

Parking Rule in Co-Operative Housing Society

Car parking is one of the most important aspects in housing society. After a society is formed and registered, certain rules and regulations need to be implemented as per bye law. If society not following bye law, member will go to court to get justice.

As we know parking is the major topic in every housing society where most of the fight and argument happened if committee has not implement parking rule as defined in bye law. In society the common areas cannot be sold by the Builder / Developer / such sale can be challenged by a society.

Today I am going to share information on the subject of parking in co-operative housing society. Parking could be open space or stilt parking in a Co-operative Housing Society.

Bye Law No 78(a) Policy for allotment of parking slots

The Society shall in the General Body meeting frame and adopt Parking Rules to regulate the Parking slots, in accordance with the Act and Rules there under

Bye Law No 78(b)

The allotment of Parking Space shall be made by the Committee on the basis of "First Come First Served", for available parking slots However the Member shall have no right to sell or transfer the Parking Slot allotted by the Society.

Bye Law No 78(c) Restriction of Parking Slots

No Member shall be entitled to utilize more parking slots than that officially allotted to him by the Society

Bye Law No 79. Marking of parking slots

Where any parking slots have been built or open space in the Society's compound is available for parking of cars, the Society shall number and demarcate the stilts and / or the open space in such a way that no inconvenience would be caused to any of the Members of the Society. The Committee shall ensure that the space is used by the Members for the purpose for which it is allotted to them.

Bye Law No 80. Eligibility for allotment of parking slots

A Member having a vehicle will be eligible to have parking slot. Normally no Member shall be eligible for being allotted more than one parking slot. The vehicles may be owned by him or allotted to him by his employer, or the firm of

which he is the partner or the company of which he is the director. If any parking slots remain unallotted for want of applicants, additional parking slots may be allotted to such Members who already have a slot allotted to them in normal course. Such allotment of additional parking slots shall be made on year to year basis, provided the same are not required by other Members, who have not been allotted even a single parking slot.

Bye Law No 81. If more eligible Members and less Parking Slots

In case the number of eligible Members for parking slots is in excess of the available parking slots, then the Managing Committee shall allot parking slots on annual basis by fair and transparent process, in concurrence with the General Body regulations.

Bye Law No 82. Applications for allotment of parking slot

The Member, desiring to have parking slot, may make an application to the Secretary of the Society giving necessary details. The procedure laid down under the bye-law No. 64 for disposal of applications, shall be followed by the Secretary and the Committee of the Society.

Bye Law No 83. Payment of charges for parking of vehicles

Every Member shall pay the for parking charges for the number of slots allotted to him / her at such rate as may be decided by the General Body of the Society at its meeting, irrespective of the fact whether he actually parks his vehicle or not.

Bye Law No 84. Parking of other vehicles

Every Member, having a scooter, a motor cycle, or an auto rickshaw shall obtain prior permission of the Committee for parking his vehicle in the compound of the Society and pay the charges fixed by the General Body of the Society at its meeting.