

Subject: Parking norms for commercial,institutional & group housing complexes/Basement of Stilts.

Memo No. 08/06/07-4HG1/4734-38

In order to meet the increasing requirement of parking (pending the amendment in PUDA Building rules,1996),it has been decided to adopt the following norms while approving the Projects/Building plans of different categories falling outside the Municipal Limits:-

A. Parking Norms

<u>Sr.No</u>	<u>Category of building</u>	<u>Parking Norms</u>
1.	Commercial Buildings	3 ECS per 100 Sq.mts covered area on all the floors.
2.	Institutional Building	2 ECS per 100 Sq.mts covered area on all the floors.
3.	Group Housing	2 ECS per 100 Sq.mts covered area on all the floors.

NOTE: The one ECS shall be counted as below:-

- a. 23 Sq.mts for open parking.
- b. 28 Sq.mts for parking in the stilts or ground floor.
- c. 32 Sq.mts for parking in the basement.

B. Basement

Multi level basement will be allowed behind the building in zoned area except in set backs provided. It is proposed for parking purposes only and satisfy the public health and structural requirements.

C. Stilt

Stilt under the building will be allowed to extend upto 3 meters beyond the building block except in the set backs provided. It is used for parking only.No construction shall be allowed on the extended portion of the stilt.

These instructions/decision of the Government shall come into force with immediate effect.These shall also be applicable to the building plans already approved where construction is yet to start on the spot.

Endst No. 08/06/07-4HG1/4739-41

Special Secretary
Dated:26-06-2007.

**Government of Punjab
Department of Housing and Urban Development
Housing Branch-II**

Sub:- **Parking Norms for Commercial, Institutional & Group Housing complexes/Basement/Stills.**

Reference: Memo No. 08/06/07-4HG1/4734-38, dt. 26.06.2007

Memo No.: 7656-60 dt. 19.9.2007

2. In partial modifications of the parking norms (pending amendment in PUDA Building Rules, 1996) following have been decided for adoption while approving the project/building plans of different categories.

A) Parking Norms

Sr.No.	Category of Building	Parking Norms
1.	Group Housing	2 ECS for 100 sq. mts covered area on all floors subject to maximum 3 ECS per dwelling unit.
2.	Multi Level Parking	Multi level parking on the ground shall be allowed free of FAR but shall be counted towards permissible ground coverage.
3.	Height of Building	There shall be no restriction on the height of building subject to clearance from Air Force Authorities and fulfillment of other rules such as set backs, distance between buildings, etc. However structural safety and fire safety requirements as per national Building code shall be compulsory.

3. These instructions/decision of the Govt. shall come into force with immediate effect. These shall also be applicable to the projects whose building plans have already been approved but the construction is yet to start on spot.

Secretary
Department of Housing and Urban Development

**Government of Punjab,
Department of Housing and Urban Development
(Housing branch-II)**

To

The Chief Town Planner
Punjab, Chandigarh.

Memo No. **17/17/01-5HG2/1648**

Dated: 18-06-2009

Subject: Revised Parking norms for Commercial, Institutional & Group Housing Complexes.

Ref: Please refer to this office previous Memo No. **08.6.07-4HG1/4734-38** dated 26.06.2007 and Memo No. **17/17/01-5HG2/7656-60** dated. 19-09-2007.

In partial modification of the parking norms issued vide memos referred to above, the parking for Commercial building shall henceforth be as follows:

- 1) Minimum parking required for commercial projects having no multiplexes, shall be 2 ECS/100 sq.mtr. of covered area (including circulation area).
- 2) For Commercial projects having multiplexes/cinemas/theaters, the minimum parking shall be 3 ECS/100 sq.mtr. of covered area (in respect of multiplex/cinemas/theaters component + 30% of total covered area of that component) and 2 ECS/100 sq.mtr. of covered area (in respect of the balance commercial component + circulation area).
- 3) Parking norms within the municipal limits shall be the same as notified by the Department of Local government.
- 4) Parking norms for Group Housing Projects shall be 1.5 ECS per 100 sq.mtr. of covered area subject to maximum of 3ECS per dwelling unit.

Joint Secretary

Dated: 18.06.2009

Endst No.17/17/01-5HG2/1649-55

Copy is forwarded to the following for information and necessary action.

1. The Chief Administrator, PUDA, SAS Nagar.
2. The Chief Administrator, Greater Mohali Area Development Authority, Mohali..
3. The Chief Administrator, Amritsar Development Authority, Amritsar.
4. The Chief Administrator, Greater Ludhiana Area Development Authority, Ludhiana.

5. The Chief Administrator, Bathinda Development Authority, Bathinda.
6. The Chief Administrator, Patiala Development Authority, Patiala.
7. The Chief Administrator, Jalandhar Development Authority, Jalandhar.

Joint Secretary