



केन्द्रीय माध्यमिक शिक्षा बोर्ड  
( शिक्षा मंत्रालय, भारत सरकार के अधीन एक स्वायत्त संगठन )  
CENTRAL BOARD OF SECONDARY EDUCATION  
(An Autonomous Organisation under the Ministry of Education, Govt. of India)



NO. CBSE/AFF./Circular/2025

Dated: 31.07.2025  
Circular No. 13/2025

Notification

All the Heads and Managers of the schools

Subject: -Amendments in the Appendix- V under Chapter 3 of the Affiliation Bye-Laws-2018-reg.

The Board has been receiving feedback from the schools/stakeholders that there are areas where there is an acute shortage of land availability due to which, at times, the schools face functional difficulties to increase additional sections beyond the permissible limit even when there is a demand for new admissions. The schools also find it difficult to meet the section student ratio of 1:40 with pressure for new admissions but are unable to add additional sections due to limit of permissible section as per land criteria laid down in Appendix-V of the Affiliation Bye-Laws-2018 of the Board. Due to the paucity of the available seats in the neighborhood schools, the children may be required to travel long distances for attending School, which in turn may lead to the social life of the child getting severely impacted and the child losing out on opportunities for socializing with peers outside of school hours, impacting the child's overall social and psychological development and sense of belonging. Moreover, sitting for long hours during commute contributes to a sedentary lifestyle, increasing the risk of health issues, besides the child gets less time to spend with the family members directly impacting on the learning outcomes of the child and the academic performance of the school. This is leading to inhibition in the organic growth of schools and in implementing NEP 2020.

Further, the Hon'ble Supreme Court of India had passed an order dated 12.02.2025 in r/o Miscellaneous Application Diary No(s). 42800/2024 filed by the CBSE, wherein the Clause (ii) and (iv) of the paragraph 3.3 of the judgment and order dated 13.04.2009 states that:

- "(ii) The nursery and elementary schools should be housed in the buildings which are constructed in accordance with the MBBL-2016 as are applicable in the local buildings bye-laws.*
- (iv) The staircases, which act as exists or escape routes, shall adhere to provisions specified in MBBL-2016 or as per the local byelaws as are applicable to the areas where such schools are situated."*

Accordingly, the Competent Authority of the Board had constituted a committee to give its recommendations on the number of sections which may be permitted to the schools in view of the changed provisions in the Model Building Bye-Laws-2016 by the Ministry of Housing and Urban Development. The recommendations of the committee were accepted by the competent authority of the Board and placed before the Affiliation Committee for consideration and recommendation.

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As per the recommendation of the Affiliation Committee meeting held on 21.05.2025 vide agenda Item XII, ratified by the Governing Body in the Meeting held on 25.06.2025 vide Agenda Item XII and subsequent approval of the Controlling Authority of the Board, the following amendments have been made in the Appendix- V under Chapter 3 of the Affiliation Bye Laws 2018 which shall be applicable on all the existing and newly affiliated schools of the Board. Accordingly, following amendments in the Affiliation Bye Laws 2018 are hereby notified: -

1. The maximum number of sections to be permitted as per amended Appendix-V shall be based on **the total built-up carpet area of the school building.**
2. The built-up carpet area of the school building has to be certified by the local body or a licensed Architect or as the case may be.
3. The Land Area shall be utilized only for purpose of deciding the category of the schools i.e., Branch School, Middle Level School, Secondary Level and Senior Secondary Level as per Chapter-3 of the Affiliation Bye-Laws -2018 of the Board.
4. **The school shall be allowed equal number of sections** at secondary level i.e., class IX and X and at senior secondary level i.e., class XI and XII.
5. The total number of sections permitted at secondary level i.e., class IX and X and at senior secondary level i.e., class XI and XII shall be restricted **at each level to 1/4th of the total number of sections** running in the school from Balvatika to class X or XII rounded up to the next higher even number with equal number of sections in class IX & X and class XI & XII, respectively.

**AMENDED APPENDIX-V**

<b>Number of Section Permitted For Branch School, Middle Class Syllabus, Secondary Level and Senior Secondary Level</b>	
<b>Carpet Area (Sq meters)</b>	<b>Permissible Section (From Bal Vatikas to Class XII)</b>
1000 (Minimum Carpet area Branch School)	8
1400 (Minimum Carpet area for Middle /Secondary Level)	13
1800 (Minimum Carpet area for Senior Secondary Level)	15
2200	18
2600	21
3000	24
3400	27
3800	30
4200	33
4600	36
5000	39
5400	42
5800	45
6200	48

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The total number of sections permitted at secondary level i.e. class IX and X and at senior secondary level i.e. class XI and XII shall at each level be restricted to **1/4th of the total number of sections** running in the school from Bal-Vatika to class X or XII respectively rounded off to the next higher even number with **equal number of sections** in Class IX & X and class XI & XII, respectively.

The number of sections and students shall be restricted as per the actual facilities in the school.

The number of section shall be restricted in accordance with above with built-up carpet area unit scaled down to **400 sq mtrs** i.e. **03 sections for every 400 sq mtrs** thereafter.

The school shall create additional set of infrastructure like laboratories, library, indoor game room and other activity rooms beyond every 48 sections as under:

MINIMUM ACADEMIC INFRASTRUCTURE UPTO 48 SECTIONS					
MIDDLE /SECONDARY / SENIOR SECONDARY SCHOOL				BRANCH SCHOOL	
Lab/ Library/ Other Activity Rooms	Sizes and Minimum Requirement (sq mtrs)	Middle Class Syllabus & secondary Level	Senior Secondary Level	Lab/ Library/ Other Activity Rooms	Sizes and Minimum Requirement (sq mtrs)
Library	112	✓	✓	Theatre/ Auditorium	112
Composite Sci. lab	54	✓	✓	Library	64
Physics lab	54	—	✓	Computer Lab	54
Biology lab	54	—	✓	Art & Crafts Room	48
Chemistry lab	54	—	✓	Dance and Music Room	48
Computer Lab	54	✓	✓	Infirmary/ Wellness Room	48
Math's lab	48	✓	✓	Learning Centre for CwSN	48
Either Separate Rooms for Music, Dance, Arts and Sports OR One multipurpose hall	54 (04 rooms) OR 216 (01 hall)	✓	✓	Maths and Toys based/ experiential learning lab	48
Infirmary/Wellness Room	48	✓	✓		

The above amendments shall be applicable on all the existing and newly affiliated schools of the Board but not applicable on Regular category Foreign Schools.

(Himanshu Gupta)  
Secretary, CBSE





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4. The Secretary, Sainik Schools Society, Room No. 101, D-1 Wing, Sena Bhawan, New Delhi-110001.
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18. DS to Chairperson, CBSE.
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20. All Regional Directors/ Regional Officers of CBSE with the request to send this circular to all the Heads of the affiliated schools of the Board in their respective regions.
21. All Joint Secretary/ Deputy Secretary/ Under Secretary/ Assistant Secretary, CBSE.
22. All Head(s)/ In-Charge(s), Centre of Excellence. CBSE.
23. In charge IT Unit with the request to put this Circular on the CBSE Affiliation Website.
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*(Handwritten Signature)*

**(Himanshu Gupta)**  
**Secretary, CBSE**