

File No	ADA/BP/23-24/0446	Sheet	1 / 6	
Version Date	2023-08-18	Scale	1:100	
AREA STATEMENT	VERSION NO : 1.08			
PROJECT DETAIL	VERSION DATE : 10/05/2023			
Authority: Agra Development Authority	Plot Use: Commercial			
Authority Class: Category B	Plot Sub Use: Retail Shop			
Authority Grade: Development Authority (DA)	Development Plan: SHANTI RESIDENCY			
Case Track: Regular	Land Use Zone: Commercial use zone			
Height Limiting Permission	Land Sub Use: Other Commercial			
Nature of Development: NEW	Layout Type: NA			
Casetype: Revision				
Development Area: Developed Area				
SubDevelopment Area: Metro City Area				
Site Address: Plot Agora, Tehsil Agra, Village Dethora				
AREA DETAILS	Sq Mts			
Area of Plot per record				
Document Area	1699.76			
As per site condition	1677.25			
Area of Plot Considered	1677.25			
2. Deduction for				
Development Area	0.00			
Development Area (0.00)	0.00			
(0.00) reservations	0.00			
Total (a)	0.00			
3. Net Area of plot (1 - 2) AREA OF PLOT	1677.25			
Plot Area for Coverage	1677.25			
Plot Area for Coverage	1677.25			
Per Plot Area (1.50)	2515.88			
Total Plot Area (1.50)	2515.88			
6. Total Built up area permissible at:				
Permissible Coverage area (62.00 %)	1006.35			
Permissible Coverage area (55.13 %)	924.74			
Total Prop. Coverage Area (55.13 %)	924.74			
Balance coverage area (8.87 %)	81.63			
Proposed Area at:				
Ground Floor	Proposed Built up	Existing Built up	Proposed F.S.I.	Existing F.S.I.
First Floor	924.74	0.00	924.74	0.00
Second Floor	664.91	0.00	656.88	0.00
Terrace Floor	43.20	0.00	43.20	0.00
Total Area	2557.59	0.00	2498.33	0.00
Total FAR Area:				2498.34
Total Plot Area:				2515.88
Proposed F.S.I. consumed:				1.49
C. Tenement Statement				
D. Tenement Proposed At:				
E. Total Tenement (3 + 4)	1.00			
F. Parking Statement				
G. Parking Space Required as per Regulations:				440.00
H. Proposed Parking Space:				627.63

Required Parking(Table 7a)					
Building Name	Type	SubUse	Area (Sq.mt.)	Units	Car
FLOORS (SITE)	Commercial	Retail Shop	> 0	100	2498.34
Total :	-	-	-	-	32 36

Buildingwise Floor FAR Details					
Floor Name	Building Name	FLOORS (SITE)	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor			924.74	924.74	924.74
First Floor			924.74	916.71	916.71
Second Floor			664.91	656.88	656.88
Terrace Floor			43.20	0.00	43.20
Total:			2557.59	2498.33	2498.33

Building & Unit Details					
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Area (Sq.mt.)
FLOORS (SITE)	1	2557.59	35.17	16.06	8.03 2498.34 2498.33 01
Grand Total	1	2557.59	35.17	16.06	8.03 2498.34 2498.33 01

Parking Check (Table 7b)					
Vehicle Type	No.	Reduced Plot Parking (Increase of Plot having RWMS surrounded FOC)	Prop. Area	No.	Area
Equivalent Car Space	-	-	-	24	330.00
Two Stack Car	-	-	-	12	165.00
Total Car	32	-	440.00	36	495.00
Two Stack Parking	-	-	-	12	178.68
Open Parking	-	-	-	-	165.00
Total			440.00		660.00

Building USE/SUBUSE Details					
Building Name	Building Use	Building Subuse	Building Use Group	Building Structure	Building
FLOORS (SITE)	Commercial	Retail Shop	-	Lowrise Building	1
GROUND FLOOR PLAN					
FIRST FLOOR PLAN					
SECOND FLOOR PLAN					
TERRACE FLOOR PLAN					

Tree Details (Table 3h)					
Plot	Name	Area	No.	Prop.	Plot
PLOT	Tree	17	19		

OWNER'S NAME AND SIGNATURE					
OWNER'S NAME AND SIGNATURE	MS INDRAPRASTHA BUILDERS DEVELOPERS	9927456028	9927456028	9927456028	9927456028
ARCHENG'S NAME AND SIGN	9927456028	9927456028	9927456028	9927456028	9927456028
BANWARI SINGH	AM1761114	AM1761114	AM1761114	AM1761114	AM1761114



Agra Development Authority					
31 Oct 2023	Sanctioned On				

Building Plan Application Number					
ADA/BP/23-24/0446	Sanctioned On				

31 Oct 2023

Valid Till

30 Oct 2028

Approved By

Charchit Gaur (Vice Chairman)

Examined By

Raj Kapoor (JE)

Satish Chand Rajput (Assistant Engineer)

Prabhat Kumar (Executive Engineer/ Town Planner)

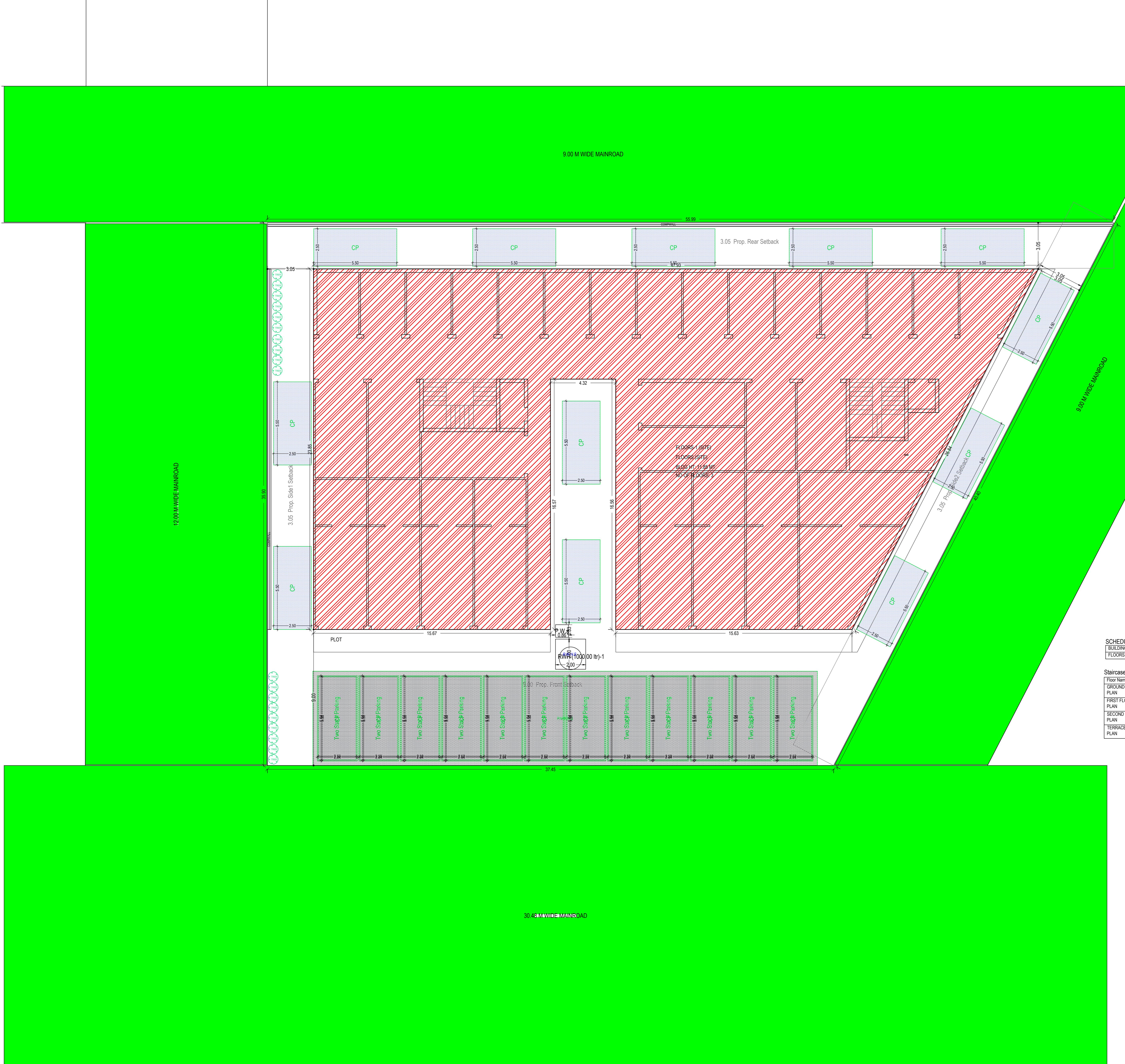
Prabhat Kumar (Chief Town Planner)

Garima Singh (Secretary)

Charchit Gaur (Vice Chairman)

SITE PLAN

(Scale - 1:100)

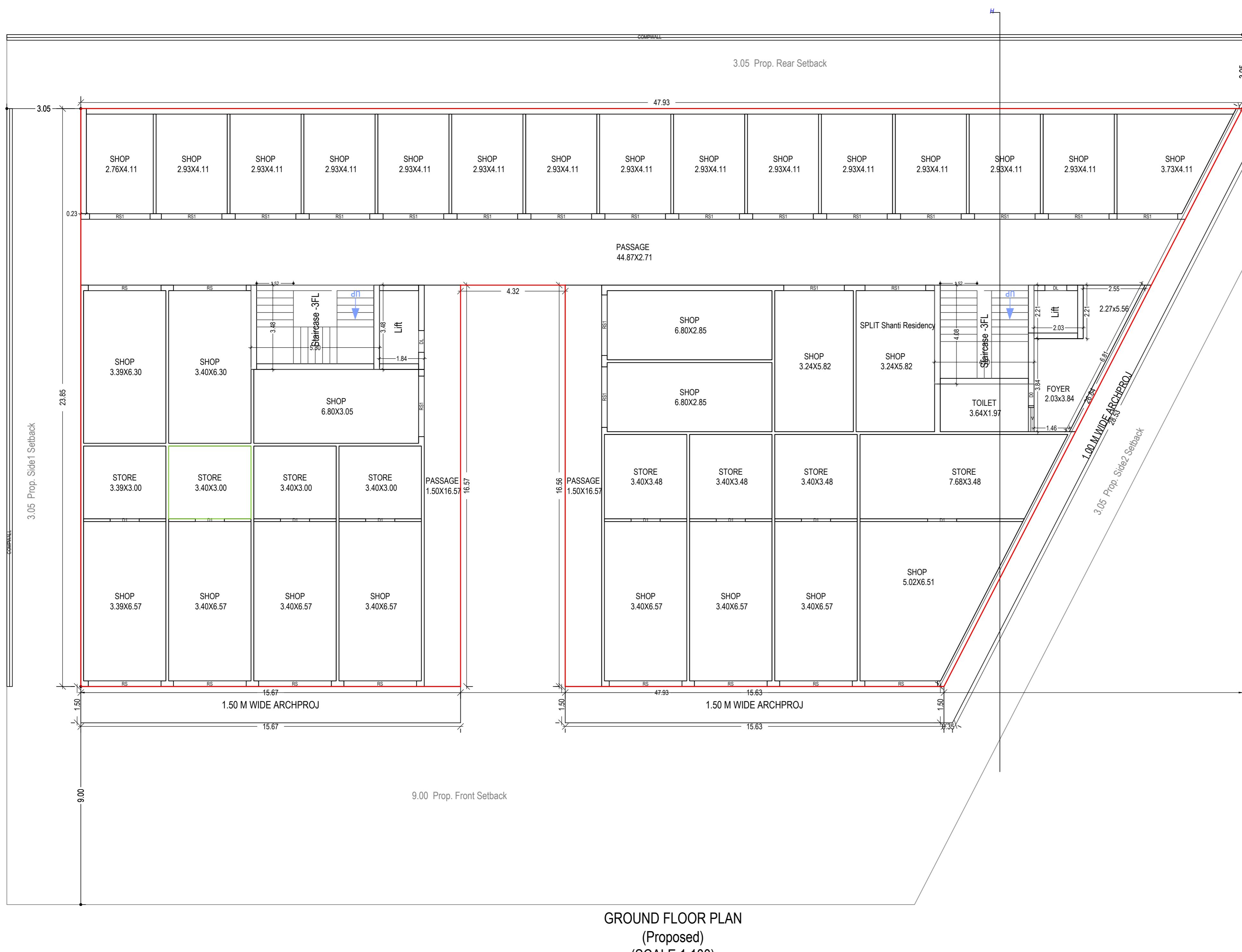


Note: - 1) This drawing is prepared as per the current prevailing Building Bye Laws.

2) If Map sanctioned is used for purpose anything other than stated in application will lead to rejection of Map.

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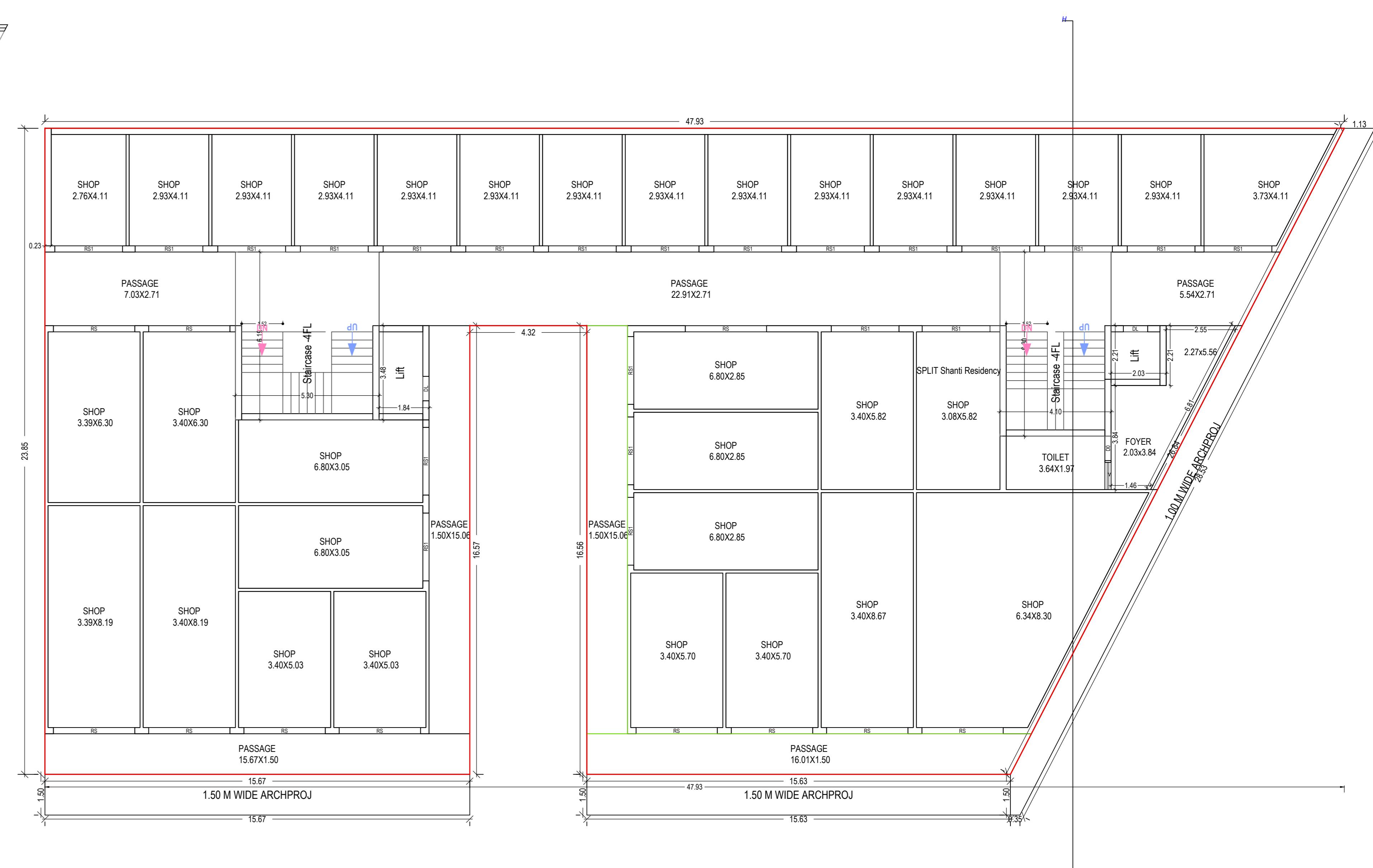
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GROUND FLOOR PLAN

(Proposed)

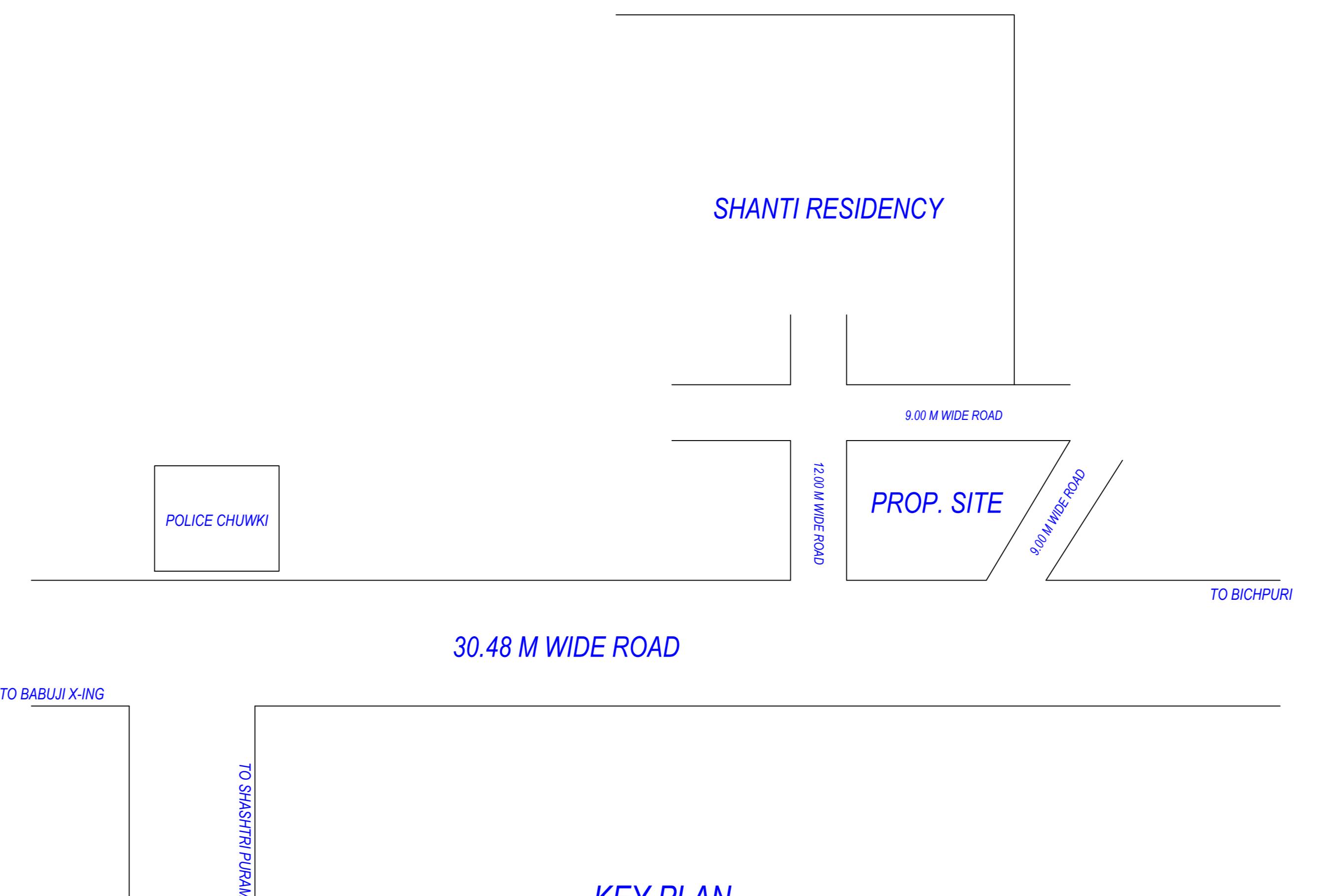
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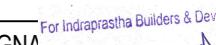
FIRST FLOOR PLAN

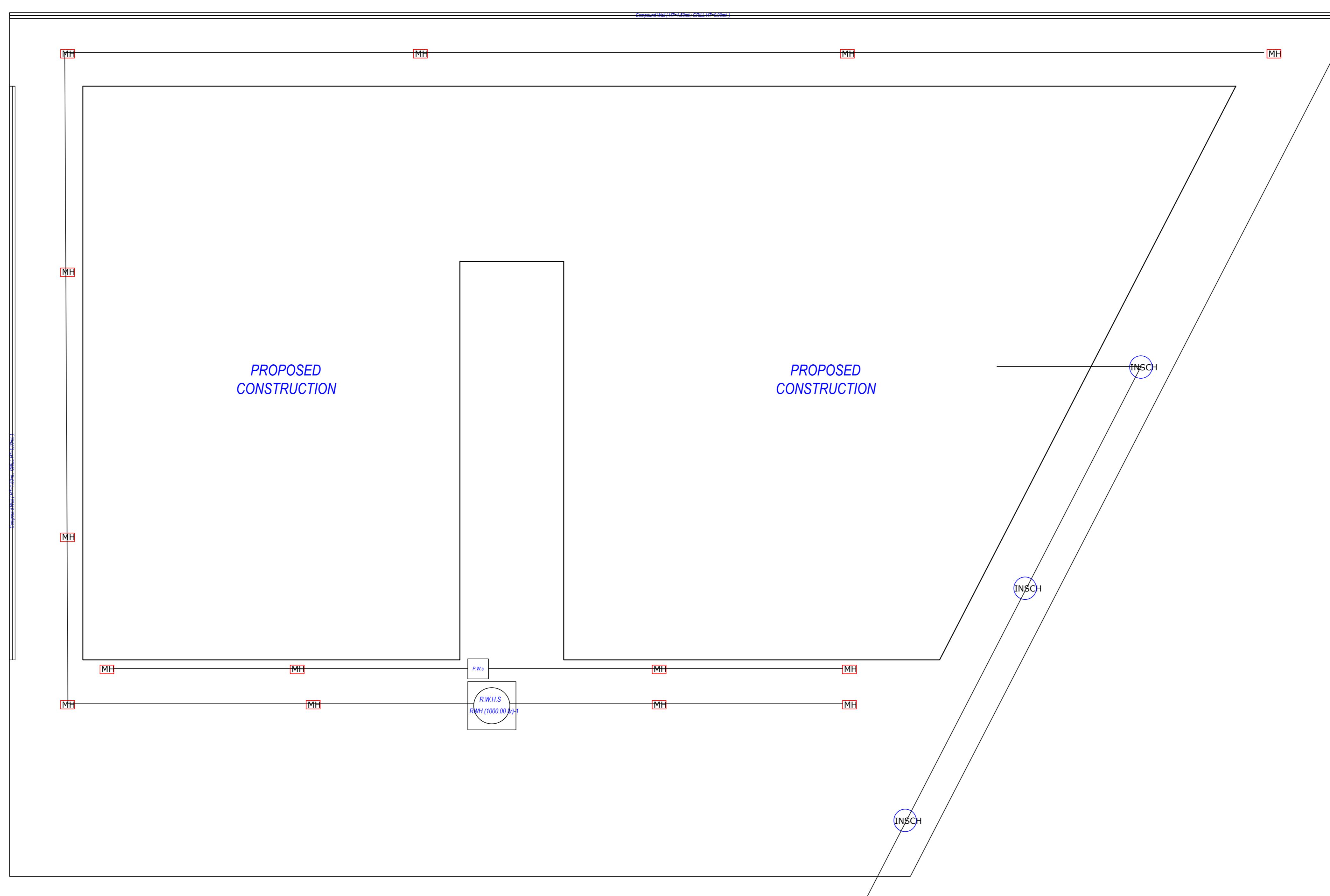
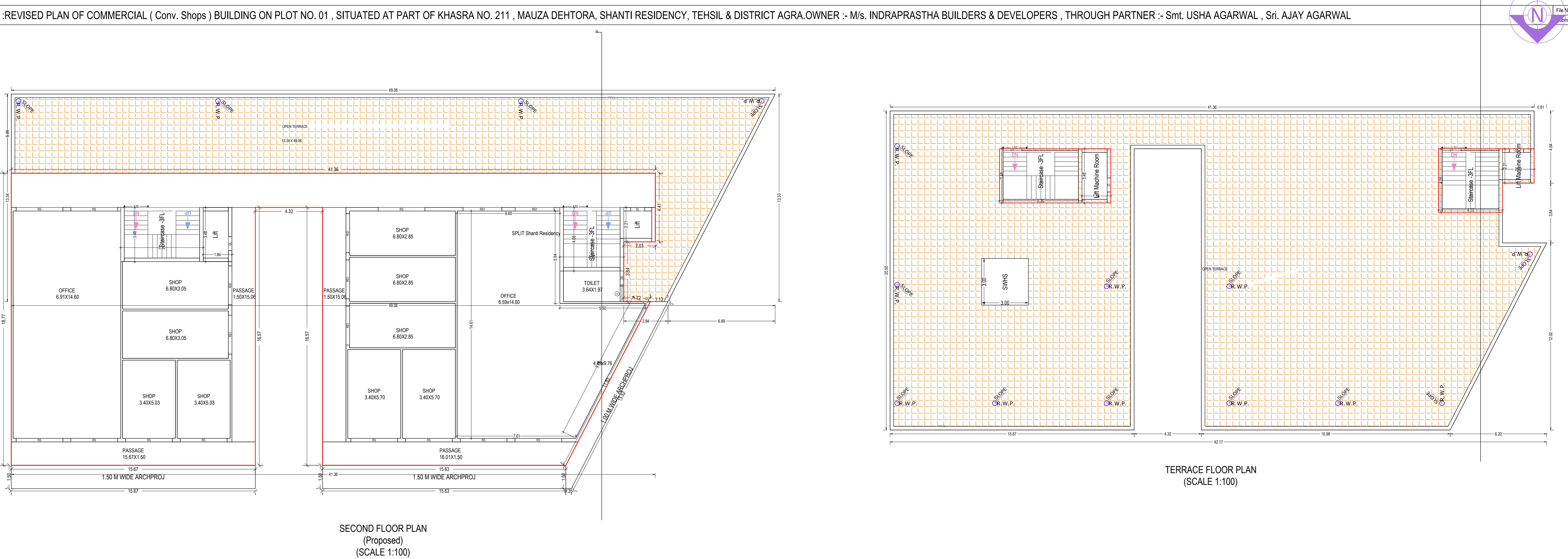
(Proposed)

(SCALE 1:100)



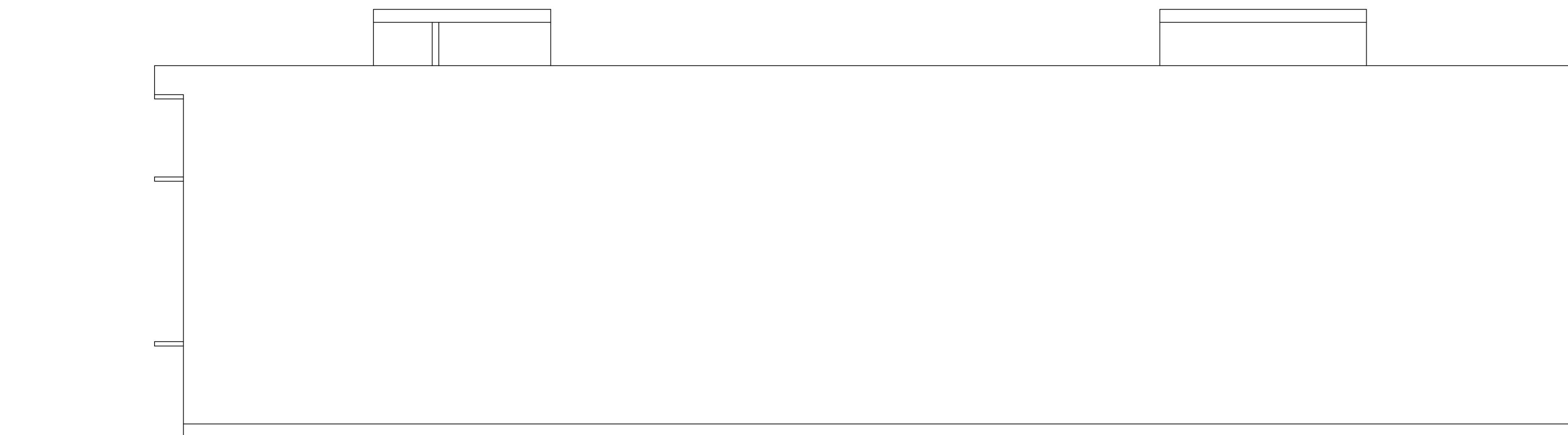
KEY PLAN

OWNER'S NAME AND SIGNATURE	
MS INDRAPRASTHA BUILDERS DEVELOPERS, priya.acrconstructions@gmail.com, 9927456028 Ms INDRAPRASTHA BUILDERS DEVELOPERS THROUGH PARTNER Sri AJAY AGARWAL, priya.acrconstructions@gmail.com, 9927456028 Ms INDRAPRASTHA BUILDERS DEVELOPERS THROUGH PARTNER Sm. USHA AGARWAL, priya.acrconstructions@gmail.com, 9927456028	
ARCH/ENG'S NAME AND SIGNATURE	 For Indraprastha Builders & Developers Partner
BANWARI SINGH AM1781114	INEER
	
Agra Development Authority	
	
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Prabhat Kumar (Chief Town Planner)	
Garima Singh (Secretary)	
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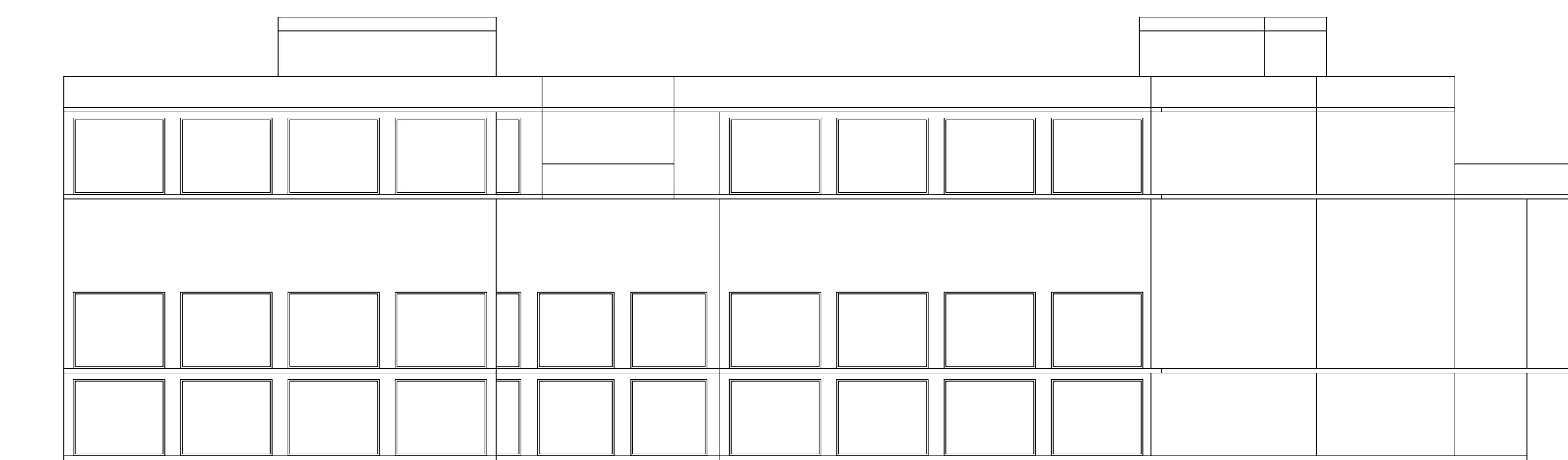


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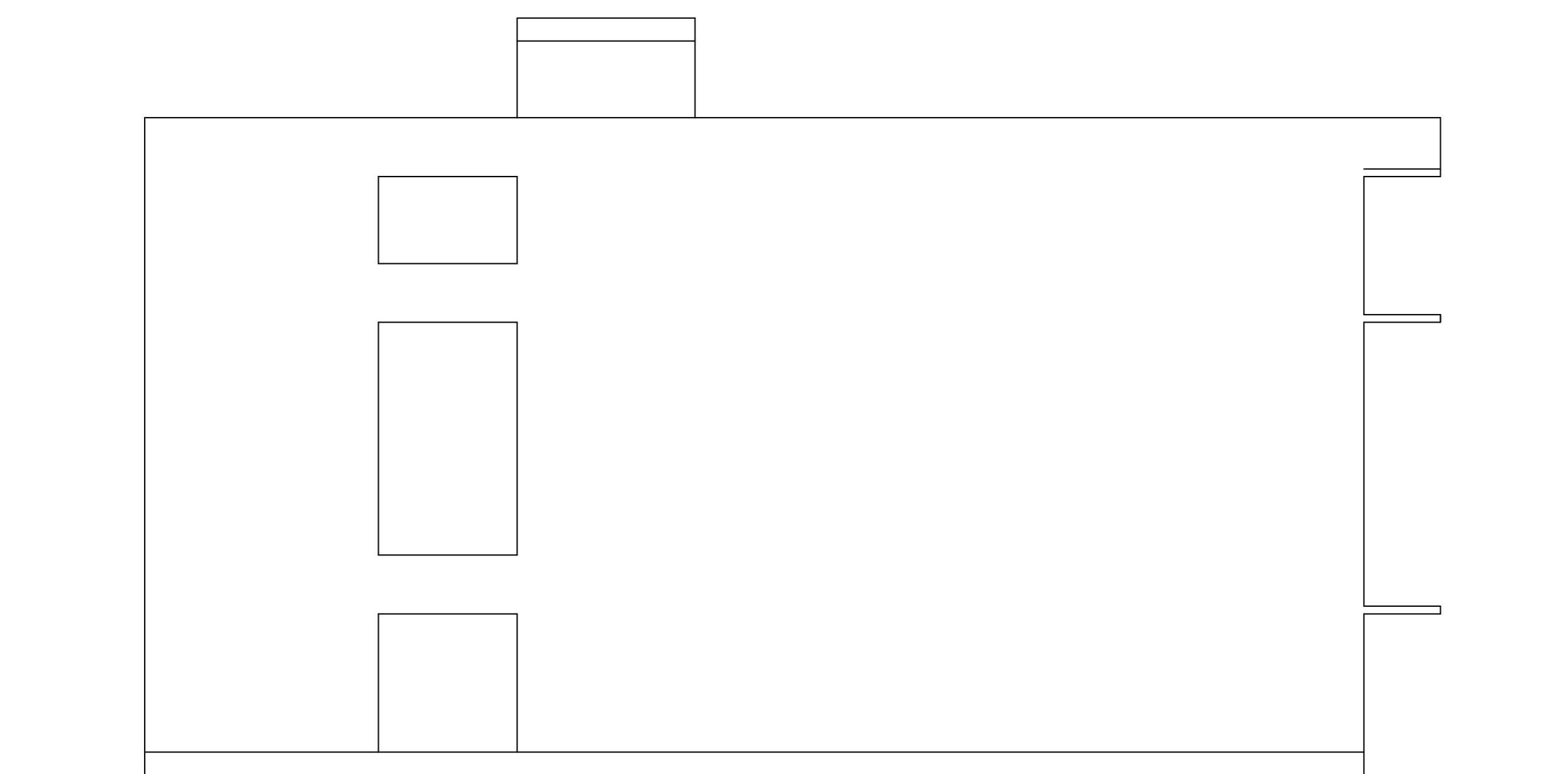
Total Plot Area: - 1677.25	Total FAR Area: - 2498.34	Garima Singh (Secretary)
Total Coverage Area: - 924.74	Total BUA Area: - 2557.59	Charchit Gaur (Vice Chairman)



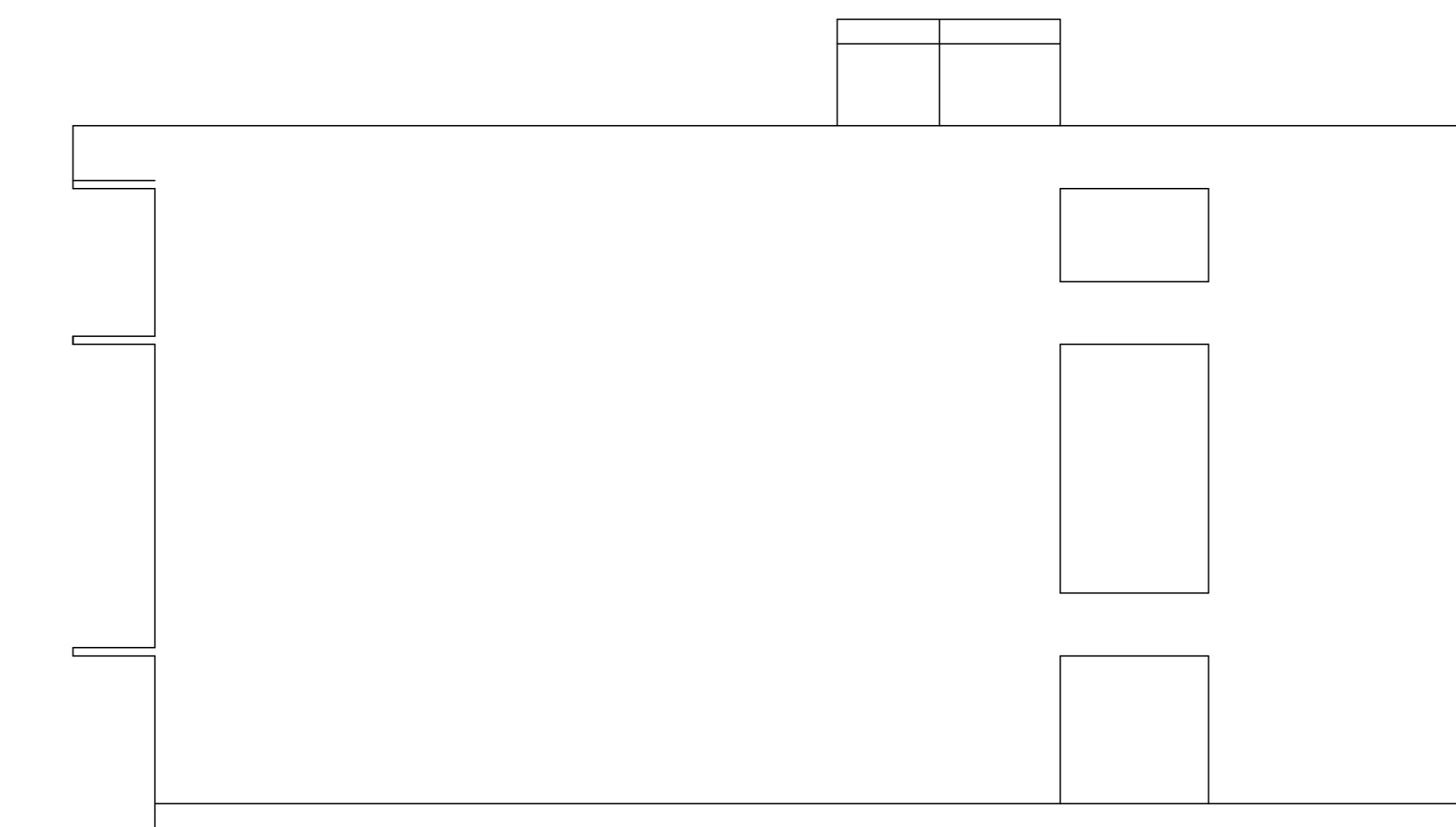
REAR ELEVATION



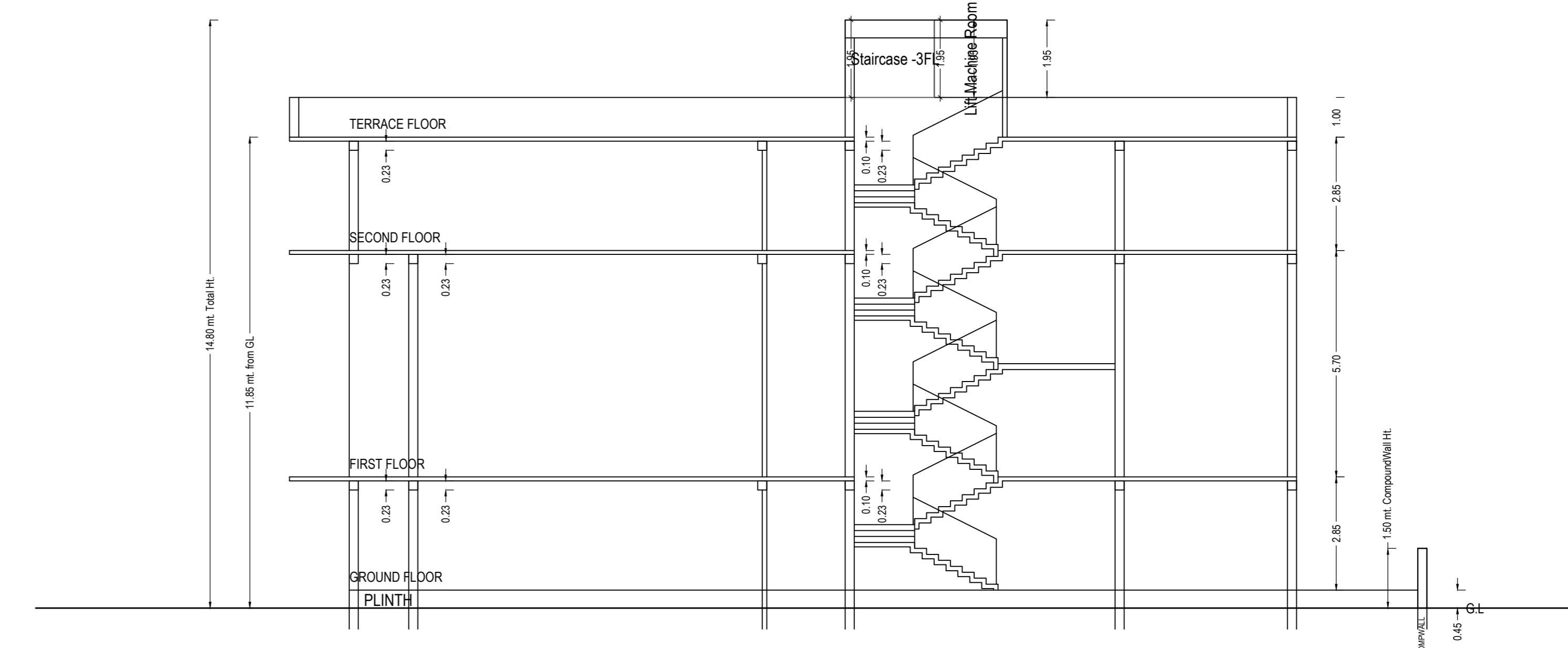
FRONT ELEVATION



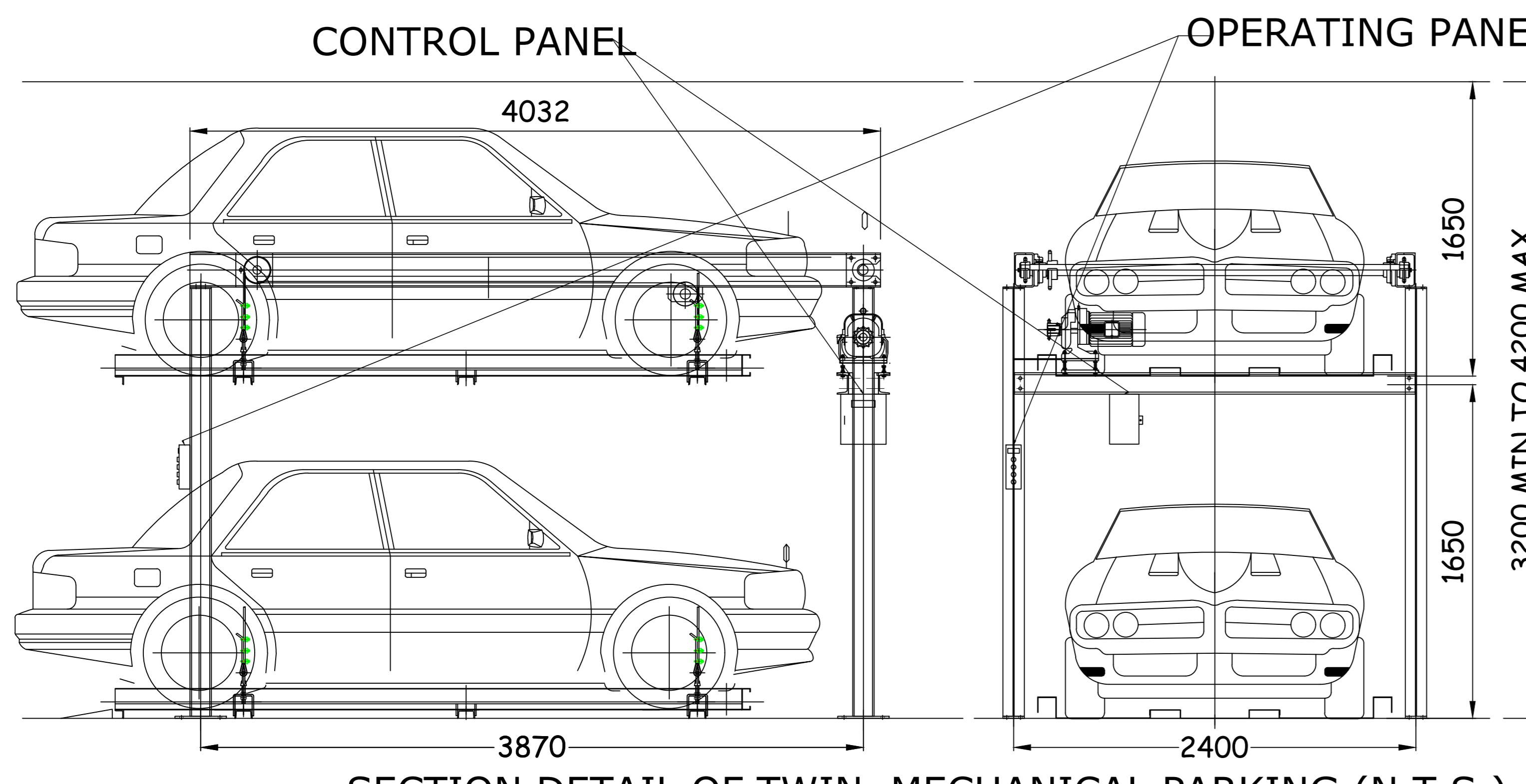
SIDE ELEVATION 1



SIDE ELEVATION 2

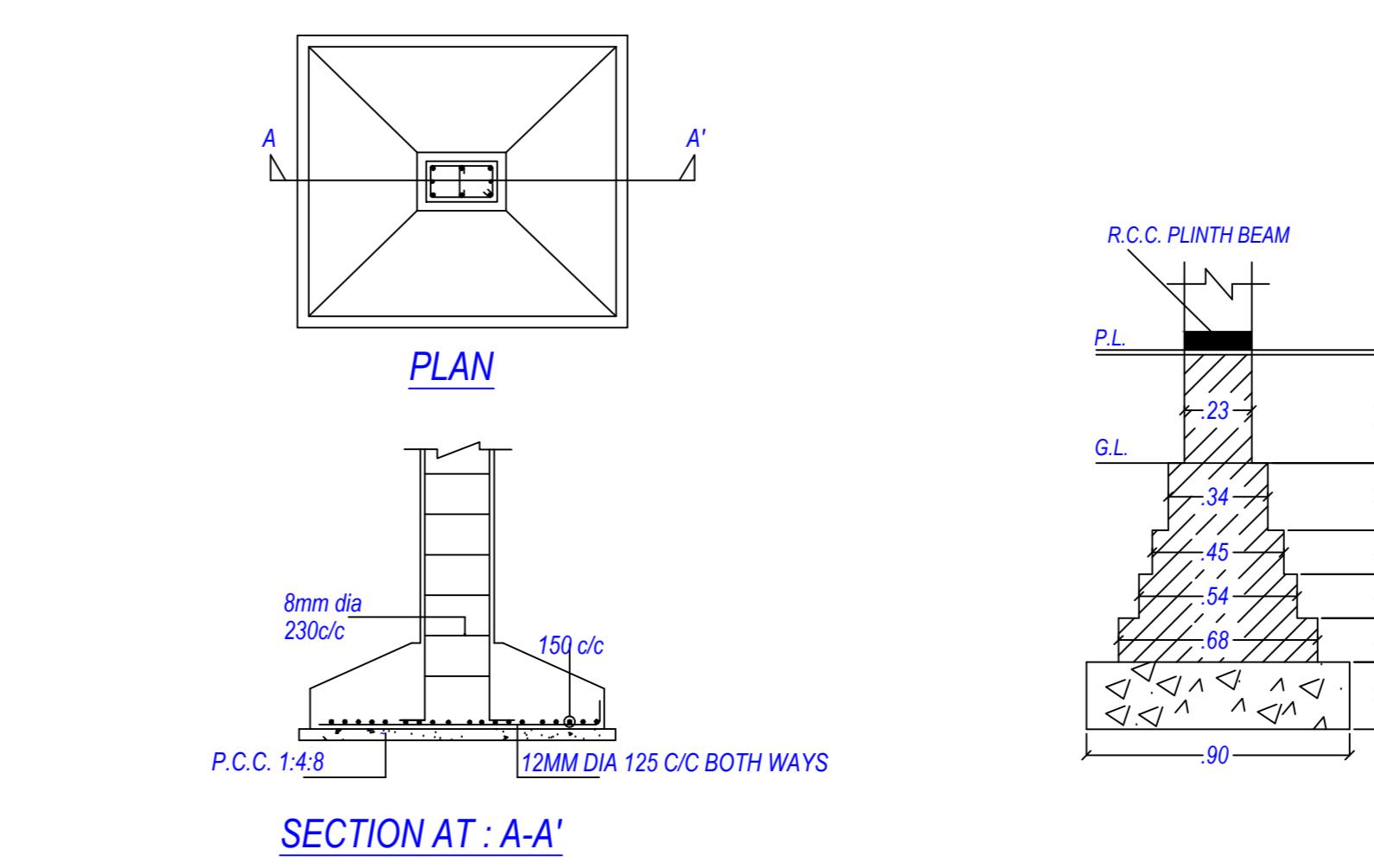


SECTION



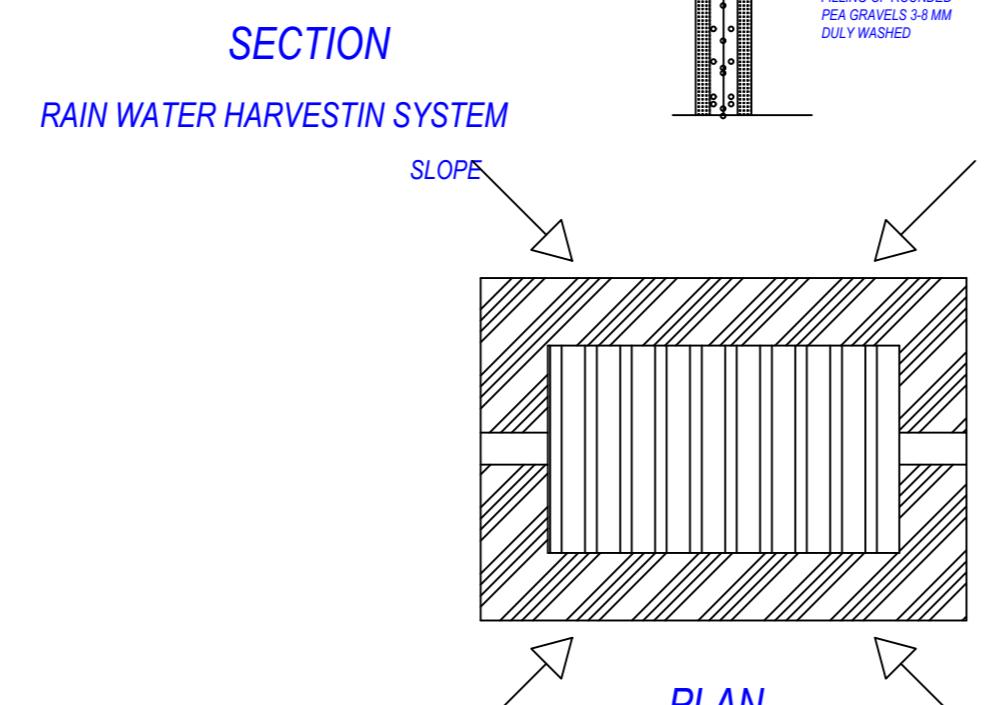
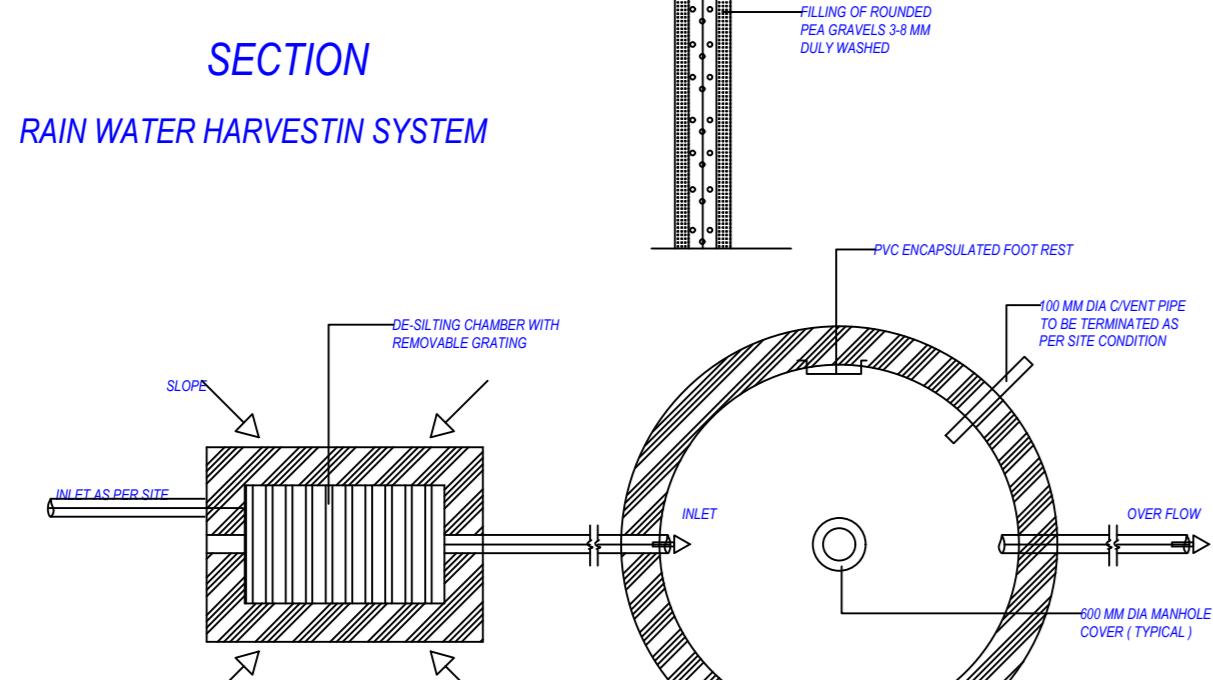
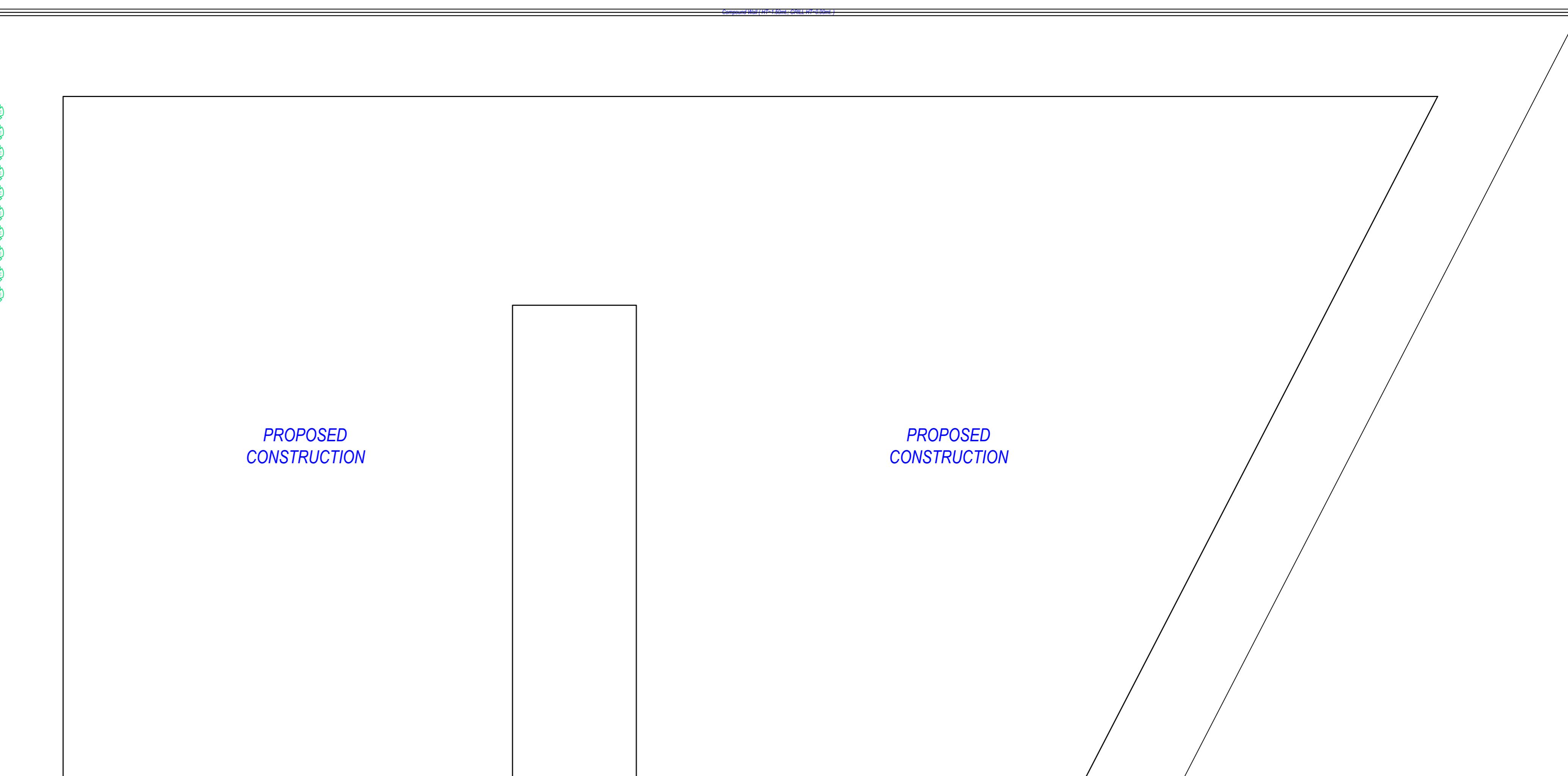
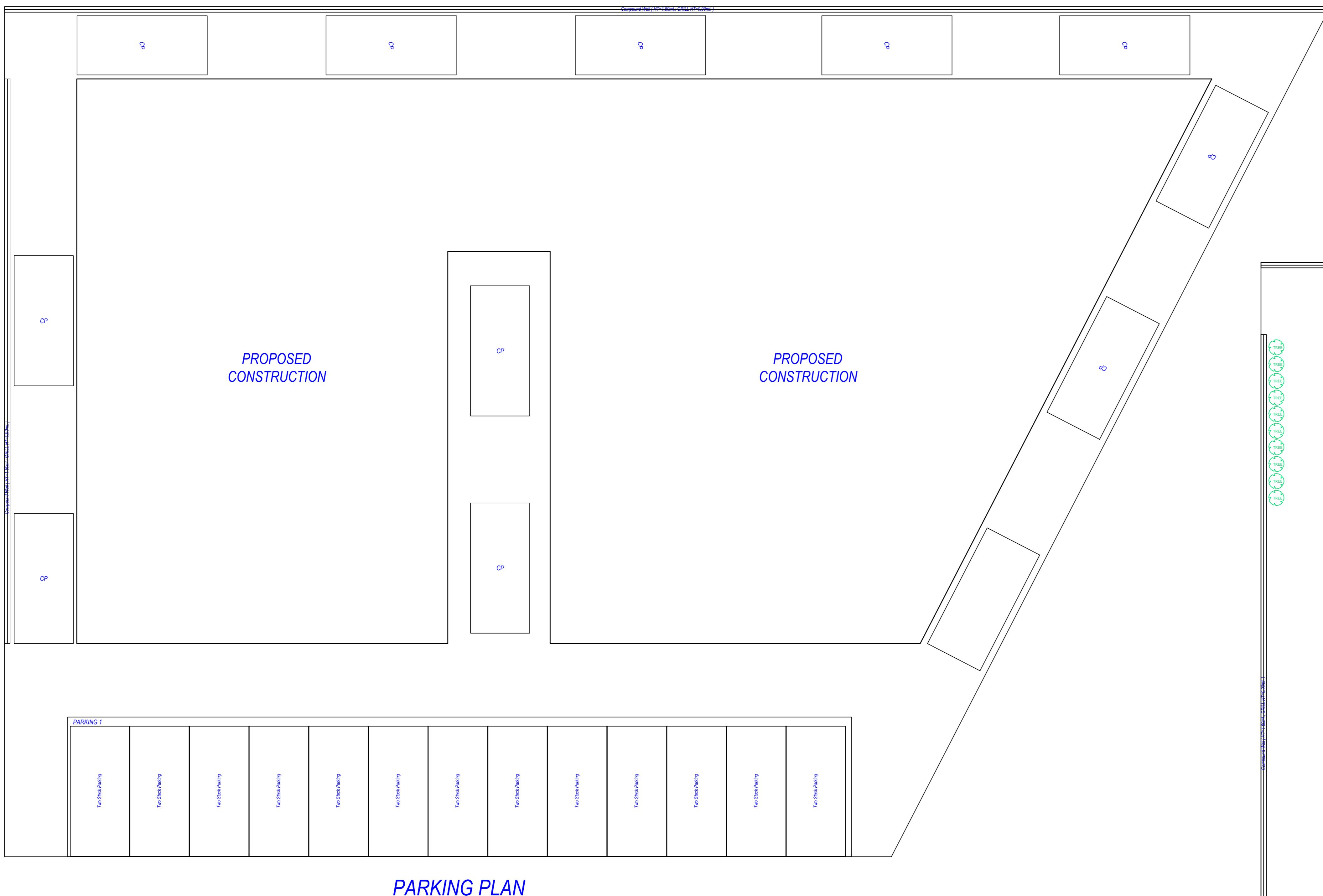
SECTION DETAIL OF TWIN MECHANICAL PARKING (N.T.S.)

SPECIFICATION			
MODEL NO.			RRI-1500
CAR'S			02 CARS
CAR SIZE	LENGTH	5050	MM
	WIDTH	1850	MM
	HEIGHT	1550/2000	MM
	WEIGHT	1800	KG
LIFTING MOTOR		2.2Kw x 4P x 1/75	
LIFTING SPEED		5.244	M/MIN



FOUNDATION DETAIL

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LANDSCAPE PLAN

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Mr INDRAPRASTHA BUILDERS DEVELOPERS THROUGH PARTNER Smt USHA AGARWAL, priya.acconstructions@gmail.com, 9927466028	
ARCHENG'S NAME AND SIGN	INER Name
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