



Regulations of Construction Conditions And Specifications in the Emirate of Sharjah

maybe increased if the nature of usage calls for such increase as the concerned department may decide in this regard.

- The construction rate, building heights and offices areas relevant to the big factories and usages that has peculiar characteristic, shall be determined according to the nature of usage and planning conditions at the moment of appropriating the plot.
- The height of windows sills of ground floor overlooking the streets and path ways must not be less than 1.8m. in the event of making the construction on the plot boundaries immediately.
- No commercial activities and trade shows maybe practiced in the industrial installations unless such activities are being included in the Urban Planning Statement issued by the Planning & Survey Directorate in the Emirate.
- With the exception of plots that are subject to special system, fence walls must be erected at a height no less than 1.8m. and not exceeding 2.5m. on the industrial plot boundaries from all sides. Fence walls must be coated in a manner not deforming the general view, and that the width of the main entrance must not be less than 4.25m.
- The internal setback between buildings must not be less than 3m.
- If the industrial firm is located on a main street, the part facing the main street maybe used for commercial activities with a depth of 15m. according to the Urban planning Statement. The statement shall determine the number of the commercial building floors according to the usages of plot.

Urban Planning Conditions of Labor Housing

Article (1/32): Labor Housing.

- Labor housing could be constructed on plots allocated for this purpose according to the Urban Planning Statement issued by the Planning & Survey Directorate in the Emirate.
- Construction on the plot boundaries immediately if not permitted unless stipulated otherwise in the Urban Planning Statement issued by the Planning & Survey Directorate in the Emirate.