

**GOVERNMENT OF PUNJAB**

DEPARTMENT OF AGRICULTURE  
(MANDI BRANCH)

**NOTIFICATION**

The 11th December, 2012

**No. G.S.R.66/P.A.2/1960/S.25/Amd.(2)/2012.**-In exercise of the powers conferred by section 25 of the Punjab New Mandi Townships (Development and Regulation) Act, 1960 (Punjab Act No. 2 of 1960), and all other powers enabling him in this behalf, the Governor of Punjab is pleased to make the following rules further to amend the Punjab New Mandi Townships (Development and regulation) Rules, 1960, namely:-

**RULES**

1. (1) These rules may be called the Punjab New Mandi Townships (Development and Regulation) (First Amendment) Rules, 2012.  
(2) They shall come into force on and with effect from the date of their publication in the Official Gazette.
2. In the Punjab New Mandi Townships (Development and Regulation) Rules, 1960, after rule 14, the following rule shall be inserted, namely:-  
“14-A. Conditions for additions:- (1) The allottees of plots, who intend to construct basement as per the approved building plan and conditions imposed therein, shall, pay an additional amount equal to ten percent of the total price of the plot calculated at Collector Rate as applicable at the time of application.  
(2) If an allottee of plot intends to construct upper storey up to first floor, such allottee shall have to pay an additional amount equal to ten percent of the total price of the plot calculated at Collector Rate as applicable at the time of application. No second storey shall be allowed to be constructed on booths.  
(3) Where basement in shops/booths and upper storey in the booths has already been constructed by the allottees in violation of rules, the same can be got regularized after payment of composition fee

equal to fifteen percent of the total price of the plot calculated at Collector Rate as applicable at the time of making application for regularization for each violation (Basement or upper storey). Thereafter, the completion certificate in this respect shall be issued by the concerned authority.

- (4) The allottees of plots, who intend to make partition of plots which are twenty feet wide, or more can do to under intimation to the Administrator New Mandi Township. The front of each plot after partition shall not be less than ten feet wide and the structure should be safe.
- (5) Where an allottee has already partitioned should be intimated in writing to the Administrator New Mandi Township, Punjab along with certificate from the structural engineer to the effect that the structure was safe.
- (6) If an allottee of plot intends to cover the back courtyard upto ground floor, the same can be got approved by making an application with fee equal to ten percent of the total price of the plot calculated at Collector Rate as applicable at the time of application. No upper storey shall be allowed over back courtyard.
- (7) Where courtyard has already been covered, the same can be got regularized by making application alongwith composition fee equal to fifteen percent of the total price of the plot calculated at the Collector Rate as applicable at the time of application. No upper storey shall be allowed in back courtyard. Allottee shall also have to get the plan approved from the competent authority.
- (8) Before making application under sub-rules (1), (2) or (3) above the allottee/applicant shall furnish a certificate issued by duly licenced/ approved Structural Engineer to the effect that the structure was safe for construction of basement and /or upper storey, as the case may be. The Structural Engineer should have valid license from any approved authority like PWD, PUDA, GAMADA, Estate Office etc.

- (9) Basement shall be used only for storage purpose. In no case shall basement be used for habitation purpose.

**GURINDERJIT SINGH SANDHU,**  
Financial Commissioner Development and  
Secretary to Government of Punjab,  
Department of Agriculture.