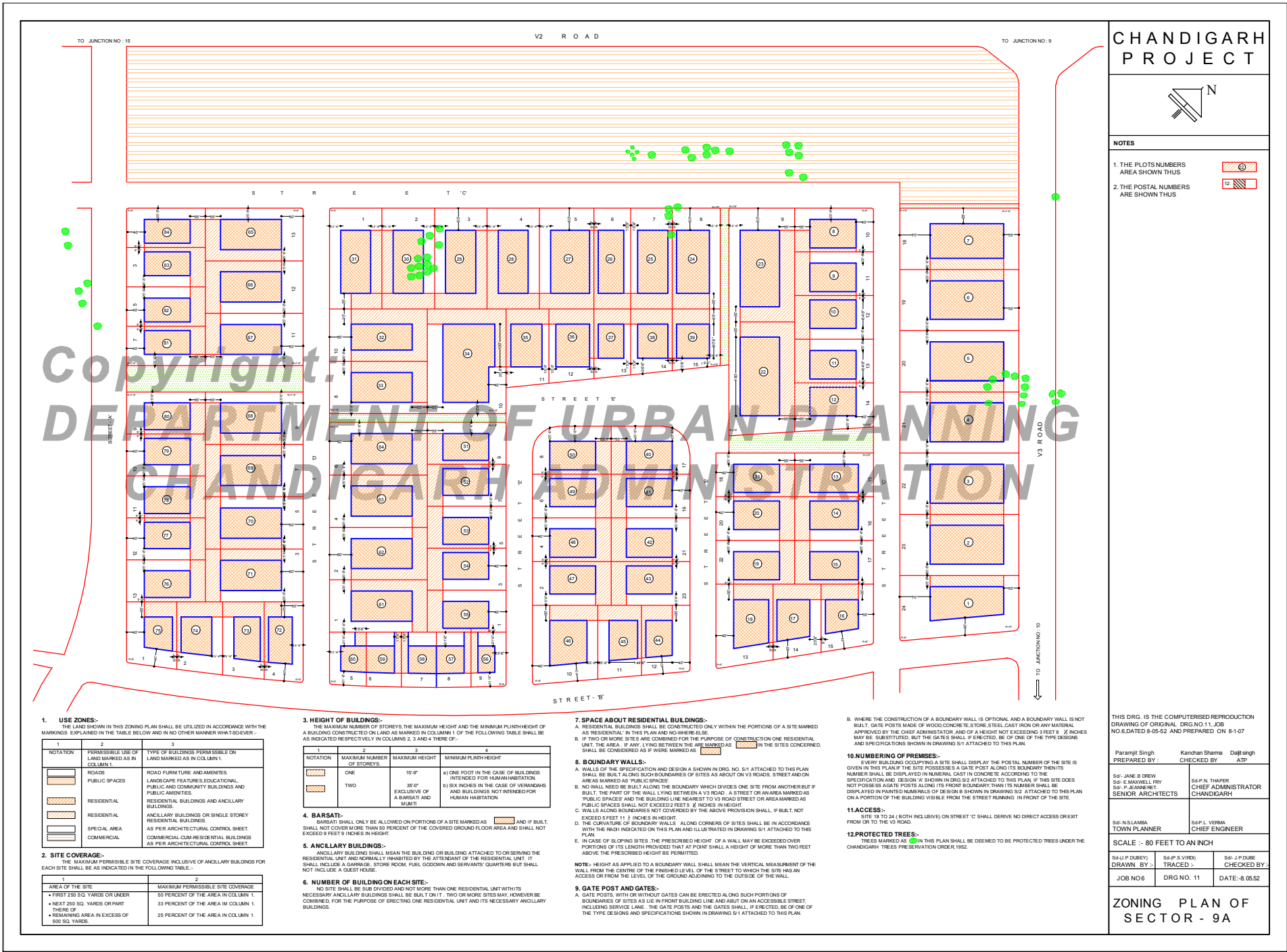


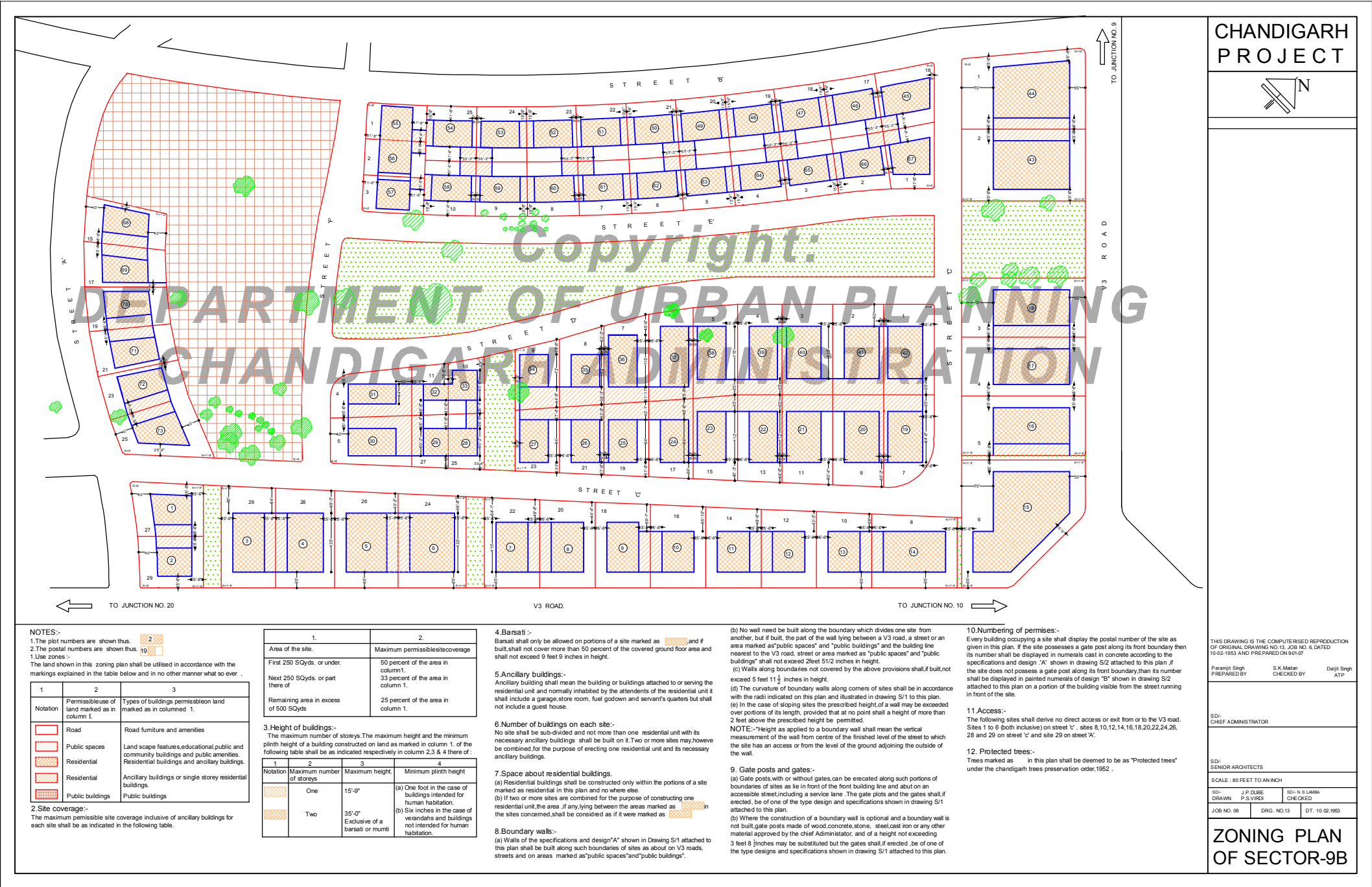


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CHANDIGARH PROJECT



THIS DRAWING IS THE COMPUTERISED REPRODUCTION OF ORIGINAL DRAWING NO.13, JOB NO. 6, DATED 10-02-1993 AND PREPARED ON 8/10/97

Prepared By: S.K. Madan
Checked By: Daljit Singh
ATP

SD/-
CHIEF ADMINISTRATOR

SD/-
SENIOR ARCHITECTS

SCALE: 80 FEET TO AN INCH

SD/-
DRAWN: J.P. DUBE
P.S. VIREDI
SD/-
CHECKED: N.S. LAMBHA
CHECKED

JOB NO. 06 DRG. NO. 13 DT. 10.02.1993

ZONING PLAN OF SECTOR-9B

NOTES:-

1. The plot numbers are shown thus.
2. The postal numbers are shown thus.
1. Use zones:-
The land shown in this zoning plan shall be utilised in accordance with the markings explained in the table below and in no other manner what so ever.

1	2	3
Notation	Permissible use of land marked as in column 1.	Types of buildings permissible on land marked as in column 1.
	Road	Road furniture and amenities
	Public spaces	Land scape features, educational, public and community buildings and public amenities.
	Residential	Residential buildings and ancillary buildings.
	Residential	Ancillary buildings or single storey residential buildings.
	Public buildings	Public buildings

2. Site coverage:-
The maximum permissible site coverage inclusive of ancillary buildings for each site shall be as indicated in the following table.

1.	2.
Area of the site.	Maximum permissible site coverage
First 250 SQyds. or under.	50 percent of the area in column 1.
Next 250 SQyds. or part thereof	33 percent of the area in column 1.
Remaining area in excess of 500 SQyds	25 percent of the area in column 1.

3. Height of buildings:-
The maximum number of storeys. The maximum height and the minimum plinth height of a building constructed on land as marked in column 1, of the following table shall be as indicated respectively in column 2, 3 & 4 thereof:-

1	2	3	4
Notation	Maximum number of storeys	Maximum height	Minimum plinth height
	One	15'-0"	(a) One foot in the case of buildings intended for human habitation.
	Two	35'-0"	(b) Six inches in the case of verandahs and buildings not intended for human habitation.

4. Barsati :-

Barsati shall only be allowed on portions of a site marked as and if built, shall not cover more than 50 percent of the covered ground floor area and shall not exceed 9 feet 9 inches in height.

5. Ancillary buildings:-

Ancillary building shall mean the building or buildings attached to or serving the residential unit and normally inhabited by the attendants of the residential unit it shall include a garage, store room, fuel godown and servant's quarters but shall not include a guest house.

6. Number of buildings on each site:-

No site shall be sub-divided and not more than one residential unit with its necessary ancillary buildings shall be built on it. Two or more sites may, however be combined for the purpose of erecting one residential unit and its necessary ancillary buildings.

7. Space about residential buildings.

(a) Residential buildings shall be constructed only within the portions of a site marked as residential in this plan and no where else.

(b) If two or more sites are combined for the purpose of constructing one residential unit, the area, if any, lying between the areas marked as in the sites concerned, shall be considered as if it were marked as .

8. Boundary walls:-

(a) Walls of the specifications and design 'A' shown in Drawing S/1 attached to this plan shall be built along such boundaries of sites as about on V3 roads, streets and on areas marked as 'public spaces' and 'public buildings'.

(b) No wall need be built along the boundary which divides one site from another, but if built, the part of the wall lying between a V3 road, a street or an area marked as 'public spaces' and 'public buildings' and the building line nearest to the V3 road, street or area marked as 'public spaces' and 'public buildings' shall not exceed 2 feet 5 1/2 inches in height.

(c) Walls along boundaries not covered by the above provisions shall, if built, not exceed 5 feet 11 1/2 inches in height.

(d) The curvature of boundary walls along corners of sites shall be in accordance with the radii indicated on this plan and illustrated in drawing S/1 to this plan.

(e) In the case of sloping sites the prescribed height of a wall may be exceeded over portions of its length, provided that at no point shall a height of more than 2 feet above the prescribed height be permitted.

(f) The measurement of the wall from centre of the finished level of the street to which the site has an access or from the level of the ground adjoining the outside of the wall.

9. Gate posts and gates:-

(a) Gate posts, with or without gates, can be erected along such portions of boundaries of sites as lie in front of the front building line and about on an accessible street, including a service lane. The gate posts and the gates shall, if erected, be of one of the type design and specifications shown in drawing S/1 attached to this plan.

(b) Where the construction of a boundary wall is optional and a boundary wall is not built, gate posts made of wood, concrete, stone, steel, cast iron or any other material approved by the chief Administrator, and of a height not exceeding 3 feet 8 inches may be substituted but the gates shall, if erected, be of one of the type designs and specifications shown in drawing S/1 attached to this plan.

10. Numbering of premises:-

Every building occupying a site shall display the postal number of the site as given in this plan. If the site possesses a gate post along its front boundary then its number shall be displayed in numerals cast in concrete according to the specifications and design 'A' shown in drawing S/2 attached to this plan. If the site does not possess a gate post along its front boundary, then its number shall be displayed in painted numerals of design 'B' shown in drawing S/2 attached to this plan on a portion of the building visible from the street running in front of the site.

11. Access:-

The following sites shall derive no direct access or exit from or to the V3 road. Sites 1 to 6 (both inclusive) on street 'b', sites 8, 10, 12, 14, 16, 18, 20, 22, 24, 26, 28 and 29 on street 'c' and site 29 on street 'A'.

12. Protected trees:-

Trees marked as in this plan shall be deemed to be as 'Protected trees' under the Chandigarh trees preservation order, 1952.

