

O.I.H.

**GOVERNMENT OF INDIA
MINISTRY OF HOUSING AND URBAN AFFAIRS
LOK SABHA
UNSTARRED QUESTION NO. 729
TO BE ANSWERED ON DECEMBER 02, 2021**

COMMERCIAL ACTIVITIES IN GROUP HOUSING SOCIETIES

**NO. 729. SHRI OMPRAKASH BHUPALSINH alias PAWAN RAJENIMBALKAR:
SHRIMATI BHAVANA PUNDALIKRAO GAWALI:**

Will the Minister OF HOUSING AND URBAN AFFAIRS be pleased to state:

- (a) whether any rules have been formulated to give permission to commercial activities like opening of shops/ departmental store etc. in the group housing societies;**
- (b) if so, the basis and criteria thereof;**
- (c) whether the Government is aware of the commercial activities like opening of shops/ department stores in group housing societies in IP extension east delhi by Delhi Development Authority (DDA);**
- (d) if so, whether the Government has conducted any survey regarding the construction as per the rules;**
- (e) If so, the details of the revenue earned by DDA, Municipal corporation, Delhi Traffic Police and PWD etc. through these commercial activities.**

ANSWER

**THE MINISTER OF STATE IN THE
MINISTRY OF HOUSING AND URBAN AFFAIRS
(SHRI KAUSHAL KISHORE)**

(a) & (b): Yes Sir. Delhi Development Authority (DDA) has informed that as per Chapter 4 (Shelter) of Master Plan for Delhi (MPD-2021), following activities are permitted in residential Plot-Group Housing:

“Residential flat, mixed use activity as per the Master Plan provisions, retail shops of confectionery, grocery & general merchandise, books and stationery, chemist, barber, laundry, tailor, vegetable shop (on ground floor with an area up to 20 sqm. each), community room, society office, crèche/ day care centre, religious, senior citizen recreation room, swimming pool.”

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As per Chapter 15 (Mixed Use Regulations) of MPD-2021, which stipulates norms for non-residential activity in residential area, following is provided for Group Housing:

“Only professional activity and small shops in terms of para 15.6.3 shall be permissible. Retail shops specifically provided for in the lay out plan of group housing would be permissible. However, the entire ground floor of DDA flats on mixed use/ commercial use area/ stretches/ roads is allowed for mixed use/ commercial use as notified vide S.O 2034(E) dated 12.08.2008. Whereas with effect from 25.09.2013 only one retail shop of maximum size of 20 sqm is permitted and rest of the area may be used for professional activity. No amalgamation of two or more DDA flats shall be allowed.”

(c): No such commercial activities within Group Housing Societies have been taken up by DDA.

(d) & (e): Not applicable in view of reply at para (c) above.
