

**LAHORE DEVELOPMENT AUTHORITY
URBAN DEVELOPMENT WING
DIRECTORATE OF C&I**

Dated Lahore the 28th October, 2022

OFFICE ORDER

No. LDA/DC&I/ 725 Pursuant to the decision made by the Lahore Development Authority in its 5th/2022 meeting held on 14.10.2022, following amendments in LDA Building & Zoning Regulations-2019 are hereby notified with immediate effect:-

1. Amendment in apartment building (clause 2.5):

Zones	MAX Ground Coverage	F.A.R	Storey	Height (including Parapet wall)	Plot Size	Row of Road	Parking Requirement
Low Rise	65%	N/A	G+3	Upto 48 feet	Min 10 Marla but less than 1 Kanal	Min 40-feet	Parking requirement as per specific use mentioned in Clause 3.11
Medium Rise-I	65%	1:5	G+6	Upto 90 feet	Min 1-Kanal but less than 2 Kanals	Min 40-feet	Parking requirement as per specific use mentioned in Clause 3.11

- i. In Apartment Buildings, the provision of optional parking is eliminated, whereas at least parking provision of 1 Car/1200 SFT covered area shall be provided as per Chapter 3 of LDA Building & Zoning Regulations-2019
- ii. Provision of One dedicated floor for parking (Clause 2.5) is ammended and the Parking Standards as given in chapter 3 of LDA Building & Zoning Regulations shall apply and parking agreement with TEPA shall also be executed by the owner.
- iii. The size of Convenience shop shall not be more than 350 sft up to plot size of 2-Kanal. For plots above 2-Kanal, 2 convenience shops may be provided. The location of convenience shop shall not be located on front side of the plot/ building.
- iv. Front Set back of apartment building should not be less than 20-feet minimum.

2. Amendment in commercial building (clause 3.1):

Zones	MAX Ground Coverage	F.A.R	Storey	Height (including Parapet wall)	Plot Size	Row of Road	Parking Requirement
Low Rise	65%	N/A	G+3	Upto 50 feet	upto 10 Marla but less than 1 kanal	Min 30-feet	Parking requirement as per specific use mentioned in Clause 3.11
Medium Rise-I	65%	N/A	G+6	Upto 90 feet	Min 1 Kanal but less than 2 Kanal	Min 40-feet	Parking requirement as per specific use mentioned in Clause 3.11

3. Amendments

2.5 Apartment Building

Note:

- (1) The Parking in the Front Building Line and mandatory spaces (only for corner plots towards road side) is allowed with proper parking layout, proper entry, exit points
(3) Omitted

3.11 Parking Standards

a) For CARs

CATEGORY	CAR SPACE
Apartment Building	One Car Space for 1200 Sq ft of covered area
Government or Semi Govt. Offices, Pvt. Offices, Court or Tribunals, Commercial Including Large Stores & Retail Shops	One Car Space for 1200 Sq ft of covered area

Note:

- (1) The Parking in the Front Building Line and mandatory spaces (only for corner plots towards road side) is allowed with proper parking layout, proper entry, exit points

5.1.4 Subdivision of Residential Plots in Approved Housing Schemes.

b. Subdivision of 2 kanals (836.55 sqm) and above Residential plot is permissible subject to provision/ fulfilment of front mandatory space/building line of original plot whereas other mandatory spaces of resultant plot shall be applicable as per prevailing byelaws and prior approval of the subdivision Residential plan from the Competent Authority.

5.2.2 Specifications

(c) Arcades

(i) The minimum width of arcade in Main Civic & Commercial Centers and Divisional/District Centers shall not be less than 5.ft (1.52m) upto plot size of 7-marla and for plots size above 7-marla the width of arcade shall be 10-ft.

APPENDIX C

Extra Height Charges

Note:

The Extra Height Charges (above 38 feet height-covered area) shall be applicable on all types of commercial designated/converted, industrial, apartment buildings including designated sites/plots.

DIRECTOR (C&I)

LAHORE DEVELOPMENT AUTHORITY

(THIS ISSUES BY THE ORDERS OF LDA AUTHORITY IN ITS 5th/2022 MEETING HELD ON 14.10.2022)

No. & Date Even

A copy is forwarded for information and necessary action to:

1. Principal Secretary to Chief Minister
2. Additional Director General (HQ), LDA
3. Additional Director General (Housing), LDA
4. Chief Metropolitan Planner, LDA
5. Chief Town Planner, LDA
6. Director to Vice Chairman, LDA
7. Director DG's Headquarters, LDA
8. Director Administration, LDA
9. Director Finance, LDA
10. Resident Director Audit, LDA
11. Director IT (Implementation & Operations), LDA
12. Director IT (General), LDA
13. Director PR&M, LDA

DIRECTOR (C&I)

LAHORE DEVELOPMENT AUTHORITY