

GOVERNMENT OF PUNJAB
DEPARTMENT OF HOUSING & URBAN DEVELOPMENT
(HOUSING-II BRANCH)

Notification

No. 12/05/16-5HG2 1541

Dated: 14/12/21

**REGULARISATION POLICY FOR STANDALONE BUILDINGS
CONSTRUCTED WITHOUT PRIOR PERMISSION OUTSIDE
MUNICIPAL LIMITS IN PUNJAB.**

(Issued in supersession of notification no. 12/05/16-5HGII/827 dated 23.06.2021.)

Standalone Buildings of Educational, Medical, commercial, Farm House, Religious, Social, Charitable Institutions constructed outside Municipal Limits, outside Urban Estates & outside industrial focal points in the State without permission can be got regularised on "**as is where is basis**" by submitting applications with complete information by 31.12.2022, subject to:

- 1) Fulfilment of Parking norms, fulfillment of fire safety requirements under relevant chapter of National Building Code, on Fire Safety, to be verified by Building Plan approving authority, Ground coverage not exceeding 110% of permissible Ground Coverage (for example: upto 44% if 40% is permitted as per bylaws) and Structural Safety Certificate from Qualified Structural Engineer.
- 2) Not being located in any prohibited area under any Act, including no construction zones along roads and HT lines.
- 3) Not being in violation of the usage specified in Master Plans and Regional Plans.
- 4) Clearance from NHAI and Airport Authority of India, if applicable.

- 5) Payment of following regularization fee, in addition to CLU, EDC, License Fee or Permission Fee, Social Infrastructure Fund, Labour Cess and Scrutiny Fee applicable on date of application:

Purpose of Building	Regularization fee for buildings (In Rs per sq ft of covered area)
Commercial including hotel and eating joints	25
Farm houses	15
Educational and Medical institutions and Industry	10
Religious/ Social Charitable institutes	1

- 6) Any pending payments, of cases already approved in principle, which are over and above, the amount worked out as per above table shall not be demanded. PDCs of any such excess amount, shall be returned. However no refund shall be made of the payments already made.
- 7) Regularization fee in case of applications made under policy no. 12/05/2016-5Hg2/820947/1 dated 17.08.2016 shall be charged as per notification no. 12/05/16-5Hg2/891816/1 dated 15.12.2016.
- 8) Fee shall be payable in six, half yearly equated installments calculated @ 9 % interest.

Dated: 13/12/2021
Chandigarh

Sarvjit Singh
Principal Secretary,
Housing and Urban Development, Punjab

Endst. No. 12/05/16-5HG2 1542

Dated: 14/12/21

A copy is forwarded to the Controller, Printing and Stationary, Punjab SAS Nagar with a request to publish this notification in the Punjab Govt. Gazette (Extra -Ordinary).

Special Secretary