

HARYANA GOVERNMENT  
TOWN AND COUNTRY PLANNING DEPARTMENT  
Notification

The 30.07.2010

No. Misc-1A/JE(SS)/2010/9440.- In exercise of the powers conferred by sub-section (1) read with sub-section (2) of Section 25 of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Act, 1963 (Punjab Act 41 of 1963), and with reference to Haryana Government, Town and Country Planning Department, notification No. Misc-1A/JE(SS)/2010/5377, dated the 29<sup>th</sup> April, 2010, the Governor of Haryana, hereby makes the following rules further to amend Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules, 1965, in their application to the State of Haryana namely :-

1. These rules may be called the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development (Haryana Amendment) Rules, 2010.
2. In the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965, for Schedule IV, the following Schedule shall be substituted, namely:-

“Schedule IV  
[see rule 26-D(g)]  
RATES OF CONVERSION CHARGES IN THE CONTROLLED AREAS IN THE STATE  
(Rates Rupees per square meter)

Potential Zone	Hyper Potential			High Potential			Medium Potential			Low Potential		
1	2			3			4			5		
Name of Controlled Area	Controlled areas forming part of the Development Plan Gurgaon-Manesar Urban Complex-2021.			Controlled areas declared under section 4(1)(b) in Gurgaon District excluding the controlled areas forming part of the Development Plan Gurgaon-Manesar Urban Complex-2021 but including controlled areas around Sohna Town, controlled areas of Faridabad-Ballabgarh Complex, controlled areas of Sonipat-Kundli Multifunctional Urban Complex, Panipat and periphery controlled area of Panchkula.			Controlled areas around towns i.e. Karnal, Kurukshetra, Ambala City, Ambala Cantt., Yamuna Nagar, Jagadhri, Bahadurgarh, Hisar, Rohtak, Rewari, Bawal-Dharuhera Complex, Gannaur, Palwal, Hodel, controlled areas declared under section 4(1)(b) in Faridabad/Palwal District, Oil refinery Panipat (Beholi)			All other controlled areas declared in the State.		
	Abutting on			Abutting on			Abutting on			Abutting on		
Use	NH	SR/ Sector Road	Other Road	NH	SR/ Sector Road	Other Road	NH	SR/ Sector Road	Other Road	NH	SR/ Sector Road	Other Road
Residential	210	158	105	158	125	105	100	80	60	30	20	15
Commercial	1470	1260	1050	1260	1050	840	700	600	350	200	150	100
Industrial	100	100	100	80	80	80	50	50	50	30	30	30
Integrated Inland Container Depots/Custom Bounded Areas	200	200	200	160	160	160	100	100	100	60	60	60
Warehouses for agro produces	100	100	100	80	80	80	50	50	50	30	30	30
Warehouses other than agricultural produces	150	150	150	120	120	120	75	75	75	45	45	45
Institutional	158	126	105	105	84	63	60	40	30	20	15	10
Recreational	200	200	200	160	160	160	100	100	100	60	60	60

- Notes:
1. Abbreviations used indicate NH: National Highway; SR: Scheduled Road.
  2. Sector Road is the Sector dividing road as indicated on the Development Plan.
  3. Where a piece of land falls in more than one category, the Higher/Highest rate shall apply.
  4. 50 percent conversion charges shall be charged for food processing unit located in industrially backward area declared by the Industries Department, Haryana.
  5. No conversion charges and scrutiny fee shall be charged for renewable energy power projects in the State of Haryana.
  6. The commercial components like hotels, exhibition centers, restaurants, convention centers etc. shall be charged at applicable commercial rates within the recreational projects.”.

**K.K. JALAN,**  
Financial Commissioner and Principal Secretary to Government, Haryana,  
Town and Country Planning Department