

11-उक्त विनियमावली में, उपविनियम 30.2 में, नीचे स्तम्भ-1 में दिये गये खण्ड (एक) के स्थान पर स्तम्भ-2 में दिया गया खण्ड रख दिया जायेगा, अर्थात् :-

विनियम 30.2 का संशोधन

स्तम्भ-1

विद्यमान खण्ड

30.2 बेसमेंट पार्किंग -

ऐसे भूखण्ड जिनका क्षेत्रफल 12000 वर्गमीटर से अधिक है उनमें भू-गेह न्यूनतम 6 मीटर सैटबैक के साथ अनुमन्य होगी। भू-गेह के तलों पर किसी प्रकार की रोक नहीं होगी यदि राष्ट्रीय भवन संहिता 2005 के अनुसार यांत्रिक संवातन, जल प्रतिरोधन एवं संरचनात्मक सुरक्षा का प्रावधान किया गया हो। सदाबहार वृक्षों का रोपण सैटबैक में भू-दृश्यकला के अनुसार किया जाना होगा।

स्तम्भ-2

एतद्वारा प्रतिस्थापित खण्ड

30.2 बेसमेंट पार्किंग -

ऐसे भूखण्ड जिनका क्षेत्रफल 10000 वर्गमीटर से अधिक है उनमें भू-गेह न्यूनतम 6 मीटर सैटबैक के साथ अनुमन्य होगी। भू-गेह के तलों पर किसी प्रकार की रोक नहीं होगी। यदि राष्ट्रीय भवन संहिता 2005 के अनुसार यांत्रिक संवातन, जल प्रतिरोधन एवं संरचनात्मक सुरक्षा का प्रावधान किया गया हो। सदाबहार वृक्षों का रोपण सैटबैक में भू-दृश्यकला के अनुसार किया जाना होगा।

आज्ञा से,

महेश कुमार गुप्ता,

प्रमुख सचिव।

IN pursuance of the provisions of clause (3) of Article 348 of the Constitution, the Governor is pleased to order the publication of the following English translation of notification no.726 /LXXVII-4-16-284 BHA.-91, dated April 4, 2016 :

No. 726/LXXVII-4-16-284 BHA.-91

Dated Lucknow, April 4, 2016

IN exercise of the powers under sub-section (1) of section 9 of the Uttar Pradesh Industrial Area Development Act, 1976 (U.P. Act no-6 of 1976) read with clause (d) of sub-section (2) of the said section and section 21 of the Uttar Pradesh General Clauses Act, 1904 (U.P. Act no. 1 of 1904) and all other powers enabling it in this behalf and with the previous approval of the State Government, the Greater Noida Industrial Development Authority hereby makes the following regulations with a view to amending the Greater Noida Industrial Development Area Building Regulations, 2010.

THE GREATER NOIDA INDUSTRIAL DEVELOPMENT AREA BUILDING (THIRD AMENDMENT) REGULATIONS, 2016.

1. (1) These regulations shall be called the Greater Noida Industrial Development Area Building (Third Amendment) Regulations, 2016

Short title and commencement

(2) They shall come into force with effect from the date of their publication in the *Gazette*.

2. In The Greater Noida Industrial Development Area Building Regulations, 2010 hereinafter referred to as said regulation in sub-regulation 24.2 for clause 1(4) set out in column-1 below, the clause as set out in column-2 shall be substituted namely :-

Amendment of regulation 24.2.1(4)

COLUMN 1

Existing Clause

24-2.1 (4)- All the common facilities prescribed below will have to be provided and shall be counted in the prescribed FAR of Group Housing

COLUMN 2

The Clause hereby substituted

24-2.1 (4)- All the common facilities prescribed below will have to be provided and shall be counted in the prescribed FAR of Group Housing

COLUMN 1*Existing sub-regulation--*

may be allowed an additional FAR of 5% of the permissible/availed FAR (excluding) Additional 15% FAR for services, free of cost, provided that the applicant fulfils the following conditions:-

(i) The Building /Building design is rated by Leadership in Energy and Environmental Design (LEED) as Gold or Platinum; Or

(ii) The Building/ Building design is rated by GRIHA(Green Rating for Integrated Habitat Assessment) developed by Government of India as 4 star or 5 star;

(iii) The Building has been completed fulfilling the parking and landscaping Norms of the prevailing Regulations;

(iv) The applicant has made sufficient provisions for using the additional FAR.

Explanations: The applicant has to submit a rating certificate regarding green building from Leadership in Energy and Environmental Design (LEED) /GRIHA (Green Rating for Integrated Habitat Assessment) and submit a certificate of compliance of green building after every five years. In case he fails to submit this certificate the Authority, after giving him one month notice may charge the compounding fees of the FAR given free of cost at the rate of 200% of the cost of purchasable FAR.

5. In the said regulations, in regulation 27.7 for clause (a) set out in column 1 below, the clause as set out in column 2 shall be *substituted*, namely :-

COLUMN 1*Existing clause*

(a) Parking space to be provided for motor vehicles, shall not be less than 20 square meter in open area (under stilts: 30 square meter) and for scooters and cycles the parking spaces provided shall not be less than 3 square meter and 1.40 meter respectively.

COLUMN 2*Sub- regulation as hereby substituted*

may be allowed an additional FAR of 5% of the permissible/availed FAR (excluding) additional 15% FAR for services, free of cost, provided that the applicant fulfils the following conditions:-

(i) The Building /Building design is rated by Leadership in Energy and Environmental Design (LEED)/ Indian Green Building Council (IGBC) as Gold or Platinum; Or

(ii) The Building/ Building design is rated by GRIHA(Green Rating for Integrated Habitat Assessment) developed by Government of India as 4 star or 5 star;

(iii) The Building has been completed fulfilling the parking and landscaping Norms of the prevailing Regulations;

(iv) The applicant has made sufficient provisions for using the additional FAR.

Explanations: The applicant has to submit a rating certificate regarding green building from Leadership in Energy and Environmental Design (LEED)/ GRIHA (Green Rating for Integrated Habitat Assessment)/ Indian Green Building Council (IGBC) and submit a certificate of compliance of green building after every five years. In case he fails to submit this certificate the Authority, after giving him one month notice may charge the compounding fees of the FAR given free of cost at the rate of 200% of the cost of purchasable FAR.

COLUMN 2*Clause as hereby substituted*

(a) Parking space to be provided for motor vehicles, shall not be less than 20 square meter in open area, and in covered area 30 square meter.

Amendment of regulation 27.7