

**ਪੰਜਾਬ ਸਰਕਾਰ**  
**ਮਕਾਨ ਉਸਾਰੀ ਤੇ ਸਹਿਰੀ ਵਿਕਾਸ ਵਿਭਾਗ**  
**(ਮਕਾਨ ਉਸਾਰੀ-2 ਸਾਖਾ)**

ਸੇਵਾ ਵਿਖੇ

ਮੁੱਖ ਨਗਰ ਯੋਜਨਾਕਾਰ  
ਪੰਜਾਬ, ਚੰਡੀਗੜ੍ਹ।

ਮੀਮੋ 17/17/01-5ਮਉ2/ਪਾਰਟ ਫਾਇਲ/1869  
ਮਿਤੀ, ਚੰਡੀਗੜ੍ਹ, 29/06/10

**ਵਿਸਾ:** **Concession in External Development Charges, Permission/Licence fee  
CLU Charges and relief to Promoters/Developers in the State of Punjab.**

ਪ੍ਰੋਮੋਟਰਾਂ ਦੀਆਂ ਮੰਗਾਂ ਸਬੰਧੀ ਇਕ ਮੈਮੋਰੈਂਡਮ ਮੰਤਰੀ ਮੰਡਲ ਦੀ ਮਿਤੀ 17-06-2010 ਹੋਈ ਮੀਟਿੰਗ ਵਿਚ ਪ੍ਰਵਾਨ ਕੀਤਾ ਗਿਆ ਸੀ। ਜਿਸ ਵਿੱਚ ਹੇਠ ਲਿਖੇ ਅਨੁਸਾਰ ਫੈਸਲਾ ਲਿਆ ਗਿਆ:-

- 1) Promoters were allowed to develop Residential colony/Mega Residential Project/Mega Industrial project in phases vide office memo no 17/17/2001-5HG2/Part file /157 dated 13-01-2009 but minimum area for phasing was not prescribed. Now it has been decided that phasing shall be allowed subject to the condition that the first phase shall not be less than half of the area of the project, which shall be compact and contiguous.  
  
In case of Super mega mixed use integrated project, the phase shall not be less than 100 acres i.e the layout plan shall be got approved for minimum 100 acres of compact and contiguous area.
- 2) Planning Norms/Area norms for different activities such as educational institutions shall be as per NBC norms or norms of the affiliating agencies for entire state except the area falling within the periphery controlled area of Chandigarh.  
  
In the area falling within the controlled periphery of Chandigarh the provision of Master Plans shall apply within the respective LPAs and for the remaining area the provisions of the periphery policy shall continue to apply.
- 3) Saleable area norms for Mega/Super Mega projects exempted from PAPRA and licenced projects under PAPRA will be same which will be upto 55%.

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