

3.2 Educational FAR:

Table 13.4 Development Controls for Education Facilities

S.No	Category	Maximum			Other Controls
		Gr.Cov.	FAR	Height	
1.	Play School, Coaching Centre, Computer Training Institute, physical Education Centre etc.	N.A.	N.A.	N.A.	1. Practice of providing dedicated Nursery School plots in the layout plan discontinued as same is permissible in Mixed use. Parking standard @ 1.33 ECS /100 sq. mt. of floor area.
2.	Nursery School	33.33 %	100	15 mt.	2. In case of schools for mentally / * ³ [differently abled persons], 20% of the maximum Far can be utilized for residential use of essential staff and student accommodation. Parking Standard: Primary School / Middle School @ 1.33 ECS/100 sq. mt. of floor area. Sr. Secondary School @ 2.00 ECS/100 sq. mt. of floor area. The areas earmarked for parking if misused, liable to be municipalized /taken over. 3. Other controls related to basements etc. are given at end of this chapter.
3.	Primary School	30%	120	18 mt.	
4.	Senior Secondary School/ ⁴ *Secondary School.	35%	150	18 mt.	
5.	School for Mentally Challenged.	50%	120	18 mt.	
6.	School for ⁵ [differently abled persons].	50 %	120	18 mt	

Notes:

Pre-Primary Schools/Nursery Schools/Montessary Schools/Creche, Play Schools, are permissible in residential use premises as per Mixed use policy.

Other Controls:

1. In case of new schools, the front boundary wall shall be recessed by 6 mt. to accommodate visitors parking within setback area.
2. Upto 10% variation in plot size is permitted. Differential norms will be applicable to Special Area, Regularized Unauthorized Colonies, Urban Villages and Resettlement Colonies.
3. Playground shall be developed on pool basis in different areas at neighborhood level.