4068, Jan. 14, 2016
Partial Amendment No. 4108, Jul. 28, 2016
Partial Amendment No. 4121, Oct. 13, 2016
Partial Amendment No. 4158, Apr. 06, 2017
Partial Amendment No. 4224, May. 17, 2018
Partial Amendment No. 4237, Aug. 02, 2018
Amendment of Other Laws No. 4238, Aug. 02, 2018
Amendment of Other Laws No. 4303, Oct. 10, 2019
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CHAPTER GENERAL PROVISIONS

Article 1 (Purpose)

CHAPTER GENERAL PROVISIONSThe purpose of these Rules is to prescribe matters delegated under the Seoul Metropolitan Government Ordinance on Urban Planning and matters necessary for the enforcement thereof.

Article 2 (Definitions)

The definitions of terms used in these Rules shall be as follows:

1. The term “basic floor area ratio” means the basic floor area ratio separately determined by block and lot within the extent of the floor area ratio referred to in Article 55 (1) through (4) and (16) of the Seoul Metropolitan Government Ordinance on Urban Planning (hereinafter referred to as the “Ordinance”) in consideration of locational circumstances, such as the width of the road in front, landscape, other infrastructure, etc. in an area under the Class 1 specific regional plan (hereinafter referred to as “area under the specific regional plan”); <Amended on Nov. 13, 2008>
2. The term “permitted floor area ratio” means the floor area ratio separately determined as the floor area ratio determined under the Class 1 specific regional plan (hereinafter referred to as “specific regional plan”) within the extent of the floor area ratio calculated by adding the floor area ratio provided as an incentive (the floor area ratio provided in cases where matters determined in the relevant specific regional plan are implemented, such as a lot plan, joint development to which the maximum floor area ratio is not applicable, uses of a building, vacant land in a site, elements of a green plan, parking and the flow of motor vehicle traffic, etc.) to the basic floor area ratio; <Amended on Jun. 25, 2009>
3. The term “maximum floor area ratio” means the floor area ratio separately determined within the extent of the floor area ratio calculated by adding the floor area ratio provided additionally in cases where an owner of construction provides land as a site for public facilities (limited to cases of contributed acceptance; hereinafter the same shall apply) or where joint development is designated to secure public facilities to the basic floor area ratio or permitted floor area ratio; <Amended on Nov. 13, 2008; Jun. 25, 2009>
4. The term “public facilities” means public facilities referred to in subparagraph 13 of Article 2 of the National Land Planning and

Utilization Act (hereinafter referred to as the “Act”), schools or infrastructure referred to in Article 19 (2) of the Ordinance. <Newly Inserted on Nov. 13, 2008>

CHAPTER FORMULATION OF URBAN MANAGEMENT PLAN

Article 3 (Investigation into Current Status of Urban Ecology and Method of Assessment)

CHAPTER FORMULATION OF URBAN MANAGEMENT PLAN(1) The following matters shall be included in an investigation into the current status of urban ecology pursuant to Article 4 (4) of the Ordinance:

1. The current status of the use of land;
2. The current status of impermeable (impermeable) pavement of soil;
3. The current status of existing vegetation;
4. Other matters the Mayor deems to require an investigation into the current status of urban ecology;

(2) The Seoul Metropolitan City Mayor (hereinafter referred to as the “Mayor”) may separately determine the following matters to specify the details of the investigation referred to in paragraph (1) and to reflect the result of investigation in urban planning:

1. An investigation cycle;
2. A method of investigation;
3. Issue of identification cards of investigators;
4. A method of materializing a biotope (the current status of urban ecology);
5. The grade of the conservation value of a biotope (the current status of urban ecology) and a method of rating;
6. A method of the establishment of a GIS of investigated materials.

(3) Grades of assessment of types of biotope and grades of assessment of individual biotope referred to in subparagraph 1 (a) (4) of attached Table 1 of the Ordinance shall be as follows: <Newly Inserted on Apr. 29, 2010>

1. Grades of assessment of types of biotope; <Newly Inserted on Apr. 29, 2010>

(a) Grade 1: A type of biotope that requires the absolute conservation of the whole area subject to rating;
(b) Grade 2: A type of biotope that requires the preferential conservation of the whole area subject to rating;
(c) Grade 3: A type of biotope that requires the preferential conservation of part of an area subject to rating and restrictions on the use of land for the rest of the area;
(d) Grade 4: A type of biotope that requires restrictions on the use of land for part of land in an area subject to rating;
(e) Grade 5: A type of biotope that requires partial improvement.

2. Grades of Assessment of individual biotope: <Newly Inserted on Apr. 29, 2010>

(a) Grade 1: A biotope that deserves special conservation (conservation);
(b) Grade 2: A biotope that deserves conservation (protection and restoration);
(c) Grade 3: A biotope that has limited value at present (restoration).

(4) The Mayor shall announce the result of investigation of the current status of urban ecology made pursuant to Article 4 (4) of the Ordinance for not less than 14 days. <Newly Inserted on Apr. 29, 2010>

CHAPTER SPECIFIC REGIONAL PLAN

Article 4 (Areas Subject to Designation of Area under Specific Regional Plan)

CHAPTER SPECIFIC REGIONAL PLAN(1) The term “extent or area prescribed by the Rules” in Article 16 (2) of the Ordinance means cases where a person intends to build apartment housing subject to approval of a business plan pursuant to Article 16 (1) of the Housing Act or subject to permission for building pursuant to Article 11 (1) of the Building Act: Provided, That this shall not apply to cases falling under any of the following subparagraphs: <Amended on Nov. 13, 2008>

1. Where he/she builds apartment houses in a business area;
2. Where less than 20 households of apartment houses are planned to be built;
3. Where the area of a site for business (where part of a site for business is provided for public facilities, the area provided shall be excluded, and where a business area is included, the area of such a business area shall be excluded herefrom) is less than 5,000 square meters and less than 100 households of apartment houses are planned to be built (in the case of urban type living housing, less than 150 households) and in cases falling under any of the following items: <Amended on Apr. 29, 2010>

(a) Where a site for business is a site with no building;
(b) Where an existing building in a site for business meets standards of old buildings prescribed in attached Table 1.

(2) Where an area under the specific regional plan is designated pursuant to paragraph (1), buildings in the area shall meet standards of old buildings prescribed in attached Table 1.

Article 5 (Restrictions on Building in Area under Specific Regional Plan)

(1) Where the Mayor designates an area under the specific regional plan pursuant to Article 30 of the Act and restricts permission for development pursuant to Article 63 of the Act and Article 60 of the Enforcement Decree (hereinafter referred to as the “Decree”) of the same Act or permission for building pursuant to Article 18 of the Building Act before he/she determines and announces the specific regional plan so that construction meeting the specific regional plan may be materialized, the head of a Gu shall restrict permission for building. <Amended on Nov. 13, 2008>
(2) Notwithstanding paragraph (1), the Mayor or the head of a Gu may issue a permit to build a building of not less than eight stories or the total floor area of which is not less than 10,000 square meters (in the case of enlargement of a building, limited to a building of not less than eight stories or the total floor area of which is not less than 10,000 square meters by enlargement of not less than three stories) through deliberation by the Seoul Metropolitan Urban Planning Committee pursuant to Article 17 (1) of the Ordinance, and a building other than the scale subject to deliberation by the Seoul Metropolitan Urban Planning Committee through deliberation by a Gu Urban Planning Committee: <Amended on Nov. 13, 2008>
1. Building or large-scale repair of a building destroyed by a fire or natural disaster; <Amended on Nov. 13, 2008>
2. Where building or large-scale repair is required due to structural problems in a building;
3. Where it is judged that a building plan of a lot intended to be built meets the basic directions of the relevant specific regional plan and details of a specific regional plan under formulation, and infrastructure, such as a road, etc., has been secured;
4. Where building or large-scale repair of a building is required owing to the execution of a project for improvement of public facilities. <Amended on Nov. 13, 2008>

Article 6 (Height of Building in Area under Specific Regional Plan)

Where the Mayor determines the maximum height of a building under a specific regional plan pursuant to Article 52 (1) 4 of the Act, he/she may apply Article 60 of the Building Act. <Amended on Nov. 13, 2008>

Article 7 (Planning and Operation of Floor Area Ratio in Area under Specific Regional Plan)

(1) Where the Mayor formulates a specific regional plan pursuant to Articles 19 (1) and 55 (7) of the Ordinance, the applicable floor area ratio shall be as prescribed by the following subparagraphs:
1. Where an existing specific use area pursuant to Article 30 of the Decree is or has been changed (including subdivision; hereinafter the same shall apply) to a specific use area with the higher floor area ratio:
(a) The basic floor area ratio: The floor area ratio determined separately within the extent of the floor area ratio (hereinafter referred to as the “floor area ratio of a specific use area before change”) pursuant to Article 55 (1) through (4) of the Ordinance of a specific use area before change; <Amended on Nov. 13, 2008>
(b) The permitted floor area ratio: Within the floor area ratio of a specific use area before change (the floor area ratio of a specific use area after change the floor area ratio of a specific use area before change) × 2/3. In such cases, the term “floor area ratio of a specific use area after change” means the floor area ratio pursuant to Article 55 (1) through (4) of the Ordinance of a specific use area after change (hereinafter the same shall apply); <Amended on Nov. 13, 2008>
(c) The maximum floor area ratio: Within the permitted floor area ratio × (11.3 × weight ×) (Provided, That where the floor area ratio of a specific use area before change is not applicable, within the extent of the floor area ratio of the relevant area pursuant to Article 55 (1) through (4) of the Ordinance) or within the basic floor area ratio × (11.3 × weight ×). In such cases, weight means the ratio of the floor area ratio of a site provided for public facilities (in cases of not less than two specific use areas, the floor area ratio on a weighted average compared with the area) to the floor area ratio of a site for business, and means the ratio of the area provided for public facilities to the lot area after a site for public facilities is provided (hereinafter the same shall apply). <Amended on Nov. 13, 2008>
2. Where there is no change to a specific use area pursuant to Article 30 of the Decree and a specific use area is or has been changed to a specific use area of the same floor area ratio: <Amended on Nov. 13, 2008>
(a) The basic floor area ratio: The floor area ratio determined separately within the extent of the floor area ratio pursuant to Article 55 (1) through (4) and (16) of the Ordinance; <Amended on Nov. 13, 2008>
(b) The permitted floor area ratio: Within the floor area ratio pursuant to Article 55 (1) through (4) and (16) of the Ordinance; <Amended on Nov. 13, 2008>
(c) The maximum floor area ratio: Within the permitted floor area ratio × (11.3 × weight ×) or within the basic floor area ratio × (11.3 × weight ×). <Amended on Nov. 13, 2008>
3. Where an existing specific use area pursuant to Article 30 of the Decree is or has been changed to a specific use area with the lower floor area ratio:
(a) The basic floor area ratio: The floor area ratio determined separately within the extent of the floor area ratio of a specific use area after change;
(b) The permitted floor area ratio: Within the floor area ratio of a specific use area after change;
(c) The maximum floor area ratio: Within the permitted floor area ratio × (11.3 × weight ×) or within the basic floor area ratio × (11.3 × weight ×). <Amended on Nov. 13, 2008>
(2) The application of the floor area ratio in an area under a specific regional plan shall be as prescribed by the following subparagraphs:

1. The permitted floor area ratio shall be calculated by adding the floor area ratio provided as an incentive to the basic floor area ratio determined in the relevant specific regional plan but shall not exceed the permitted floor area ratio determined in the relevant specific regional plan pursuant to paragraph (1);
2. The maximum floor area ratio shall apply by adding the permitted floor area ratio × 1.3 × weight × determined in the relevant specific regional plan pursuant to paragraph (1) to the permitted floor area ratio calculated pursuant to subparagraph 1: Provided, That where it is prescribed to apply the floor area ratio calculated by adding the basic floor area ratio × 1.3 × weight × determined in the relevant specific regional plan pursuant to paragraph (1) to the basic floor area ratio determined in the relevant specific regional plan, such floor area ratio may apply. <Amended on Nov. 13, 2008>
(3) Notwithstanding paragraph (1), standards for application of the floor area ratio in cases falling under any of the following subparagraphs shall be in accordance with the following: <Amended on Nov. 13, 2008>
1. In cases falling under any of the following items, irrespective of change to a specific use area, paragraph (1) 2 may apply: <Amended on Nov. 13, 2008>
(a) Where a specific regional plan is formulated for an area designated as a prearranged area for housing site development pursuant to Article 51 (1) 5 of the Act: Provided, That this shall not apply to cases where a specific use area is changed after an execution plan pursuant to Article 9 (3) of the Housing Site Development Promotion Act has been approved and announced; <Amended on Nov. 13, 2008>
(b) Where a specific regional plan is formulated for an area changed to a specific use area with the higher floor area ratio among the subparagraphs of Article 30 of the Decree. In such cases, the maximum floor area ratio on a site for public facilities provided at the time a specific use area is changed to that with the higher floor area ratio shall not apply; <Amended on Nov. 13, 2008>
(c) Where the Mayor formulates a specific regional plan to supply long-term lease housing on a deposit basis. <Newly Inserted on Nov. 13, 2008>
2. Where the Seoul Metropolitan Urban Planning Committee deems it specially necessary for attainment of the purpose of a specific regional plan, such as securing public facilities, etc., a method of calculation of the maximum floor area ratio may be determined separately by a specific regional plan.

CHAPTER PERMISSION FOR DEVELOPMENT

Article 8 (Return of Application)

CHAPTER PERMISSION FOR DEVELOPMENTThe head of a Gu may return an application for permission for changing the form and quality of land, soil and stone collection quarrying and heaping goods of not less than 1,000 square meters falling under any of the following subparagraphs without due formalities of deliberation by a Gu Urban Planning Committee: <Amended on Nov. 13, 2008>
1. Land for which restrictions on permission for development pursuant to Article 63 of the Act has been announced; <Amended on Nov. 13, 2008>
2. Land in obvious violation of standards for permission for development referred to in attached Table 1 of Article 24 of the Ordinance;
3. Land for which an application for permission for development has been already returned through deliberation by a Gu Urban Planning Committee in the same details of an application without changing conditions, such as the current status of land or relevant Acts and subordinate statutes, etc.

Article 9 (Clear Statement of Fact of Illegally Damaged Standing Trees and Termination of Clear Statement)

The head of a Gu shall clearly state the fact of intentional or illegal damage to standing trees prescribed by subparagraph 1 (d) (2) (e) of attached Table 1 of the Ordinance, changes to the layout of the land without obtaining permission, pavement, land in which a structure has been built and of which return to the original state has not been realized in a written confirmation of land utilization plan, and the termination of such clear statement shall be according to a method referred to in attached Table 2. <Amended on Jun. 11, 2009>

Article 10 (Method of Surveying of Number of Standing Trees)

A survey and calculation of the number of standing trees prescribed by subparagraph 1 (a) (3) (a) of attached Table 1 of the Ordinance shall be made in accordance with methods referred to in attached Table 3. <Amended on Jun. 11, 2009>

Article 10-2 (Method of Calculation of Ecological Area Ratio)

(1) The ecological area ratio referred to in subparagraph 2 (a) (3) of attached Table 1 of the Ordinance shall be calculated in accordance with attached Table 3-2. <Newly Inserted on Apr. 29, 2010>
(2) A calculation table of the ecological area ratio shall be as set out in Form 2-2. <Newly Inserted on Apr. 29, 2010>

Article 11 (Method of Surveying of Gradient)

A survey and calculation of a gradient prescribed by subparagraph 1 (a) (3) (b) of attached Table 1 of the Ordinance shall be made in accordance with methods referred to in attached Table 4. <Amended on Nov. 13, 2008; Jun. 11, 2009>

Article 12 (Reporting and Notification)

(1) The head of a Gu shall report matters permitted for changing the form and quality of land, soil and stone collection quarrying and heaping goods in the relevant year to the Mayor by January 10 of the following year.
(2) The head of a Gu shall notify a necessary department for public administration of the current status of completion of work, such as changing the form and quality of land, etc., within ten days after the completion along with the drawings of the current status in which a land registration is indicated and the creation drawings of public facilities and a site attached thereto.

Article 13 (Receipt of Permission for Development and Keeping of Books of Permission)

The head of a Gu shall prepare and keep books of receipt of permission for development in Form 1 and books of permission of permission for development in Form 2 for any change to the form and quality of land, soil and stone collection quarrying and heaping goods. <Amended on Nov. 13, 2008>

CHAPTER RESTRICTIONS ON ACTS IN SPECIFIC USE AREA OR SPECIFIC USE DISTRICT

Article 14 (Calculation of Average Stories)

CHAPTER RESTRICTIONS ON ACTS IN SPECIFIC USE AREA OR SPECIFIC USE DISTRICT(1) The term “standard area prescribed by the Rules” in Article 28 (2) of the Ordinance means the total of the area by dividing the gross area of apartment houses by building by the number of stories of each building.
(2) The number of average stories pursuant to Article 28 of the Ordinance shall be calculated to one decimal place rounding off the fractions to two decimal places.

Article 15 (Standards for Application of Old Buildings for Construction of Apartment Houses in Semi-industrial Area)

Attached Table 1 shall apply to standards for application of old buildings for construction of apartment houses (excluding dormitories and rental houses pursuant to Article 16 (1) 1 through 3 of the Rental Housing Act) pursuant to subparagraph 4 (a) in attached Table 2 of the Ordinance and welfare houses for the aged. <Amended on Nov. 13, 2008>

Article 16 (Demarcation of District within Four Gates)

A region within four gates pursuant to each proviso to Articles 54 (5), 55 (1) 7 through 10 and the proviso to the part other than the subparagraphs of Article 55 (3) of the Ordinance shall be a region determined in annexed drawings as the region including its surroundings fixing the boundary with Toigyero, Dasanro, Wangsanro, Yulgokro, Sajikro and Euijuro. <Amended on Nov. 13, 2008>

CHAPTER SEOUL METROPOLITAN URBAN PLANNING COMMITTEE

Article 17 (Qualifications for Members who are not Public Officials or Councilors)

CHAPTER SEOUL METROPOLITAN URBAN PLANNING COMMITTEEThe term “persons who have knowledge and experience in a field related to urban planning” in Article 57 (3) 3 of the Ordinance means persons falling under any of the following subparagraphs: <Amended on Nov. 13, 2008>
1. A person at the level of assistant professor or higher in a field related to urban planning in a university; <Amended on Nov. 13, 2008>
2. A person who holds a doctorate in a field related to urban planning and has working experience of not less than seven years; <Amended on Nov. 13, 2008>
3. A professional engineer in a field related to urban planning under the National Technical Qualifications Act who has working experience of not less than seven years; <Amended on Nov. 13, 2008>
4. A person at the level of editorial writer or commentator or higher of the press and broadcasting company; <Amended on Nov. 13, 2008>
5. A person who is related to the legal profession, such as a judge, public prosecutor, attorney-at-law, etc.; <Amended on Nov. 13, 2008>
6. A person at the level of person in charge of research or higher in the field of urban planning from among institutes funded by the Government or a local government; <Amended on Nov. 13, 2008>
7. A person who has working experience as a grade public official or higher in a field related to urban planning; <Amended on Nov. 13, 2008>
8. Other persons the Mayor deems that they have expert knowledge and working experience equal to persons under subparagraphs 1 through 7 in a field related to urban planning. <Amended on Nov. 13, 2008>

Article 18 (Appointment of Members of Urban Planning Committee)

Where the Mayor intends to appoint a member, he/she shall receive a written consent in Form 3 from the relevant member, and a letter of appointment shall be in Form 4.

Article 19 (Presentation of Items on Agenda)

Where the Mayor intends to present items on the agenda to the Seoul Metropolitan Urban Planning Committee, he/she shall comply with the following:

1. He/she shall submit items classified into items on the agenda for deliberation, items on the agenda for consultation or items on the agenda for reporting, etc.;
2. He/she shall make it a principle to report the list of items on the agenda to the Seoul Metropolitan Urban Planning Committee by not later than ten days before holding a meeting and to submit detailed materials to the same Committee by not later than seven days before holding a meeting;
3. He/she shall prepare and submit proposals for deliberation in Form 5 and 6 in which reasons for making proposals, statements, related drawings, the result of hearing opinions (residents or the Seoul Metropolitan Council) and an opinion on the examination of the Standing Planning Organization for Urban Planning (hereinafter referred to as the “Planning Organization”) are recorded and ancillary materials in Form 7.

Article 20 (Calling of Meeting)

(1) Unless extraordinary circumstances exist otherwise, the Mayor shall make it a principle to call a meeting of the Seoul Metropolitan Urban Planning Committee on the first and third Wednesdays of every month and a meeting of the Joint Committee pursuant to Article 18 (1) of the Ordinance on the second and fourth Wednesdays of every month. <Amended on Nov. 13, 2008>

(2) The Mayor shall notify the members (hereinafter referred to as “members”) of the Seoul Metropolitan Urban Planning Committee of the holding of a meeting by not later than ten days before the date of holding a meeting and distribute items on the agenda for deliberation and materials necessary for deliberation by not later than five days before the date of holding a meeting: Provided, That this shall not apply to cases where there are unavoidable circumstances, such as cases where there is an emergency item, etc. <Amended on Nov. 13, 2008>

(3) Where a member who is a public official is unable to attend a meeting of the Seoul Metropolitan Urban Planning Committee owing to unavoidable circumstances, a public official belonging to the relevant administrative agency may attend the meeting on his/her behalf. In such cases, a person who attends the meeting on his/her behalf may speak on items on the agenda, but shall not participate in voting. <Amended on Nov. 13, 2008>

Article 21 (Attendance at Meeting)

Members who attend a meeting shall sign their names in the list of signatures in Form 8 and the administrative secretary shall report the conditions of attendance of each member to the Seoul Metropolitan Urban Planning Committee once a year. <Amended on Nov. 13, 2008>

Article 22 (Proceedings of Meeting)

(1) Where a member intends to speak, he/she shall ask for the floor to speak from the chairperson. In such cases, the number of times he/she may speak shall not be restricted: Provided, That where the chairperson deems that his/her speaking hinders the proceedings of a meeting because his/her speaking is repeated or has no direct relation with details of items on the agenda for deliberation, the chairperson may order him/her to stop speaking.

(2) Where the chairperson deems that a member himself/herself has direct or indirect interest in items on the agenda for deliberation, he/she may restrict participation of such a member in deliberation of the relevant item on the agenda.

(3) The term “procedures prescribed by the Rules” in Article 59 (3) of the Ordinance means the following: <Amended on Nov. 13, 2008>

1. Where a private business operator intends to state his/her opinion on an urban management plan he/she has proposed to the Seoul Metropolitan Urban Planning Committee in writing or in person, he/she shall file an application with a person who has a right to make a proposal and submit explanatory materials to him/her in advance; <Amended on Nov. 13, 2008>
2. Where a person who has a right to make a proposal for items on the agenda requires explanations of a public official of an autonomous Gu or private business operator (hereinafter referred to as “witness”) in connection with items on the agenda for deliberation, he/she shall request the administrative secretary by not later than three days before a meeting of the Committee is held. In such cases, a witness may attend a meeting of the Committee and explain the relevant item on the agenda: Provided, That the chairperson may limit the time of explanation, etc. for the efficient proceedings of the meeting. <Amended on Nov. 13, 2008>

(4) The chairperson may order a witness to leave the room after his/her explanation under paragraph (3) is complete.

Article 23 (Preparation of Minutes)

(1) A stenographer shall make it a principle to prepare and submit minutes to the administrative secretary within seven days after a meeting is closed.

(2) A stenographer shall not disclose the proceedings and details of a meeting of the Seoul Metropolitan Urban Planning

Committee and confidential information, etc. he/she has become aware of the process of stenography to the outside and shall affix his/her signature and seal to a written pledge according to Form 9 for the non-disclosure. <Amended on Nov. 13, 2008>

Article 24 (Management of Results of Meeting)

(1) The Mayor shall receive written pledges in Form 10 from appointed members for the observance of the provisions of "non-disclosure of meeting" pursuant to Article 60 of the Ordinance.
(2) Where a member discloses details of a meeting, etc. of the Seoul Metropolitan Urban Planning Committee in breach of a written pledge taken pursuant to paragraph (1), the Mayor may dismiss the relevant member and the dismissed member shall not be reappointed. <Amended on Nov. 13, 2008>
(3) Where the Mayor deems that the disclosure of minutes is specially necessary at the request of the National Assembly of the Republic of Korea, the Seoul Metropolitan Council, the Board of Audit and Inspection of Korea, the Prosecution, etc., he/she may prepare the substance of deliberation with no real names written and have them read the same.
(4) An item on the agenda decided or rejected through deliberation by the Seoul Metropolitan Urban Planning Committee shall not be presented on the agenda to the same Committee as the same item within five years unless extraordinary circumstances exist otherwise.

Article 25 (Operation of Joint Committee)

Articles 17 through 24 shall apply mutatis mutandis to the operation of the Joint Committee. <Amended on Nov. 13, 2008>

Article 26 (Detailed Functions of Standing Planning Organization for Urban Planning)

Detailed functions of the Planning Organization pursuant to Article 64 of the Ordinance shall be as set out in the following subparagraphs:
1. Operation of the Seoul Metropolitan Urban Planning Committee and management of items on the agenda presented to the Committee;
2. Preparation and management of minutes of the Seoul Metropolitan Urban Planning Committee;
3. Management of all sorts of materials related to urban planning and preparation of the history of urban planning; <Amended on Nov. 13, 2008>
4. Conduct of research in policy tasks related to urban planning; <Amended on Nov. 13, 2008>
5. Attendance at a meeting of the Seoul Metropolitan Urban Planning Committee and explanation of details of the examination of items on the agenda;
6. Other matters the chairperson of the Seoul Metropolitan Urban Planning Committee instructs.

Article 27 (Qualifications for Head of Standing Planning Organization for Urban Planning)

(1) A person qualified as the head of the Standing Planning Organization for Urban Planning (hereinafter referred to as the “Head of the Organization”) shall be a person falling under classification “A” of qualification standards for employment of local government public officials on the contract basis pursuant to attached Table 1 of the Regulations on Local Government Public Officials on the Contract Basis. <Amended on Nov. 13, 2008>
(2) Where the Head of the Organization is unable to perform his/her duties owing to a vacancy or other reasons, a person designated by the chairperson of the Seoul Metropolitan Urban Planing Committee shall perform duties of the Head of the Organization for him/her.

CHAPTER HEARING OF OPINIONS OF THE COUNCIL

Article 28 (Hearing of Opinions of Council)

CHAPTER HEARING OF OPINIONS OF THE COUNCILThe Mayor may hear opinions of the Seoul Metropolitan Council on items on the agenda on urban planning the head of a Gu has requested the Mayor to decide as items on the agenda falling under any of the subparagraphs of Article 22 (7) of the Decree: Provided, That matters referred to in the subparagraphs of Article 25 (3) of the Decree and matters determined or determined to change by a specific regional plan shall be excluded herefrom. <Amended on Nov. 13, 2008>