

	File No	BDALD/20-21/0300	Sheet	1
	Submission Date	2021-02-17	Scale	1:100
AREA STATEMENT		VERSION NO: 1.0/57		
PROJECT DETAIL:		VERSION DATE: 12/02/2021		
Site Address:		Plot Use: Residential		
District:Bareilly,Tehsil:Bareilly,Village:Chandpur Bichpur		Plot SubUse: Plotted Resi development / Plotted Housing		
Authority: Bareilly Development Authority		Development Plan: Master Plan		
AuthorityClass: Category C		Land Use Zone: Residential Use Zone		
AuthorityGrade: Development Authority (DA)		Layout Type: NA		
CaseTrack: Regular		Nature of Development: NEW		
Project Type: Layout Development		Development Area: Undeveloped Area		
Nature of Development: NEW		SubDevelopment Area: City Area		
Development Area: Undeveloped Area		Special Project: NA		
SubDevelopment Area: City Area		Site Address:		
Special Project: NA		District:Bareilly,Tehsil:Bareilly,Village:Chandpur Bichpur		
Site Address:		Sq.Mts.		
District:Bareilly,Tehsil:Bareilly,Village:Chandpur Bichpur		1. Area of Plot As per record		
AREA DETAILS:		Document Area		
Sq.Mts.		As per site condition		
1. Area of Plot As per record		Area of Plot Considered		
Document Area		As per site condition		
As per site condition		Area of Plot Considered		
Area of Plot Considered		2. Deduction for		
2. Deduction for		(a)Proposed roads		
(a)Proposed roads		(b)Any reservations		
(b)Any reservations		Total(a + b)		
Total(a + b)		3. Net Area of plot (1 - 2) AREA OF PLOT		
3. Net Area of plot (1 - 2) AREA OF PLOT		4. % of Green and open space (Prop)		
4. % of Green and open space (Prop)		% of Green and open space (Prop)		
% of Green and open space (Prop)		Balance area of Plot (1 - 4)		
Balance area of Plot (1 - 4)		Plot Area For Coverage		
Plot Area For Coverage		Plot Area For FSI		
Plot Area For FSI		Total Perm. FSI area		
Total Perm. FSI area		5. Total Built up area permissible at:		
5. Total Built up area permissible at:		Permissible Coverage area (%)		
Permissible Coverage area (%)		Proposed Coverage Area (%)		
Proposed Coverage Area (%)		Total Prop. Coverage Area (%)		
Total Prop. Coverage Area (%)		Balance coverage area (%)		
Balance coverage area (%)		Proposed Area at:		
Proposed Area at:		Proposed Built up		
Proposed Built up		Existing Built up		
Existing Built up		Proposed F.S.I		
Proposed F.S.I		Existing F.S.I		
Existing F.S.I		Total Area		
Total Area		Total FSI Area		
Total FSI Area		Accessories like Area Added in BuiltUp Area:		
Accessories like Area Added in BuiltUp Area:		Total BuiltUp Area		
Total BuiltUp Area		Proposed F.S.I. consumed:		
Proposed F.S.I. consumed:		0. Tenement Statement		
0. Tenement Statement		4. Tenement Proposed At:		
4. Tenement Proposed At:				

Color Notes

COLOR INDEX

ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD ALIGNMENT (ROAD WIDENING AREA)	
FUTURE T.P. SCHEME DEDUCTION AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

Tenements Density Check

Net housing density	No Of Tenements		No Of Persons	
	Regd	Perm	Regd	Perm
	-	0.00	64	356.00
		Prop		320
		Name		Prop. Area
		Green and open space Area		710.92
		Name		Prop. Area
		GREEN		710.92

Land use analysis/Area distribution (Table 2c)

Area covered under	Proposed Area in sq. mt.	Percentage(%)
Plotted Area	2491.76	52.81
Road Area	1416.51	29.91
Sector Shopping	101.90	2.15
Public Open Space	710.92	15.01
Other Area	15.01	0.32
Total net layout	4736.50	100.00

Individual Amenity Check b)

Name	Minimum Area	
	Regd	Prop
Area for Sector Shopping	20.00	101.90

Tree Details (Table 3h)

Plot	Name	Nos Of Trees	
		Regd	Prop
PLOT	Tree		14

OWNER'S NAME AND SIGNATURE

AMIT SETHI.amitac81@gmail.com,9897293444

ARCHENG'S NAME AND SIGN

Mohit Singh
CA201892317

Bareilly Development Authority



Name : JOGINDRA SINGH
Designation : Vice Chairman
Organization : BAREILLY DEVELOPMENT AUTHORITY
Date : 18-Mar-2021 13:06:03

Building Plan Application Number

BDALD/20-21/0300

Sanctioned On

18 Mar 2021

Valid Till

17 Mar 2026

Approved By

Joginder Singh (Vice Chairman)

Examined By

Mohd. Baqer (Junior engineers)

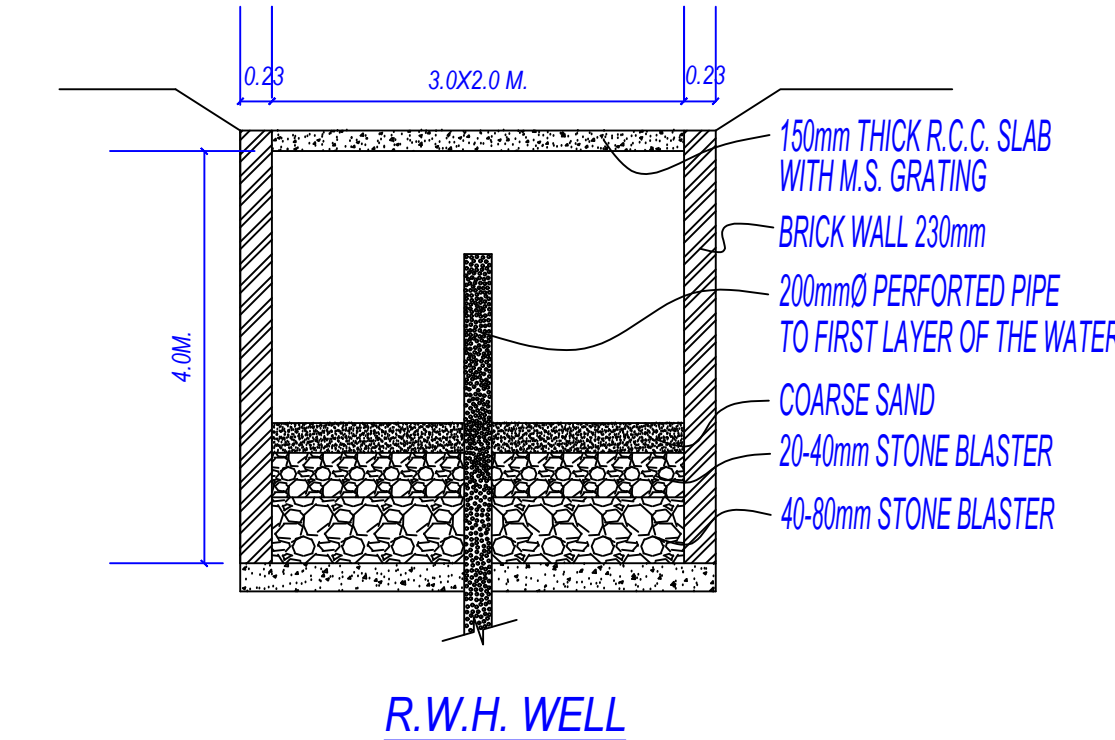
Ranikumar Chaudhary (Assistant Engineer)

Rajiv Dixit (Supritendent/Executive Engineer)

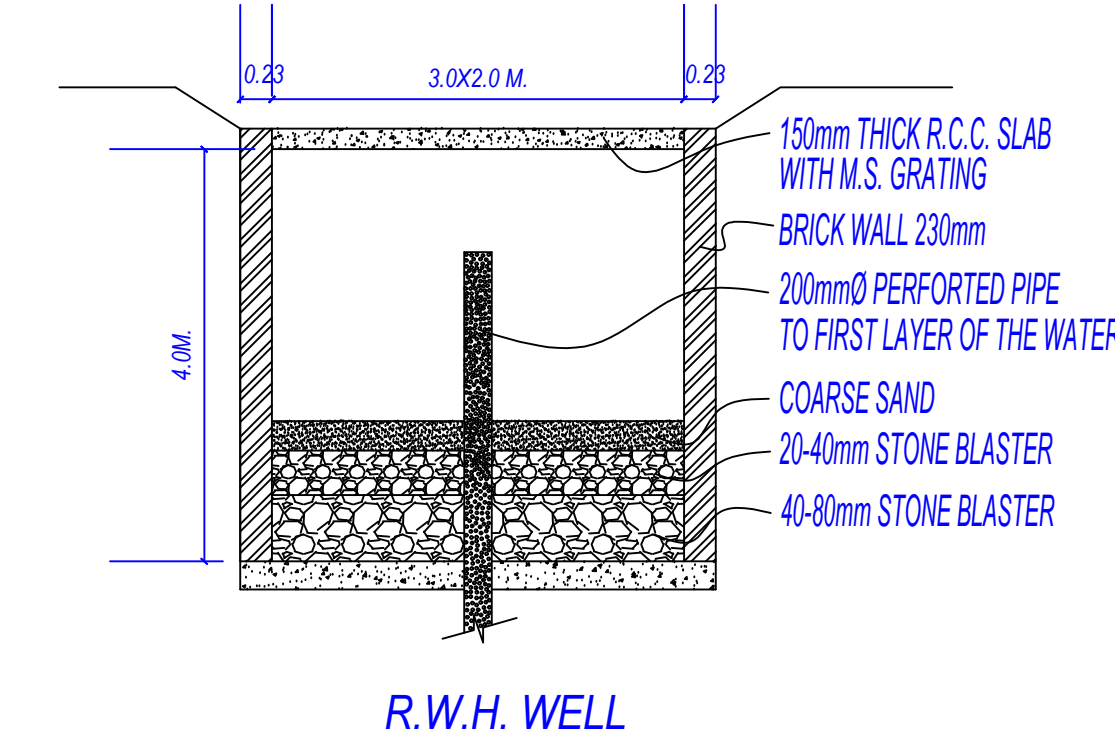
Asheesh Shivpuri (Chief Town Planner)

Ambarish Kumar Srivastava (Secretary)

Joginder Singh (Vice Chairman)



R.W.H. WELL



R.W.H. WELL

Individual Plot Setback

Plot No.	Pavch-Bdg	Abutting Road	Front		Side1		Side2		Rear		Coverage	FSI Area
			Regd	Prop	Regd	Prop	Regd	Prop	Regd	Prop		
2		9 mt wide Internal Road	1.50	-	-	-	-	-	-	-	0.00	0.00
2		12.0 mt wide road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
3		9 mt wide Internal Road	2.00	-	-	-	-	-	-	-	0.00	0.00
3		9.1 mt wide Internal Road	2.00	-	-	-	-	-	-	-	0.00	0.00
3		12.0 mt wide road	2.00	-	-	-	-	-	2.00	-	0.00	0.00
4		9.1 mt wide Internal Road	2.00	-	-	-	-	-	-	-	0.00	0.00
4		12.0 mt wide road	2.00	-	-	-	-	-	-	-	0.00	0.00
4		12.0 mt wide road	2.00	-	-	-	-	-	2.00	-	0.00	0.00
5		9 mt wide Internal Road	1.50	-	-	-	-	-	-	-	0.00	0.00
5		12.0 mt wide road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
6		12.0 mt wide road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
7		9 mt wide Internal Road	1.50	-	-	-	-	-	-	-	0.00	0.00
8		9 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
9		7.50 mt wide Internal Road	1.50	-	-	-	-	-	-	-	0.00	0.00
10		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
11		7.50 mt wide Internal Road	1.50	-	-	-	-	-	-	-	0.00	0.00
12		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
13		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
14		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
15		7.50 mt wide Internal Road	1.50	-	-	-	-	-	-	-	0.00	0.00
16		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
17		9.0 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
18		9.0 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
19		7.50 mt wide Internal Road	1.50	-	-	-	-	-	-	-	0.00	0.00
20		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
21		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
22		7.50 mt wide Internal Road	1.50	-	-	-	-	-	-	-	0.00	0.00
23		9.0 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
24		9.0 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
25		7.50 mt wide Internal Road	1.50	-	-	-	-	-	-	-	0.00	0.00
26		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
27		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
28		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
29		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
30		7.50 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
31		9 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00
32		7.50 mt wide Internal Road	1.50	-	-	-	-	-	-	-	0.00	0.00
33		9 mt wide Internal Road	1.50	-	-	-	-	-	1.50	-	0.00	0.00

Individual Plot Area

Plot No.	Abutting Road	Plot Area		Frontage		Coverage		FSI Area			
		Regd	Perm	Regd	Prop	Factor	Perm	Prop	Perm	Prop	
2	12.0 mt wide road	40.00	-	98.16	3.50	6.99	0.00	0.00	0.00	-	0.00
3	12.0 mt wide road	40.00	-	117.05	3.50	8.50	0.00	0.00	0.00	-	0.00
4	12.0 mt wide road	40.00	-	115.77	3.50	8.50	0.00	0.00	0.00	-	0.00
5	12.0 mt wide road	40.00	-	96.62	3.50	6.98	0.00	0.00	0.00	-	0.00
6	12.0 mt wide road	40.00	-	96.61	3.50	6.98	0.00	0.00	0.00	-	0.00
7	9 mt wide Internal Road	40.00	-	67.40	3.50	5.80	0.00	0.00	0.00	-	0.00
8	9 mt wide Internal Road	40.00	-	67.40	3.50	5.80	0.00	0.00	0.00	-	0.00
9	7.50 mt wide Internal Road	40.00	-	67.40	3.50	5.80	0.00	0.00	0.00	-	0.00
10	7.50 mt wide Internal Road	40.00	-	67.40	3.50	5.80	0.00	0.00	0.00	-	0.00
11	7.50 mt wide Internal Road	40.00	-	67.40	3.50	5.80	0.00	0.00	0.00	-	0.00
12	7.50 mt wide Internal Road	40.00	-	67.40	3.50	5.80	0.00	0.00	0.00	-	0.00
13	7.50 mt wide Internal Road	40.00	-	67.40	3.50	5.80	0.00	0.00	0.00	-	0.00
14	7.50 mt wide Internal Road	40.00	-	67.40	3.50	5.80	0.00	0.00	0.00	-	0.00
15	9.0 mt wide Internal Road	40.00	-	84.84	3.50	5.97	0.00	0.00	0.00	-	0.00
16	9.0 mt wide Internal Road	40.00	-	135.80	3.50	9.00	0.00	0.00	0.00	-	0.00
17	9.0 mt wide Internal Road	40.00	-	81.31	3.50	5.77	0.00	0.00	0.00	-	0.00
18	9.0 mt wide Internal Road	40.00	-	78.19	3.50	5.77	0.00	0.00	0.00	-	0.00
19	9.0 mt wide Internal Road	40.00	-	75.07	3.50	5.77	0.00	0.00	0.00	-	0.00
20	7.50 mt wide Internal Road	40.00	-	71.96	3.50	5.77	0.00	0.00	0.00	-	0.00
21	7.50 mt wide Internal Road	40.00	-	68.83	3.50	5.77	0.00	0.00	0.00	-	0.00
22	9.0 mt wide Internal Road	40.00	-	65.71	3.50	5.77	0.00	0.00	0.00	-	0.00
23	9.0 mt wide Internal Road	40.00	-	62.60	3.50	5.77	0.00	0.00	0.00	-	0.00
24	9.0 mt wide Internal Road	40.00	-	116.79	3.50	9.05	0.00	0.00	0.00	-	0.00
25	9.0 mt wide Internal Road	40.00	-	78.98	3.50	5.83	0.00	0.00	0.00	-	0.00
26	7.50 mt wide Internal Road	40.00	-	60.44	3.50	5.80	0.00	0.00	0.00	-	0.00
27	7.50 mt wide Internal Road	40.00	-	61.36	3.50	5.80	0.00	0.00	0.00	-	0.00
28	7.50 mt wide Internal Road	40.00	-	62.28	3.50	5.80	0.00	0.00	0.00	-	0.00
29	7.50 mt wide Internal Road	40.00	-	63.20	3.50	5.80	0.00	0.00	0.00	-	0.00
30	7.50 mt wide Internal Road	40.00	-	64.12	3.50	5.80	0.00	0.00	0.00	-	0.00
31	7.50 mt wide Internal Road	40.00	-	65.04	3.50	5.80	0.00	0.00	0.00	-	0.00
32	9 mt wide Internal Road	40.00	-	65.96	3.50	5.80	0.00	0.00	0.00	-	0.00
33	9 mt wide Internal Road	40.00	-	66.85	3.50	5.80	0.00	0.00	0.00	-	0.00