

	File No	LDABP/21-22/1941	Sheet	1
	Submission Date	2021-12-29	Scale	1:100
A	AREA STATEMENT		VERSION NO.: 1.0/74	
	PROJECT DETAIL:		VERSION DATE: 01/12/2021	
	Authority: Lucknow Development Authority	Plot Use: Commercial		
	Authority/Class: Category A	Plot Sub/Use: Retail Shop		
	Authority Grade: Development Authority (DA)	Development Plan: Rajni Khand Rabareilly Road Sector 1		
	Case/Track: Regular	Land Use Zone: Commercial Area Zone		
	Project Type: Building Permission	Land Sub/Use Zone: Sub-city commercial central business zonal business center		
	Nature of Development: NEW	Layout Type: NA		
	Development Area: Developed Area			
	Sub/Development Area: NA			
	Special Project: NA			
	Site Address: District Lucknow, Tehsil Lucknow, Village NA			
	AREA DETAILS:		Sq. Mts.	
	1. Area of Plot As per record			1913.02
	As per site condition			1913.18
2. Deduction for			1913.18	
(a) Proposed roads		0.00		
(b) Any reservations		0.00		
Totals = (a)		0.00		
3. Net Area of plot (1 - 2) AREA OF PLOT			1913.18	
4. % of Green and open space (Reqd.)		0.00		
% of Green and open space (Prop)		0.00		
Balance area of Plot (1 - 4)			1913.18	
Plot Area For Coverage			1913.18	
Plot Area For FAR			1913.18	
Perm. FAR Area (1.75)			3348.07	
Total Perm. FAR area (1.75)			3348.07	
6. Permissible Coverage area (50.00 %)	Total Built up area permissible at:		956.59	
Proposed Coverage Area (42.52 %)			813.54	
Total Prop. Coverage Area (42.52 %)			813.54	
Balance coverage area (7.48 %)			143.05	
Proposed Area at:				
	Proposed Built up	Existing Built up	Proposed F.S.I	
			Existing F.S.I	
Lower Ground Floor	810.32	0.00	791.11	0.00
Upper Ground Floor	813.54	0.00	800.18	0.00
First Floor	699.65	0.00	699.65	0.00
Second Floor	699.65	0.00	699.65	0.00
Terrace Floor	132.88	0.00	132.88	0.00
Total Area	3075.84	0.00	2702.45	0.00
Total FAR Area:			2702.45	
Total Built Up Area:			3075.84	
Proposed F.S.I consumed:			1.4	
C. Tenement Statement:				
4. Tenement Proposed At:				
(A) Floors	2.00			
(B) F.	2.00			
Total Tenements (3 + 4)	4			
E. Parking Statement				
1. Parking Space Required as per Regulations:				
481.25				
2. Proposed Parking Space:				
481.25				

COLOR INDEX	
PLOT BOUNDARY	
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)	

Parking Check (Table 7b)					
Vehicle Type	No.	Reduced Recpt Parking (Increase of Plot having Private Surrounded FOC)	Area	No.	Area
Equivalent Car	-	-	-	35	481.25
Space	-	-	-	35	481.25
Total Car	34	-	481.50	35	481.25
Total			481.50		481.25

Tree Details (Table 3h)					
Plot	Name	Recpt	Nos Of Trees		Prop
			Recpt	Prop	
PLOT NO. COMMERCIAL FACILITIES-2	Tree	20		33	

Parking (Table 7a)								
	Type	SubUse	Area (Sq.mt.)	Units		Car		
				Parking space reqd for every	Prop.	Reqd./Unit	Reqd.	Prop.
L)	Commercial	Commercial Building	> 0	100	2699.23	1.25	34	-
	Total :		-	-	-	-	34	35

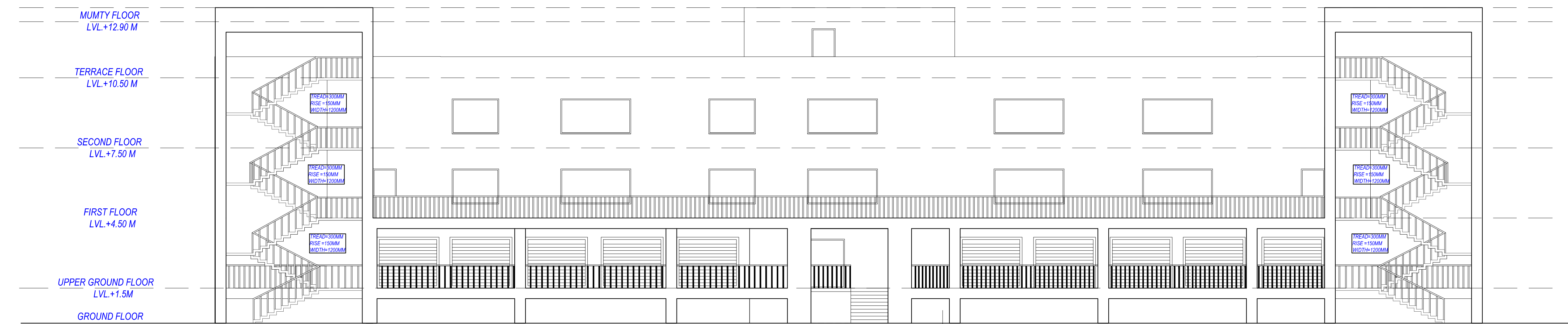
Buildingwise Floor FAR Details					
Floor Name	Building Name		Total		
	Proposed Built Up Area (Sq.mt)	Proposed FAR Area (Sq.mt)	Total Proposed Built Up Area (Sq.mt)	Total FAR Area (Sq.mt)	
Lower Ground Floor	810.32	791.11	810.32	791.11	
Upper Ground Floor	813.54	800.18	813.54	800.18	
First Floor	699.65	699.65	699.65	699.65	
Second Floor	699.65	699.65	699.65	699.65	
Terrace Floor	132.88	0.00	132.88	0.00	
Total:	3075.84	2702.45	3075.84	2702.45	

FAR & Tenement Details													OWNER'S NAME AND SIGNATURE				
Building	No. of Same Bldg	Gross Built Up Area (Sq.mt)	Deductions From Gross BUA/Area in Sq.mt.				Total Built Up Area (Sq.mt)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)	Add Area In FAR (Sq.mt)	Total FAR Area (Sq.mt)	No. of Unit		
			Duct/Void, Duct, Chawk					Mummy	Lift Machine	Lift Lobby	Covered Area	Commercial	Covered Area				
A (COMMERCIAL)	1	3094.14	18.30	3075.84	283.18	30.81	5.85	53.44	3.23			2899.23	3.23	2702.45	04		
Grand Total:	1	3094.14	18.30	3075.84	283.18	30.81	5.85	53.44	3.23			2899.23	3.23	2702.45	04		
													ARCHITECT'S NAME AND SIGNATURE			DATE	
													ARCHITECT'S NAME AND SIGNATURE			DATE	

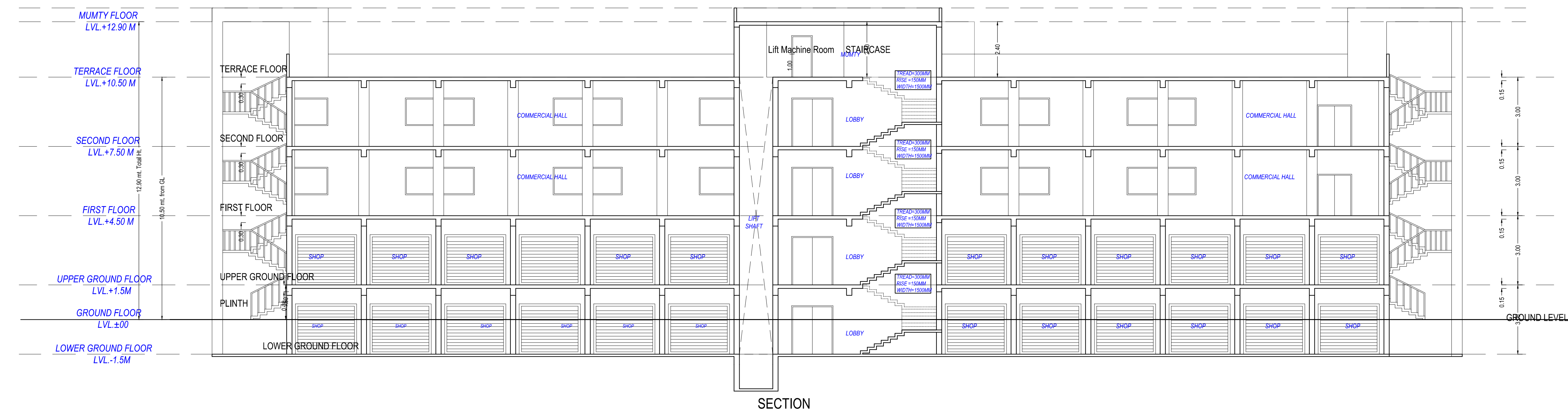
Building USE/SUBUSE Details												SANJESH KUMAR	
Building Name	Building Use	Building SubUse	Building Use Group	Building Type	Building Structure	No Of Non-Residential Units	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse	CA/2018/94667
A (COMMERCIAL)	Commercial	Commercial Building	-	Lowrise Building	4		LOWER GROUND FLOOR PLAN	Commercial	Commercial Building	Commercial	Commercial	Commercial Building	Lucknow Development Authority
							UPPER GROUND FLOOR PLAN	Commercial	Commercial Building	Commercial	Commercial	Commercial Building	
							FIRST FLOOR PLAN	Commercial	Commercial Building	COMMERCIAL HALL OR GODOWN	Commercial	Commercial Building	
							SECOND FLOOR PLAN	Commercial	Commercial Building	AGENCY HALL OR COMMERCIAL HALL	Commercial	Commercial Building	
							TERRACE FLOOR PLAN	Commercial	Commercial Building	-	-	-	
													
													

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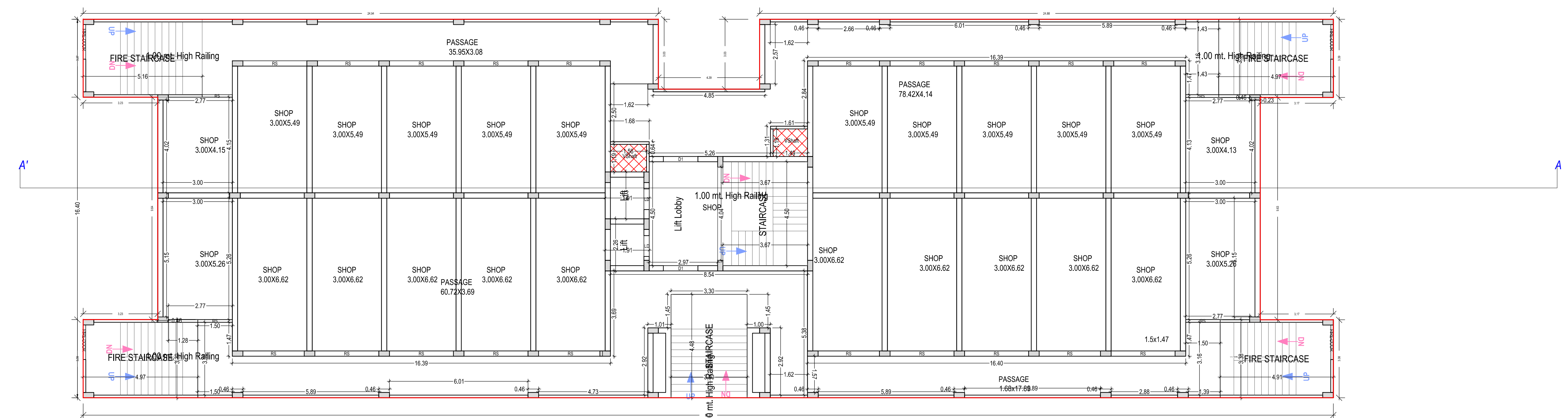
Total Plot Area: -	1913.18	Total FAR Area: -	2702.45
Total Coverage Area: -	813.54	Total BUA Area: -	3075.83



FRONT ELEVATION



SECTION

LOWER GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)

Building 'A' (COMMERCIAL)									
Floor Name	Gross Builtup Area	Deductions From Gross BUA/Area in Sq.m.)				Total Built Up Area (Sq.m.)	Deductions (Area in Sq.m.)		
		Duct/Void, Duct, Choke)	Mummy	Lift	Lift Machine		Covered Area	Commercial	Other
Lower Ground Floor	813.98	3.86	810.32	0.00	5.85	0.00	13.36	0.00	791.11
Upper Ground Floor	817.20	3.86	813.34	0.00	0.00	0.00	13.36	3.23	796.96
First Floor	663.31	3.86	659.65	84.86	5.85	0.00	13.36	0.00	555.58
Second Floor	663.31	3.86	659.65	84.86	5.85	0.00	13.36	0.00	555.58
Terrace Floor	136.34	3.86	132.68	113.46	13.36	5.85	0.00	0.00	0.00
Total	3094.13	18.30	3075.83	283.16	30.91	5.85	53.44	3.23	2702.45
Total Number of Same Buildings	1								
Total	3094.13	18.30	3075.83	283.16	30.91	5.85	53.44	3.23	2702.45

Staircase Checks (Table 8a-1)

Floor Name	Staircase Name	Flight Width	Tread Width	Riser Height
LOWER GROUND FLOOR PLAN	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
UPPER GROUND FLOOR PLAN	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
FIRST FLOOR PLAN	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
SECOND FLOOR PLAN	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
	STAIRCASE	1.50	0.300	0.150
TERRACE FLOOR PLAN	STAIRCASE	1.50	0.300	0.000
	STAIRCASE	1.50	0.300	0.000
	STAIRCASE	1.50	0.300	0.000
	STAIRCASE	1.50	0.300	0.000

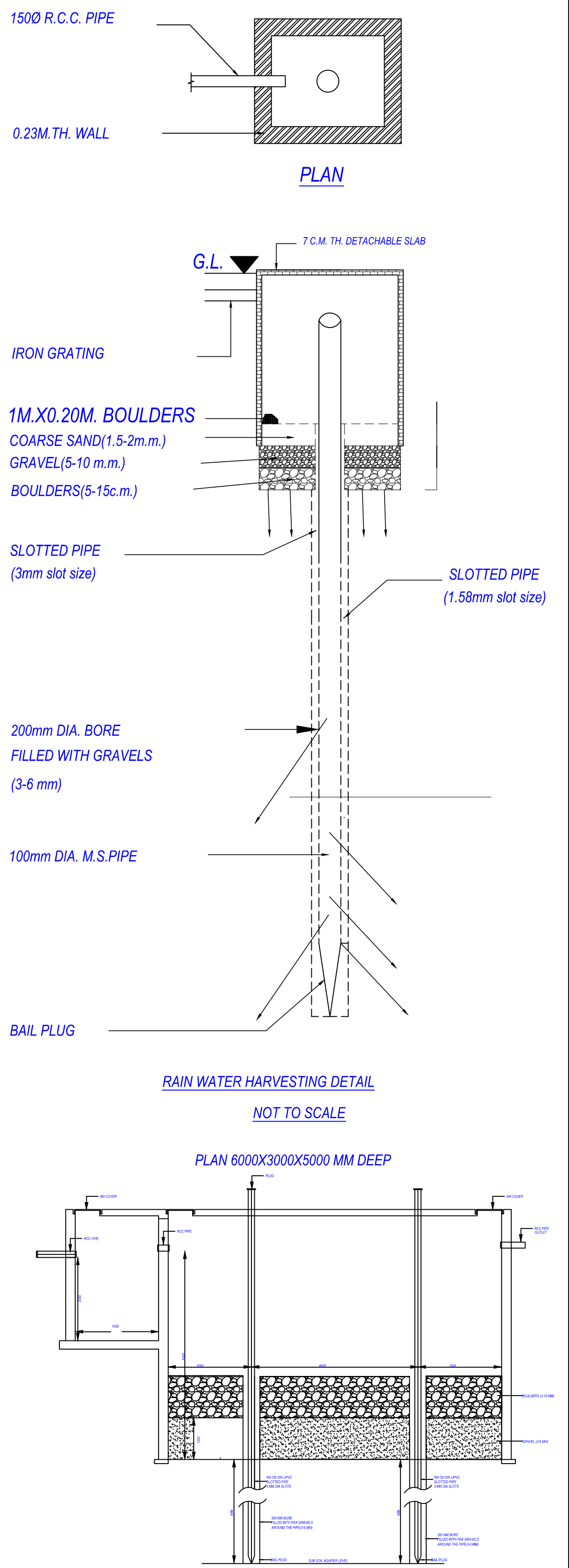
UnitBUA Table for Building 'A' (COMMERCIAL)									
Floor	Name	UnitBUA Type	Gross UnitBUA Area	Deductions From Gross UnitBUA Area in Sq.m.)	UnitBUA Area	Deductions (Area in Sq.m.)	Carpet Area	No. of Unit	
LOWER GROUND FLOOR PLAN	SHOP	SHOP	813.97	19.21	3.86	791.10	66.48	99.93	624.69
	Total		813.97	19.21	3.86	791.10	66.48	99.93	624.69
	Typical Floor = 1		813.97	19.21	3.86	791.10	66.48	99.93	624.69
	Total		813.97	19.21	3.86	791.10	66.48	99.93	624.69
UPPER GROUND FLOOR PLAN	SHOP	SHOP	813.97	19.21	3.86	791.10	66.48	99.93	624.69
	Total		813.97	19.21	3.86	791.10	66.48	99.93	624.69
	Typical Floor = 1		813.97	19.21	3.86	791.10	66.48	99.93	624.69
	Total		813.97	19.21	3.86	791.10	66.48	99.93	624.69
FIRST FLOOR PLAN	HALL	OFFICE	663.31	19.21	3.86	640.44	20.52	102.29	517.83
	Total		663.31	19.21	3.86	640.44	20.52	102.29	517.83
	Typical Floor = 1		663.31	19.21	3.86	640.44	20.52	102.29	517.83
	Total		663.31	19.21	3.86	640.44	20.52	102.29	517.83
SECOND FLOOR PLAN	HALL	OFFICE	663.31	19.21	3.86	640.44	20.52	102.29	517.83
	Total		663.31	19.21	3.86	640.44	20.52	102.29	517.83
	Typical Floor = 1		663.31	19.21	3.86	640.44	20.52	102.29	517.83
	Total		663.31	19.21	3.86	640.44	20.52	102.29	517.83
TERRACE FLOOR PLAN	HALL	OFFICE	663.31	19.21	3.86	640.44	20.52	102.29	517.83
	Total		663.31	19.21	3.86	640.44	20.52	102.29	517.83
	Typical Floor = 1		663.31	19.21	3.86	640.44	20.52	102.29	517.83
	Total		663.31	19.21	3.86	640.44	20.52	102.29	517.83
Total	-	-	2994.56	76.85	14.63	2893.08	166.20	404.42	2292.45

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (COMMERCIAL)	W	1.27	1.20	02
	W	1.32	1.20	04
	W	1.80	1.20	06
	W	1.85	1.20	02
A (COMMERCIAL)	W	1.85	1.20	04
	W	2.01	1.20	02
	W	2.23	1.20	02
	W	2.35	1.20	02
A (COMMERCIAL)	W	2.68	1.20	02
	W	2.87	1.20	02
	W	3.00	1.20	08
	W	3.00	1.20	08

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (COMMERCIAL)	D	1.00	2.10	04
	D	1.31	2.10	02
	D	1.43	2.10	02
	D	1.50	2.10	08
A (COMMERCIAL)	D	1.50	2.10	04
	D	1.50	2.10	02
	D	2.65	2.10	02
	D	2.66	2.10	12
A (COMMERCIAL)	D	2.77	2.10	26
	D	2.77	2.10	02
	D	2.77	2.10	02
	D	2.77	2.10	02



OWNER'S NAME AND SIGNATURE
MS A AND P LUCKNOW
CONSTRUCTIONS.aplucknowconstructions@gmail.com.8296037017
MR ARPIT YADAV AND MR. HARSH KUMAR GAUR.aplucknowconstructions@gmail.com

ARCHITECT'S NAME AND SIGNATURE
SANJESH KUMAR
CA2018/94667

Lucknow Development Authority



Building Plan Application Number

LDA/BP/21-22/1941

Sanctioned On

12 Jan 2022

Valid Till

12 Jan 2027

Approved By

Vice Chairman (Vice Chairman)

Examined By

Lakshman Singh (Junior engineer)

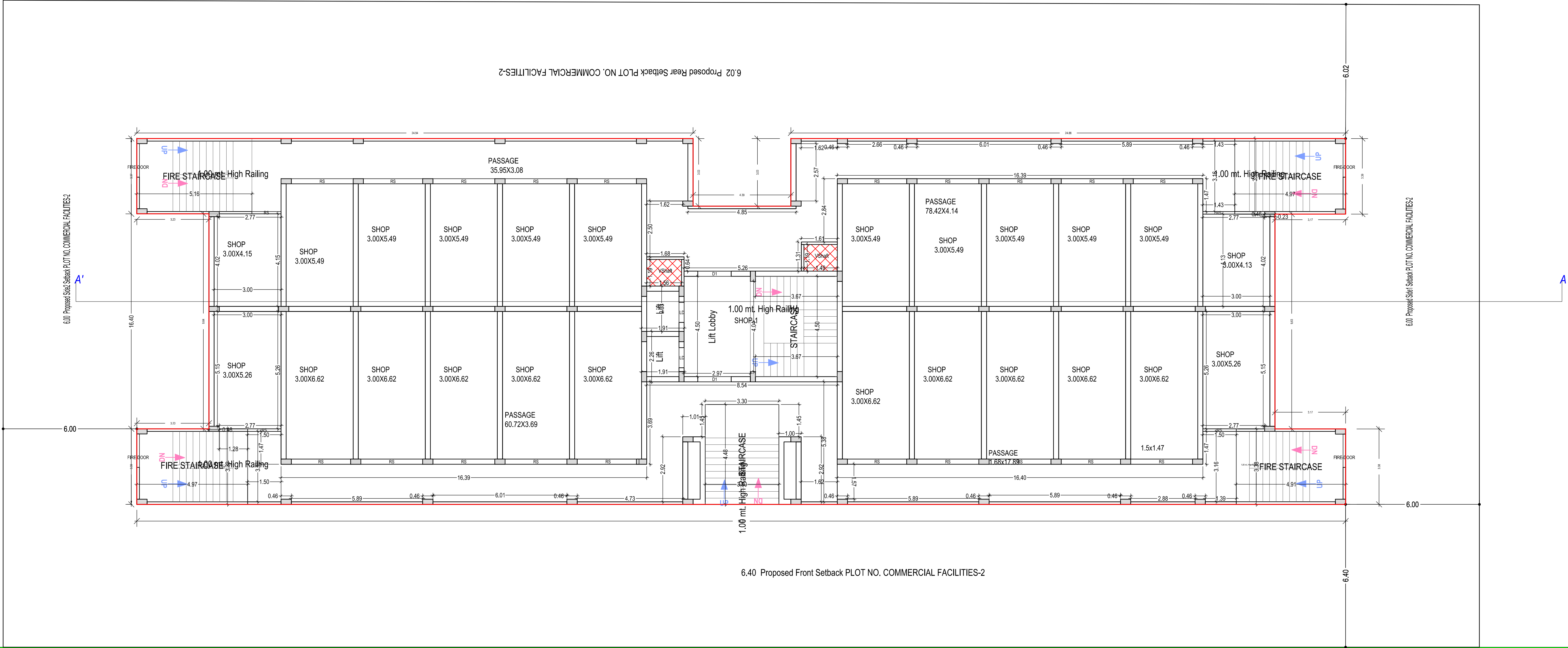
Nagendra Singh (Assistant Engineer)

Bhupendra Veer Singh (Executive engineer)

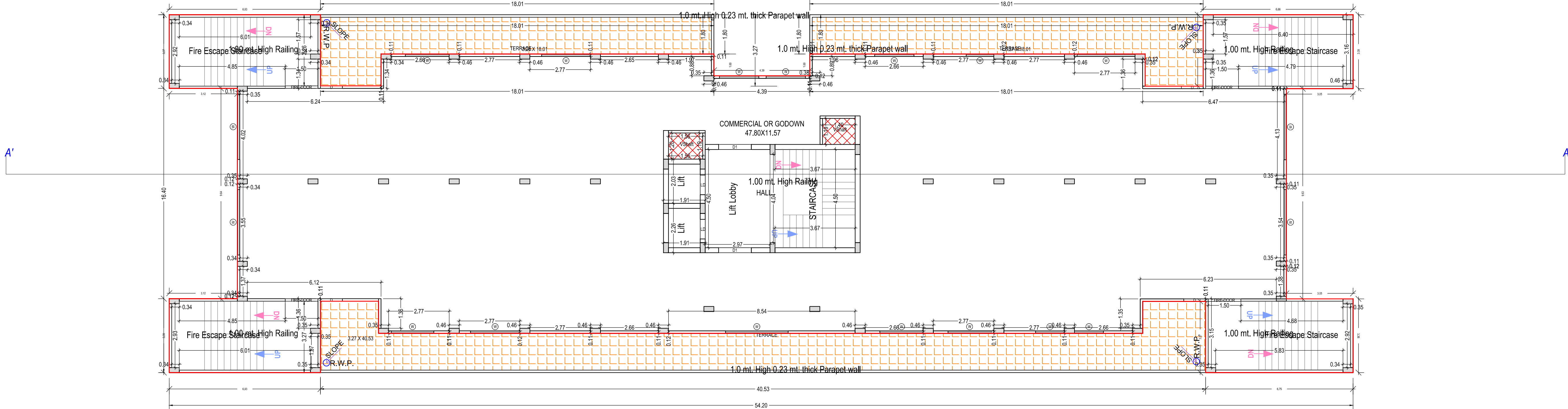
Nitin Mital (Chief Town Planner)

Pawan kumar Gangwar (Secretary)

Vice Chairman (Vice Chairman)



UPPER GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)

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OWNER'S NAME AND SIGNATURE
MS A AND P LUCKNOW
CONSTRUCTIONS.aplucknowconstructionsmap@gmail.com.8296037017
MR ARPIT YADAV AND MR. HARSH KUMAR GAUR.aplucknowconstructionsmap@gmail.com

ARCHITECT'S NAME AND SIGNATURE
SANJESH KUMAR
CA/2018/94667



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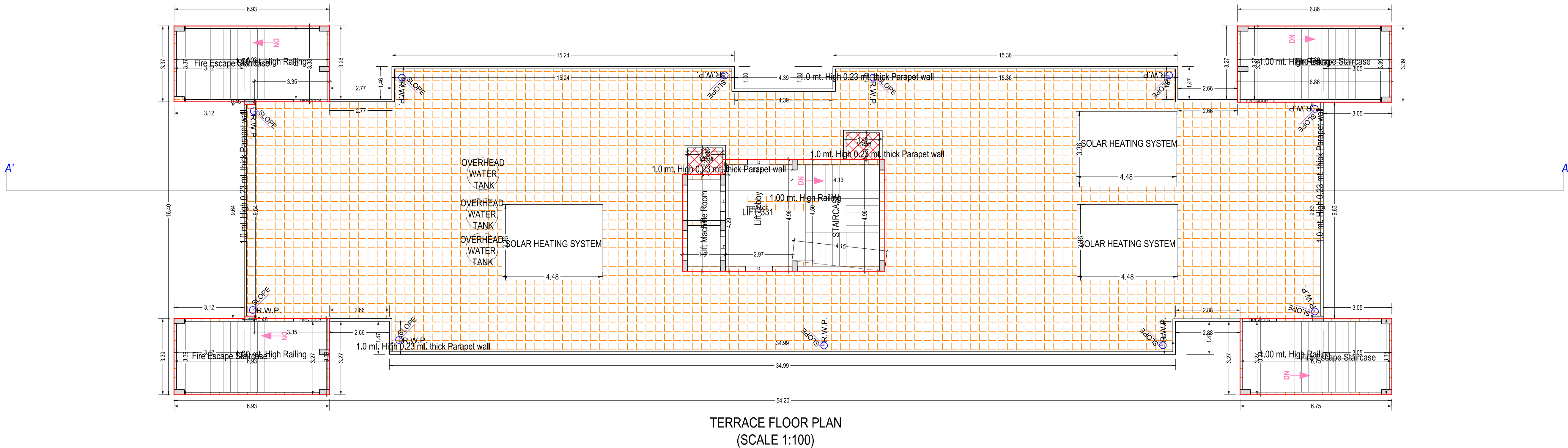
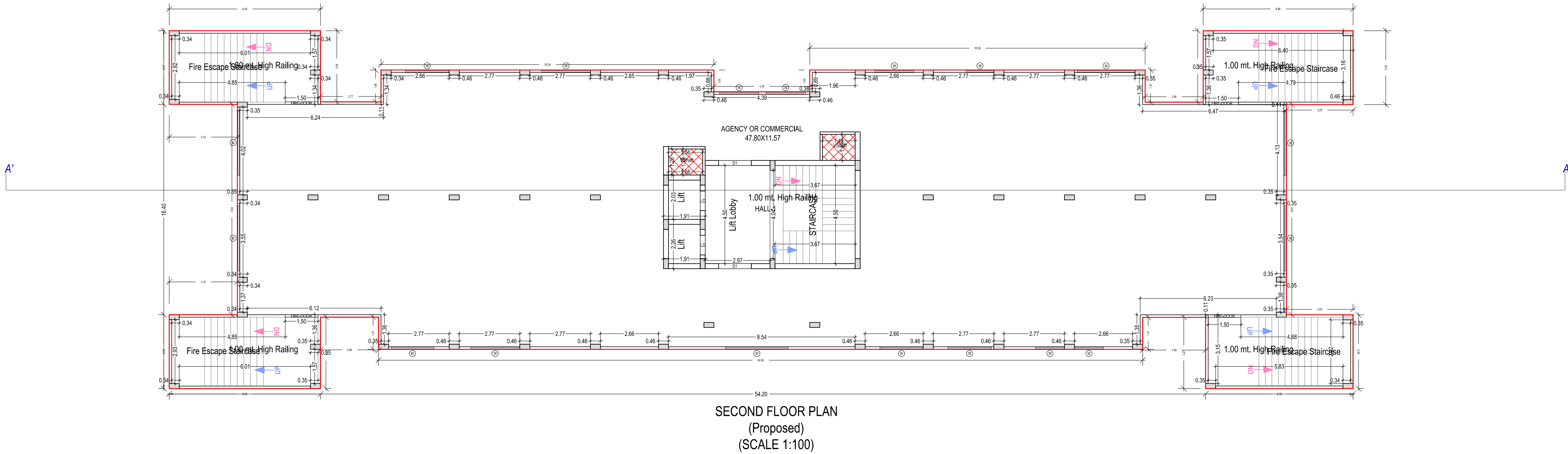
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OWNER'S NAME AND SIGNATURE MS A AND P LUCKNOW CONSTRUCTIONS.aplucknowconstructionsmap@gmail.com.8296037017 MR ARPIT YADAV AND MRL. HARSH KUMAR GAUR.aplucknowconstructionsmap@gmail.com	
ARCHITECT'S NAME AND SIGNATURE SANJESH KUMAR CA/2018/94667	ENGINEER SANJESH KUMAR CA/2018/94667
	Lucknow Development Authority
Building Plan Application Number LDA/BP/21-22/1941 Sanctioned On 12 Jan 2022 Valid Till 12 Jan 2027 Approved By Vice Chairman (Vice Chairman) Examined By Lakshman Singh (Junior engineer) Nagendra Singh (Assistant Engineer) Bhupendra Veer Singh (Executive engineer) Nitin Mital (Chief Town Planner) Pawan kumar Gangwar (Secretary) Vice Chairman (Vice Chairman)	