

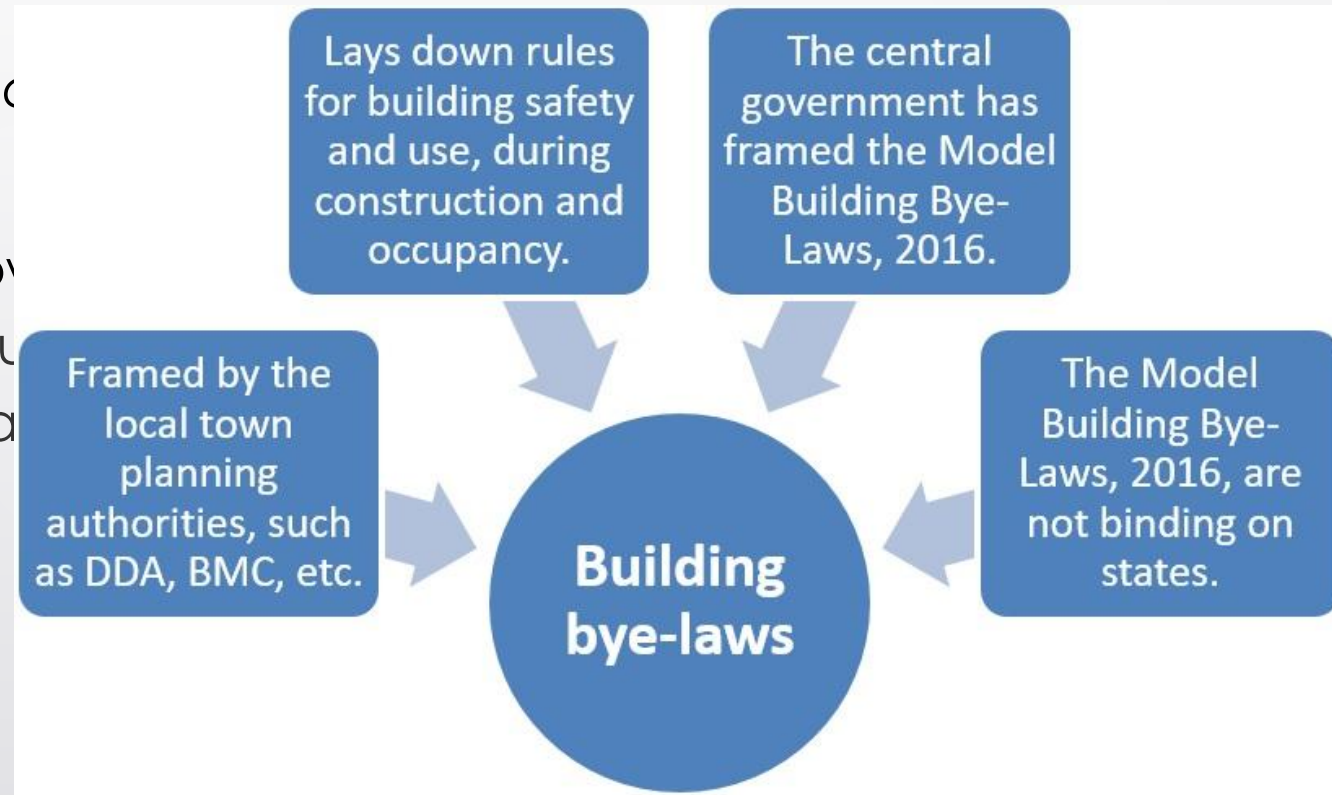


- *I would offer you to watch the presentation of the 3d year student of Architecture Department in Kyiv National University of Construction and Architecture*
- *Meir Mankovetsky*
- **ЗБМП-31**

What are building bye-laws?



- *Building bye-laws are a set of rules that address various building and safety requirements, limitations and amenities in a developing projects.*
- Building bye-laws are created by the town planning authorities to address various building and safety requirements, limitations and amenities in a developing projects.



Building bye-laws' purpose

- Building bye-laws ensure that constructions are not only safe but also adhere to aesthetic standards.
- Building bye-laws also govern the provisions for open spaces in a project, with the aim to ensure that developments do not turn the city into a concrete jungle.
- Building bye-laws also contain rules to ensure that there is no harm to the environment.



Model Building Bye-Laws 2016

- The urban development ministry came up with the Model Building Bye-Laws, 2016.
- Rules were formulated under the policy, to act as a model for states and local governments to follow.
- The bye-laws were circulated to all states which 22 states and UTs have undertaken their respective building bye-laws, since 2



What aspects do building bye-laws cover?

- *Area and usage*
- *Building height*
- *Building coverage*
- *Floor space index*
- *Density*
- *Setbacks and projections*
- *Parking facilities*
- *Fire provisions with respect to staircase and exits*
- *Basement facilities*
- *Green spaces*
- *Open spaces*



Do building bye-laws cause project delays?

- In India, real estate developers have to adhere to a variety of rules, apart from following the rules prescribed under the building bye-laws.
- Aside from central laws, builders also have to abide by rules set by local development authorities such as the Delhi Development Authority (DDA), the Brihanmumbai Municipal Corporation (BMC), the Bruhat Bengaluru Mahanagara Palike (BBM



News updates

- Rajasthan ULBs told to implement building bylaws by March 4, 2021.
- On November 12, 2020, civic bodies were given 15 days' time for implementation of the regulation but a majority of them failed to do so.



FAQs

- **Who frames rules on building construction?**
- Typically, town planning bodies frame rules on building construction.
- **Is following rules of the Building Bye-Law 2016 mandatory for states?**
- Since this law is model in nature, it is not mandatory for states to follow them. However, in states that have made rules following the norms prescribed in the bye-laws of 2016, builders have to abide by the rules.



FAQs

- **Do building codes touch upon fire safety norms?**
- Building codes invariably talk about fire safety norms and prescribe rules for builders to maintain fire safety standards throughout the construction process. They are also mandated to keep fire safety provisions in the building itself.



A wooden gavel with a tiered head and a smooth handle rests on a black book. To the right of the book is a small, light-colored wooden house model with a gabled roof and a window. The scene is set on a wooden surface with a blurred background.

Thank you for paying attention to the presentation!