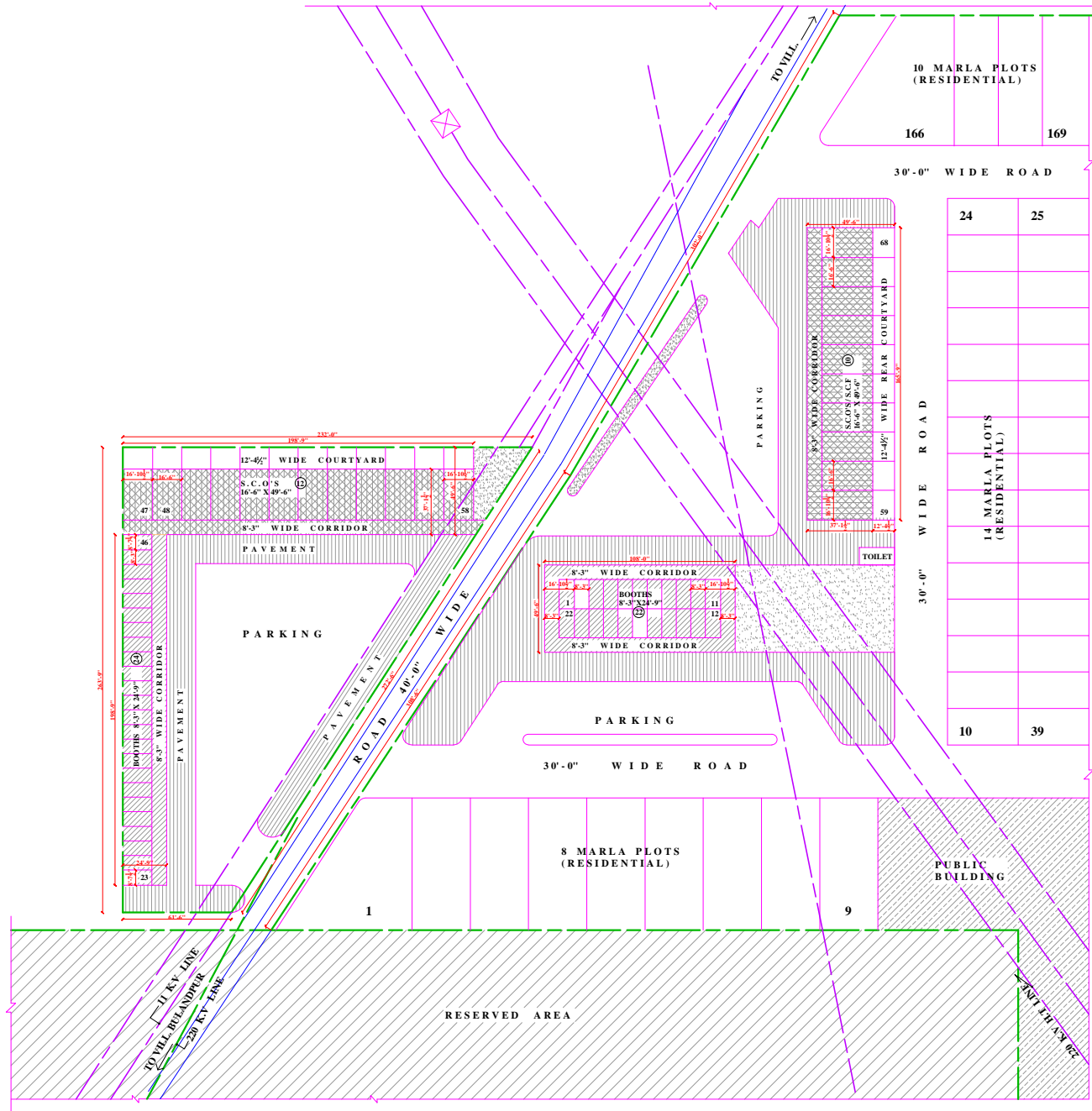


# P U D A



- ZONING CLAUSES**
  - THIS ZONING PLAN IS PREPARED UNDER RULE (XXXXV) OF PUDA BUILDING RULES 1996
  - THE CONDITIONS LAID DOWN BELOW SHALL BE FULFILLED IN ADDITION TO THE BUILDING REQUIREMENTS CONTAINED IN THE PUDA BUILDING RULES 1996 & ITS AMENDMENTS MADE FROM TIME TO TIME
- USES PERMITTED**
  - THE SITES FOR SHOP CUM OFFICES SHALL BE USED FOR SHOPS ON THE GROUND FLOOR AND OFFICES ON THE UPPER FLOORS.
  - THE SITES FOR S.C.O'S / S.C.F'S SHALL BE USED FOR THE SHOPS ON GROUND FLOOR & OFFICES / FLATS ON THE UPPER FLOORS.
  - TRADE OF ALL THE COMMERCIAL SITES SHALL BE GENERAL. NO AGENCIOUS TRADE SHALL BE PERMITTED TO BE CARRIED OUT IN ANY OF THE SITE.

- COVERAGE ON GROUND & UPPER FLOORS**
  - THE SITE SHALL BE CONSTRUCTED WITHIN THE ZONED AREA SHOWN THUS AND NO VARIATION IS PERMITTED IN THE FRONT AND REAR BUILDING LINE
  - THE CORRIDOR SHALL BE KEPT CLEAR AND NOTHING SHALL BE CONSTRUCTED WITHIN IT, SO AS TO USE IT AS A PUBLIC CORRIDOR.
  - THE COVERAGE AT BASEMENT LEVEL, GROUND FLOOR AND UPPER FLOORS SHALL BE GOVERNED BY TABLE - 1.

- HEIGHT:-**
- HEIGHT OF S.C.O'S, S.C.O'S / S.C.F & BOOTHS SHALL BE AS PER TABLE - 1.

- BASEMENT**
- IN S.C.O'S, S.C.O'S / S.C.F'S BASEMENT IS COMPULSORY & IT SHALL BE USED FOR STORAGE & SERVICES ONLY & NOT FOR HABITABLE PURPOSES.

- STAIRCASE**
- THE STAIRCASE MAY BE LOCATED ANY WHERE WITHIN THE ZONED AREA EXCEPT THE PUBLIC CORRIDOR.

- PLINTH LEVEL.**
- PLINTH LEVEL SHALL BE OBTAINED FROM D.E. (PH) JALANDHAR.

- GENERAL NOTES**
  - NO TREE SHALL BE CUT WITHOUT PRIOR APPROVAL OF PUDA.
  - NO CONSTRUCTION IS PERMITTED IN THE REAR COURTYARD.
  - THE HEIGHT OF BOUNDARY WALL IN THE REAR COURTYARD SHALL BE 6'-0\".
  - SHOW WINDOWS SHALL BE PERMITTED ON THE SIDE FACING THE CORRIDOR.
  - THIS ZONING PLAN IS PREPARED ON THE BASIS OF LAYOUT CUM NUMBERING PLAN DRG NO D.T.F. (J) G/2001 DATED 1/2/2001 RECEIVED FROM THE OFFICE OF D.T.F. JALANDHAR.

**DETAIL OF COVERED AREA 'TABLE-1'**

| S/N | CAT                        | SIZE              | NOS | COVERAGE IN BASEMENT EXCLUDING CORRIDOR | COVERAGE ON G-FLOOR INCLUDING CORRIDOR | COVERAGE ON 1st & 2nd FLOOR | REMARKS                                       |
|-----|----------------------------|-------------------|-----|---|--|-----------------------------|---|
| 1.  | S.C.O'S                    | 10'-6\" x 30'-6\" | 48  | 10'-6\" x 22'-10\" 1/2'                 | 10'-6\" x 27'-1 1/2'                   | 10'-6\" x 27'-1 1/2'        | HT AS FACED BY A.I.C. SHALL BE 10'-0\". NO. 1 |
| 2.  | S.C.O'S/CF                 | 10'-6\" x 30'-6\" | 48  | 10'-6\" x 22'-10\" 1/2'                 | 10'-6\" x 27'-1 1/2'                   | 10'-6\" x 27'-1 1/2'        | HT AS FACED BY A.I.C. SHALL BE 10'-0\". NO. 1 |
| 3.  | BOOTHS                     | 8'-3\" x 24'-9\"  | 24  | 8'-3\" x 24'-9\"                        | 8'-3\" x 24'-9\"                       | 8'-3\" x 24'-9\"            | HT AS FACED BY A.I.C. SHALL BE 10'-0\". NO. 1 |
| 4.  | STORABLE STOREY (CORRIDOR) | 10'-6\" x 24'-9\" | 12  | 10'-6\" x 24'-9\"                       | 10'-6\" x 24'-9\"                      | 10'-6\" x 24'-9\"           | HT AS FACED BY A.I.C. SHALL BE 10'-0\". NO. 1 |

**NOTE:-**  
THE DIGITIZED DRAWING IS BASED ON THE ORIGINAL DRAWING OF THE CONCERNED DEPARTMENT. IN CASE OF ANY DISCREPANCY THE DETAILS IN THE ORIGINAL DRAWING SHALL PREVAIL UPON.

-Sd- L1.10  
CHIEF ADMINISTRATOR

-Sd- L1.10.10  
SENIOR TOWN PLANNER

-Sd- ARCHITECT

-Sd- L1.10.10  
ASSTT. ARCHITECT

-Sd- ARCH ASSTT

SCALE :- 1" = 40'-0" DATED:- 1/10/10

DEALT BY:- -Sd- JOB NO DRG NO

CHECKED BY:- J-1 37

ZONING PLAN OF S.C.O'S, S.C.O'S / S.C.F COMMERCIAL SITES AT VILLAGE BULANDPUR . DISTT JALANDHAR (O.U.V.G.L SCHEME)