

From

The Chief  
Administrator ,  
HUDA (Town Planning  
Wing), Panchkula.

1. All the Administrator, HUDA
2. All the Senior Town Planners
3. All the Estate Officers, HUDA
4. All the District Town Planners

Memo. no. CTP/DTP (N)/JS/ 6638-86

Dated: 17.7.08

**Subject: Regarding amendments in compounding policy of residential areas.**

Reference: In continuation to this office memo no. 17370-414 dated 28.9.06.

The matter regarding amendments in compounding policy of HUDA has been examined. The following amendments have been made in the uniform compounding policy to overcome the day to day problems being faced by the plot holders.

A. Amendments in uniform Compounding policy.

1. Building without Plan: - Presently the allottee has two options available with them regarding sanction of building plan. The allottee can either get the building plan sanctioned prior to starting construction or they can follow the self certification procedure. Therefore, the allottee should start construction only after sanction of plans as per the procedure prescribed in one of the above options. This will facilitate HUDA to know the exact date of starting construction. Therefore, it has been decided to amend clause 1 (a) of compounding policy mentioned under reference and the earlier provisions of the policy to compound the constructions raised with out sanction of building plan has been discontinued.
2. Projections: - Before formulation of uniform compounding policy in the year 2000, projections in frame control houses were allowed/compounded up to full width of the plot. In the uniform compounding policy of the year 2000, 1.0 mts projection was allowed in rear & front up to 2/3rd width of the plot @ Rs. 50/- per sq. ft. in frame controls houses of 6 Marla and 10 Marla. The policy further stipulated that beyond 2/3rd width, it should not be compounded. In the revised policy effective from 28.09.06, there is no

mentioned of projection within frame control houses. Allottees have constructed projections in 2/3rd portion as well as in the balance 1/3rd portion on the basis of projection constructed in the houses adjoining their plots and now such cases are stuck up for completion. Allowing some projection in the 1/3rd portion is a necessity for the purpose of protection of door/windows from sun/rain. Therefore, it has been decided to allow the projection up to the frame line by compounding them @ Rs. 500/- per sq. mts. Further, increase in the projection beyond 1.0 mts due to cladding etc be compounded @ Rs. 11,000 per sq. mts up to a maximum of 2% of the plot width treating it as zoning violation.

The above instructions shall come into force with immediate effect. This issues with the approval of Chairman HUDA please.

-sd-  
(Nadim Ahtar)  
District Town Planner,  
For Chief Administrator,

HUDA

Endst. no. CTP-HUDA-DTP (N)/JS/

Dated:

A copy of the above is forwarded to the following for information and necessary action please:

1. The Director, Town and Country Planning Department Haryana Chandigarh along with a photocopy of noting page no. 1-10 of this office file containing orders of Hon'ble Chief Minister Haryana for information and further necessary action.
2. The Chief Engineer HUDA Panchkula.
3. The Chief Engineer-1, HUDA Panchkula.
4. The Additional Chief Engineer, HUDA Panchkula.
5. The Senior Architect HUDA Panchkula.
6. The Enforcement Officer, HUDA Panchkula.
7. The Administrative Officer, HUDA Panchkula.
8. The Dy. ESA HUDA Panchkula.

-sd-  
(Nadim Akhtar)  
District Town Planner,  
For Chief Administrator,

HUDA