

Directorate of Town and Country Planning, Haryana,
Sector-18, Chandigarh.
Tele-Fax: 0172-2548475, Tel.: 0172-2549851, E-mail: tcphry@gmail.com
Web Site: www.tcpharyana.gov.in

Memo No.: ZP-651/JD (DK)/2010/16978

Dated: 6-12-10

To

M/s Countrywide Promoters Pvt. Ltd.
M-11, Middle Circle, Connaught Circus,
New Delhi-110001.

Subject: -Approval of zoning plan of Group Housing Scheme measuring 11.094 acres (License no. 62 of 10 dated 14.08.2010) in Sector-84, Faridabad being developed by M/s Countrywide Promoters Pvt. Ltd. and others.

Reference: Your letter dated 23.08.2010 on the subject noted above.

Please find enclosed a copy of approved zoning plan of the above said Group Housing Colony bearing Drg. No. DTCP-2314 dated 02.12.2010.

DA/As above



(Sunita Sethi)

District Town Planner (HQ),
For Director, Town & Country Planning,
Haryana, Chandigarh.

Endst. No. ZP-651/JD (DK)/2010/

Dated

A copy is forwarded to the following for information and further necessary action.

1. The Senior Town Planner, Faridabad along with a copy of approved zoning plan.
2. The District Town Planner, Faridabad along with a copy of approved zoning plan.

DA/As above



(Sunita Sethi)

District Town Planner (HQ),
For Director, Town & Country Planning,
Haryana, Chandigarh.

ZONING CLAUSES FOR GROUP HOUSING COLONY

FOR THE PURPOSE OF RULE 18(1) AND (2) OF THE HANDBOOK SCHEDULED RULES AND REGULATIONS UNDER THE HANDBOOK OF REGULATIONS FOR URBAN DEVELOPMENT ACT, 1976.

1. **NAME & SCOPE OF PLAN:**
The name and size of the Group Housing Colony in accordance with the nomenclature after clause 17(1), shall be approved by the Director, Town and Country Planning (T&CP).

2. **TYPE OF BUILDING PERMITTED:**
The type of building permitted on this site shall be buildings designated as the type of building designated for residential purpose in any zoning or development building regulation or bye-law, which are prescribed and approved by the Director, Town and Country Planning, Hyderabad.

3. **HEIGHT OF BUILDING:**
a) Building shall not be permitted with a height exceeding 15 meters in any part of the site.
b) The maximum height of any building shall not exceed 15 meters and the maximum height shall be 15 meters.
c) The maximum FSI shall not exceed 1.5 on the area of plot area. However, a plot which is less than 1000 sq. m. shall not be permitted unless the building plan of such plot is approved by the Director, Town and Country Planning, Hyderabad.

4. **SETBACKS:**
The height of the building shall, subject to the provisions of the bye-law and FSI, shall be governed by the following:

5. The maximum height of the building shall not exceed 15 meters above the National Agency Authority and shall not exceed 1.5 times the width of the road (building) from the road side.

6. No building shall be permitted on the site for residential purpose unless the site has been reserved for such building according to the table below:

Sl. No.	HEIGHT OF BUILDING	MINIMUM ROAD WIDTH (M)
1	3	3
2	4	4
3	5	5
4	6	6
5	7	7
6	8	8
7	9	9
8	10	10
9	11	11
10	12	12
11	13	13
12	14	14
13	15	15

7. To ensure the safety and structural stability of the buildings of more than 10 meters in height, the applicant shall submit the structural drawings, which shall be certified by a qualified professional engineer or a registered architect or a registered structural engineer. The safety plans shall be submitted to the Director, Town and Country Planning, Hyderabad for approval.

8. If any structure or structure is intended to be used for the benefit of more than one building, the applicant shall submit the safety plan to the Director, Town and Country Planning, Hyderabad for approval.

9. The site of the Group Housing Colony shall be governed by the Hyderabad Apartment Regulation, 1976.

10. **DATE PLAN AND DOCUMENTS:**
Each boundary wall, set-off or other construction, hedge or fence along with gates, and the site plan shall be submitted to the Director, Town and Country Planning, Hyderabad for approval. The applicant shall submit the site plan to the Director, Town and Country Planning, Hyderabad for approval.

11. **SECURITY:**
The minimum density of the population provided in the table shall be 100 PPA and the minimum density shall be 100 PPA and the minimum density shall be 100 PPA.

12. **ACCOMMODATION FOR DISABLED PERSONS:**
Adequate accommodation shall be provided for disabled persons and other persons who are physically disabled. The minimum number of such persons shall be 1% of the total number of persons who are physically disabled. The minimum number of such persons shall be 1% of the total number of persons who are physically disabled.

13. **ACCESS:**
The building shall be accessible by a road from the main road. The access shall be provided to the building from the main road. The access shall be provided to the building from the main road.

14. **PAVING:**
The parking area shall be paved with concrete or asphalt. The paving shall be provided to the parking area. The paving shall be provided to the parking area.

15. **SETBACKS:**
The building shall be set back from the main road by a minimum of 5 meters. The setback shall be provided to the building from the main road. The setback shall be provided to the building from the main road.

16. **UTILITIES:**
The building shall be provided with water supply, sewerage and electricity. The utilities shall be provided to the building. The utilities shall be provided to the building.

17. **CONSTRUCTION:**
The building shall be constructed in accordance with the bye-law and FSI. The construction shall be provided to the building. The construction shall be provided to the building.

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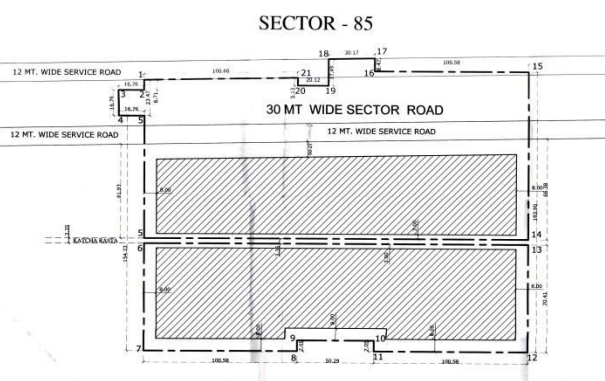
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ZONING PLAN OF GROUP HOUSING SCHEME MEASURING 11.0818 ACRES (LICENCE NO. 62 OF 2010 DATED 14-08-2010) IN SECTOR - 84, FARIDABAD, BEING DEVELOPED BY M/S COUNTRYWIDE PROMOTERS PVT. LTD.

SCALE :- 1:1000



DR. N. S. RAO, Jt. Secy. (Urban) (P&R)
 Jt. Secy. (Urban) (P&R)
 Jt. Secy. (Urban) (P&R)