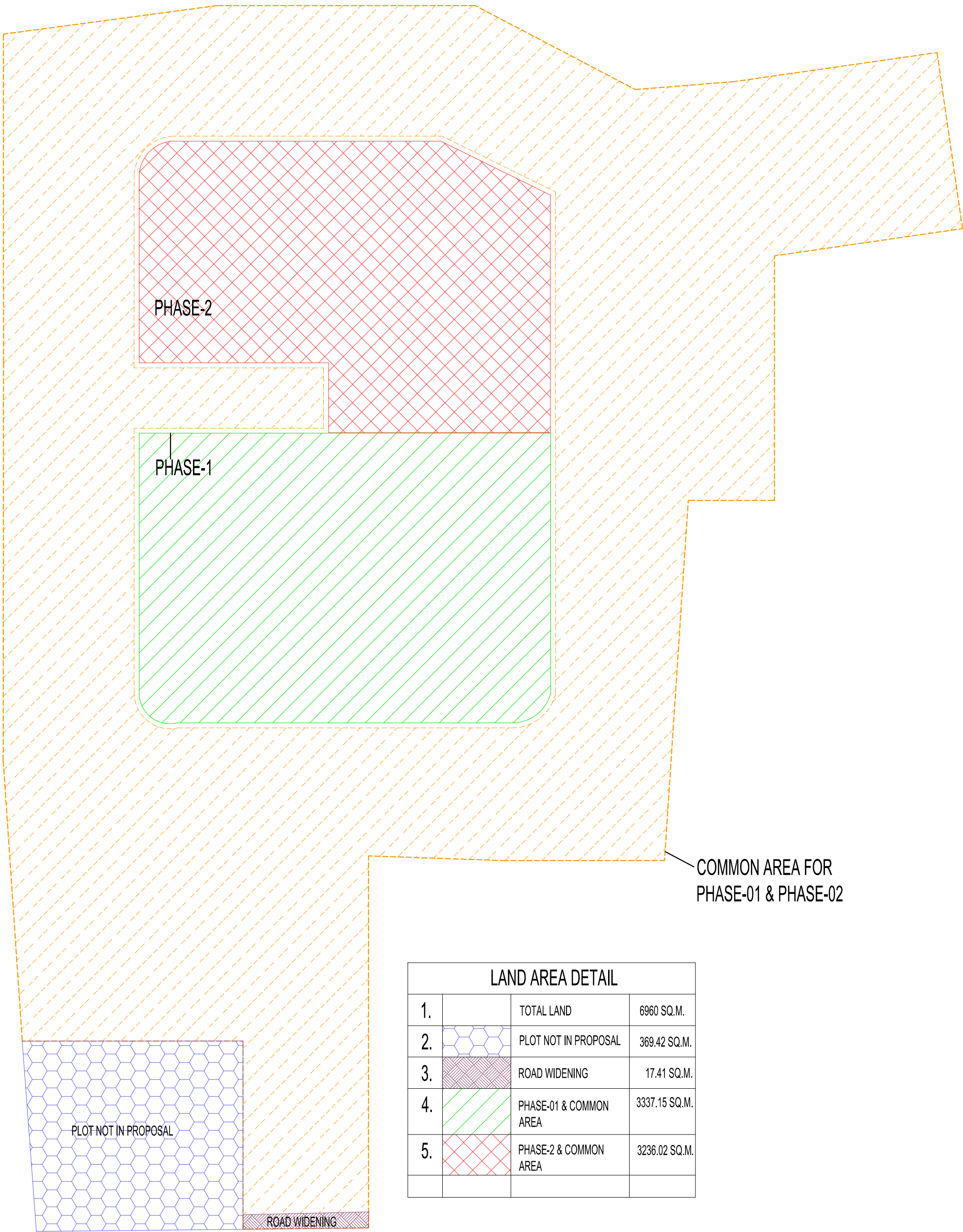




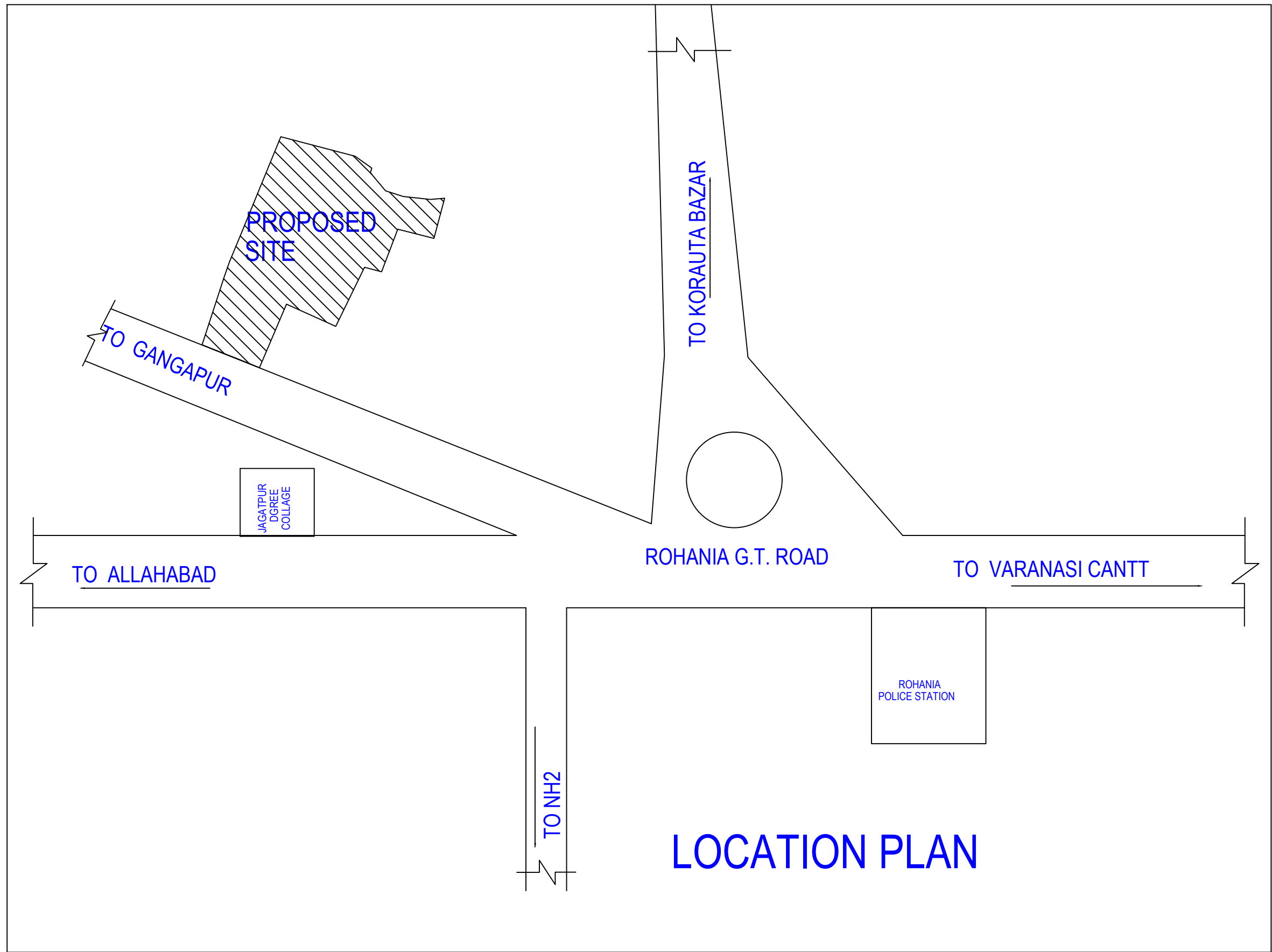
LAND AREA DETAIL			
1.		TOTAL LAND	6960 SQ.M.
2.		PLOT NOT IN PROPOSAL	369.42 SQ.M.
3.		ROAD WIDENING	17.41 SQ.M.
4.		PHASE-01 & COMMON AREA	3337.15 SQ.M.
5.		PHASE-2 & COMMON AREA	3236.02 SQ.M.

PHASE DEMARCATION PLAN
RUDRA AADHARSHILA PHASE -01 & 02 GANGAPUR

OTHERS LAND

OTHERS LAND

OTHERS LAND



LOCATION PLAN

KEY PLAN

Green and open space Area	
Name	Prop. Area
PARK	686.27
PARK	306.37

Tree Details (Table 3h)

plot	Tree	Nos Of Times	
		Regd	Prop
		33	61

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.)	Total FAR Area (Sq.mt.)	No. of Unit
			Duct/Void. Duct, Chok	Chok		Murthy	Lift			
A (GROUP)	1	11157.07	37.20	1119.87	337.06	131.52	8.22	566.53	27.76	151.34
Total	1	11157.07	37.20	1119.87	337.06	131.52	8.22	566.53	27.76	151.34

Building Name	Building Use	Building SubUse	Building Group	Building Type	No. Of Residential Units	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse
A (GROUP)	Residential	Group Housing	-	Highrise	112	BASEMENT FLOOR PLAN	Residential - Parking	Group Housing	Residential FAR	Residential	Group Housing
						STILT FLOOR PLAN	Residential - Parking - MET RM + TOI	Group Housing	Residential FAR	Residential	Group Housing
							Residential	Group Housing	Residential FAR	Residential	Group Housing
							Residential	Group Housing	Residential FAR	Residential	Group Housing
TYPICAL - 1-14 FLOOR PLAN	Residential	Group Housing	-	Highrise	112	TYPICAL - 1-14 FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
						TERRACE FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing

Buildingwise Floor FAR Details

Floor Name	Building Name A (GROUP)		Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)		
Basement Floor	1593.60	1.38	1593.60	1.38
SBT Floor	638.73	28.97	638.73	28.97
First Floor	631.20	555.21	631.20	555.21
Second Floor	631.20	555.21	631.20	555.21
Third Floor	631.20	555.21	631.20	555.21
Fourth Floor	631.20	555.21	631.20	555.21
Fifth Floor	631.20	555.21	631.20	555.21
Sixth Floor	631.20	555.21	631.20	555.21
Seventh Floor	631.20	555.21	631.20	555.21
Eighth Floor	631.20	555.21	631.20	555.21
Ninth Floor	631.20	555.21	631.20	555.21
Tenth Floor	631.20	555.21	631.20	555.21
Eleventh Floor	631.20	555.21	631.20	555.21
Twelfth Floor	631.20	555.21	631.20	555.21
Thirteenth Floor	631.20	555.21	631.20	555.21
Fourteenth Floor	631.20	555.21	631.20	555.21
Terrace Floor	50.74	0.00	50.74	0.00
Total	11119.87	7803.29	11119.87	7803.29

Color Notes

COLOR INDEX	
PLOT BOUNDARY	Black
ABUTTING ROAD	Red
PROPOSED CONSTRUCTION	Green
COMMON PLOT	Yellow
ROAD ALIGNMENT (ROAD WIDENING AREA)	Blue
FUTURE T.P. SCHEME DEDUCTION AREA	Orange
EXISTING (To be retained)	Light Green
EXISTING (To be demolished)	Light Yellow

Existing Building Details

Name	Use	SubUse	Structure	Height	Floor No.	FAR Area	BUA Area
ExStructure TO BE RETAINED-1	Residential	Group Housing	Highrise	44.85	15	7991.84	12002.57
ExStructure TO BE RETAINED-2	Community Facility	Public Purpose Building	Lowrise Building	9.31	3	280.14	280.14

Required Parking (Table 7a)

Building Name	Type	SubUse	Units		Car		Visitors Car		TwoWheeler				
			Area (Sq.mt.)	Parking space reqd for every	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.			
A (GROUP)	Residential	Group Housing	0-50	1	56.00	-	-	-	-	100	56	-	
			50-100	1	56.00	1.00	56	-	-	-	-	-	
			100-150	1	-	1.25	-	-	-	-	-	-	
			>150	1	-	1.50	-	-	-	-	-	-	
			>2	1	-	-	-	-	1.00	-	-	-	
			>2	1	-	-	-	-	-	-	-	-	
Total			-	-	-	56	140	-	0	7	-	56	57

Total Plot Area :- 6573.10

Total FAR Area :- 7850.17

Total Coverage Area :- 1257.94

Total BUA Area :- 11119.87

OWNER'S NAME AND SIGNATURE

MS RUDRA BHAWAN NIRMAN LLP, priyanshi_rastogi@rudra.net.in, 911800535

ARCHITECT'S NAME AND SIGNATURE

GAURAV KUMAR SRIVASTAV CA1997/1296

Varanasi Development Authority

Building Plan Application Number

VDA/BP/22-23/0782

Sanctioned On

02 Sep 2023

Valid Till

08 Sep 2028

Approved By

ABHISHEK GOYAL (Vice Chairman)

Examined By

Iqbal Ahmad Hashmi (Junior engineer)

Saurabh Dev Prajapati (Assistant Engineer)

Manoj Kumar (Executive Engineer/ Town Planner)

Manoj Kumar (Chief Town Planner)

Sunil Kumar Verma (Secretary)

ABHISHEK GOYAL (Vice Chairman)

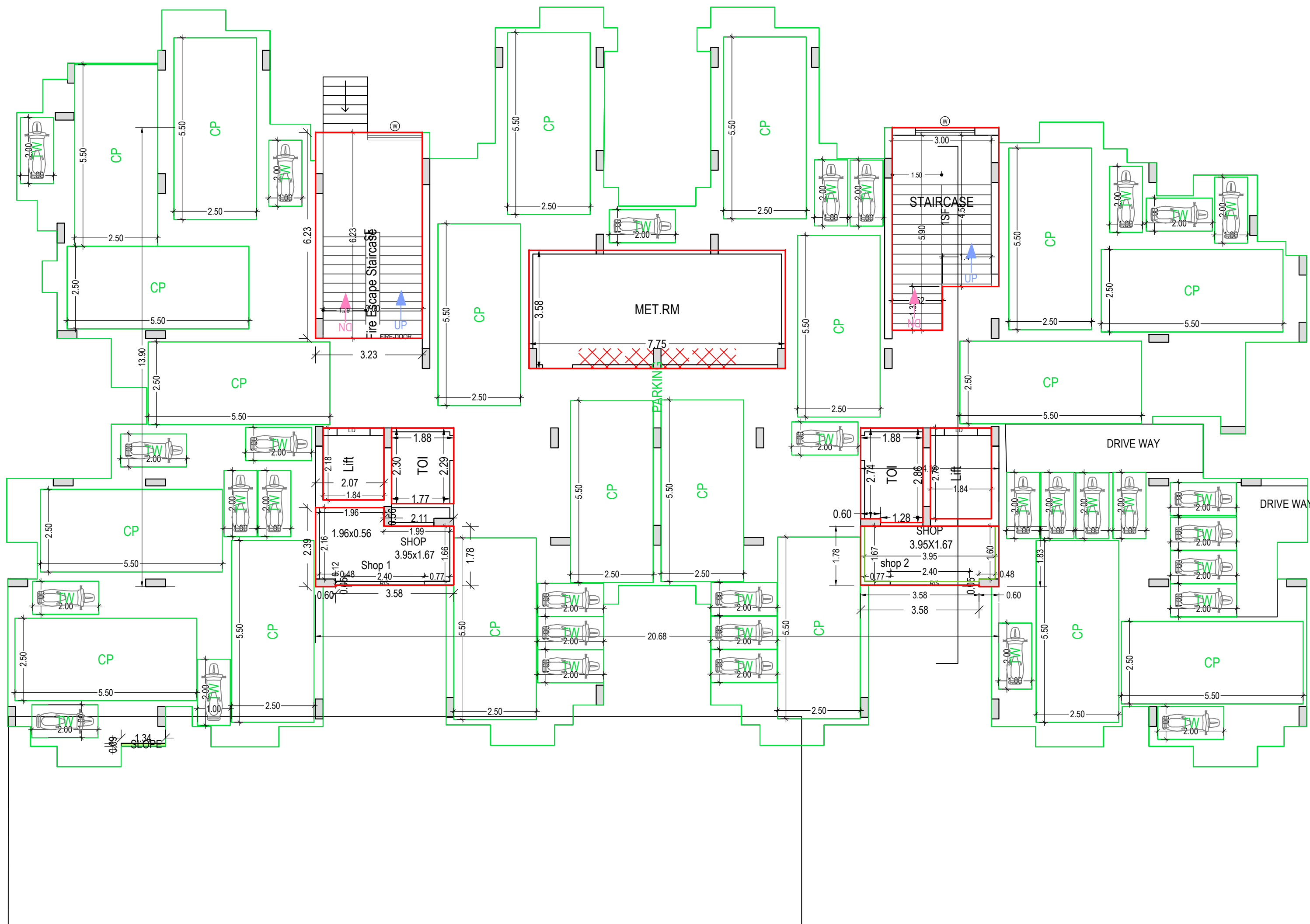
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ISO_A00_841.00 x 1189.00_MM

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



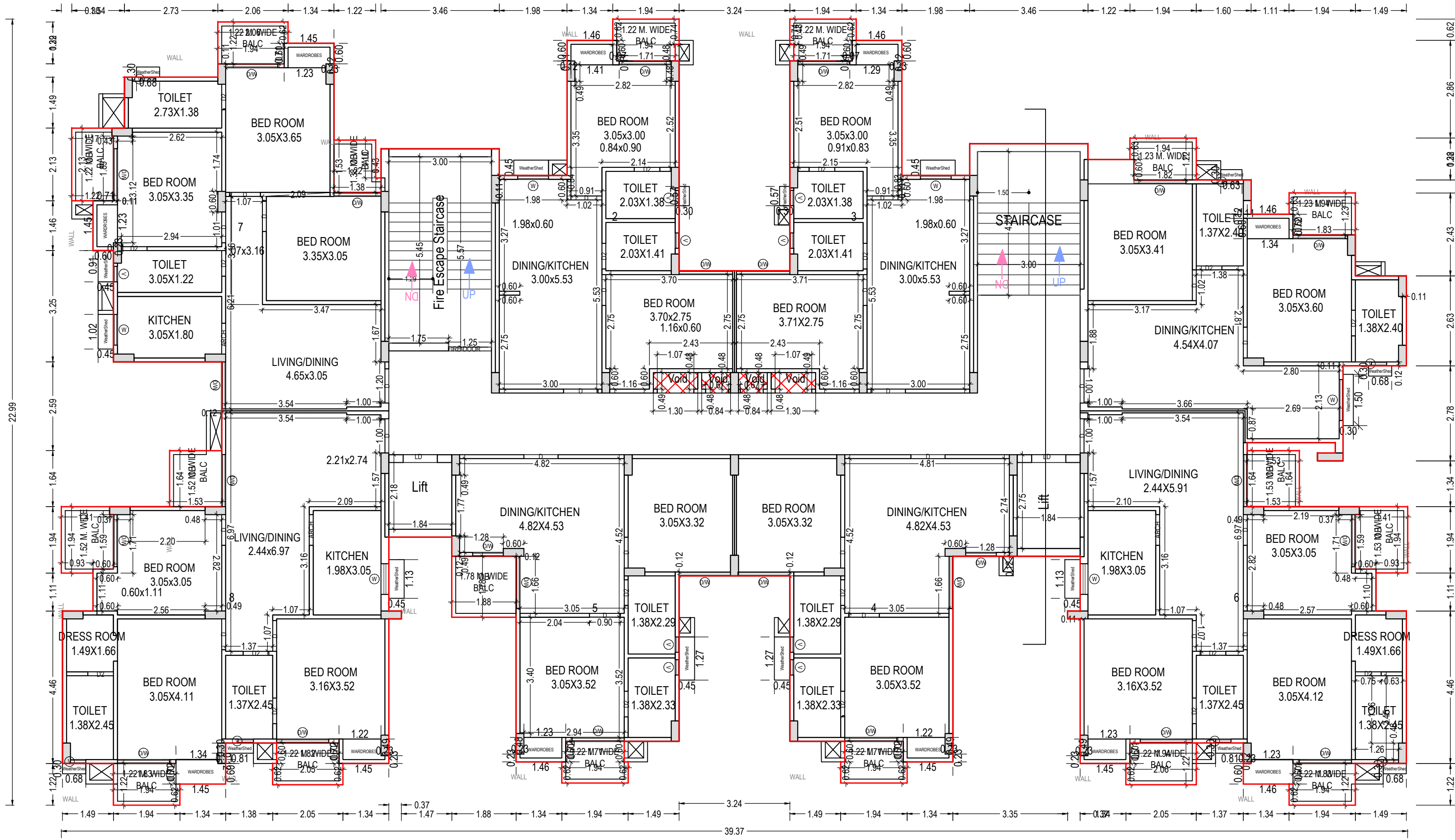
STILT FLOOR PLAN
(Proposed)
(SCALE 1:100)

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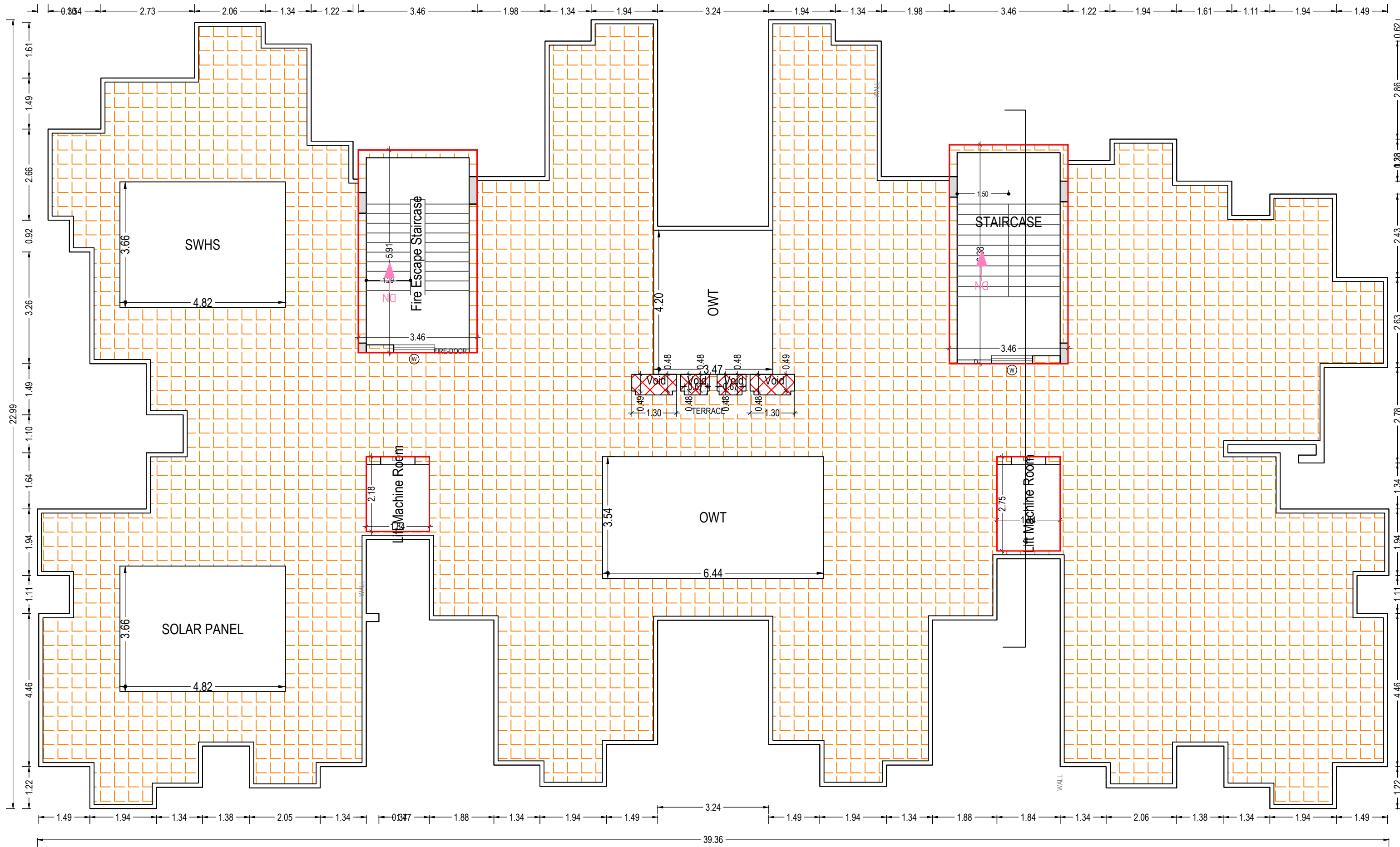
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Total Plot Area: -	6573.10	Total FAR Area: -	7850.17
Total Coverage Area: -	1257.94	Total BUA Area: -	11119.87

OWNER'S NAME AND SIGNATURE MS RUDRA BHAWAN NIRMAN LLP.priyanshi.rastogi@rudra.net.in 9119800535	
ARCHITECT'S NAME AND SIGNATURE GOURAV KUMAR SRIVASTAVA CA/1997/21296 Digitally signed by GOURAV KUMAR SRIVASTAVA Date: 09 Sep 2023 12:02:04 Designation: Architect	REGISTERED ARCHITECT RE ENGINEER
	Varanasi Development Authority 
Building Plan Application Number VDA/BP/22-23/0782	
Sanctioned On 02 Sep 2023	
Valid Till 08 Sep 2028	
Approved By ABHISHEK GOYAL (Vice Chairman)	
Examined By Iqbal Ahmad Hashmi (Junior engineer) SAURABH DEV PRAJAPATI (Assistant Engineer) Manoj Kumar (Executive Engineer/ Town Planner) Manoj Kumar (Chief Town Planner) Sunil Kumar Verma (Secretary) ABHISHEK GOYAL (Vice Chairman)	

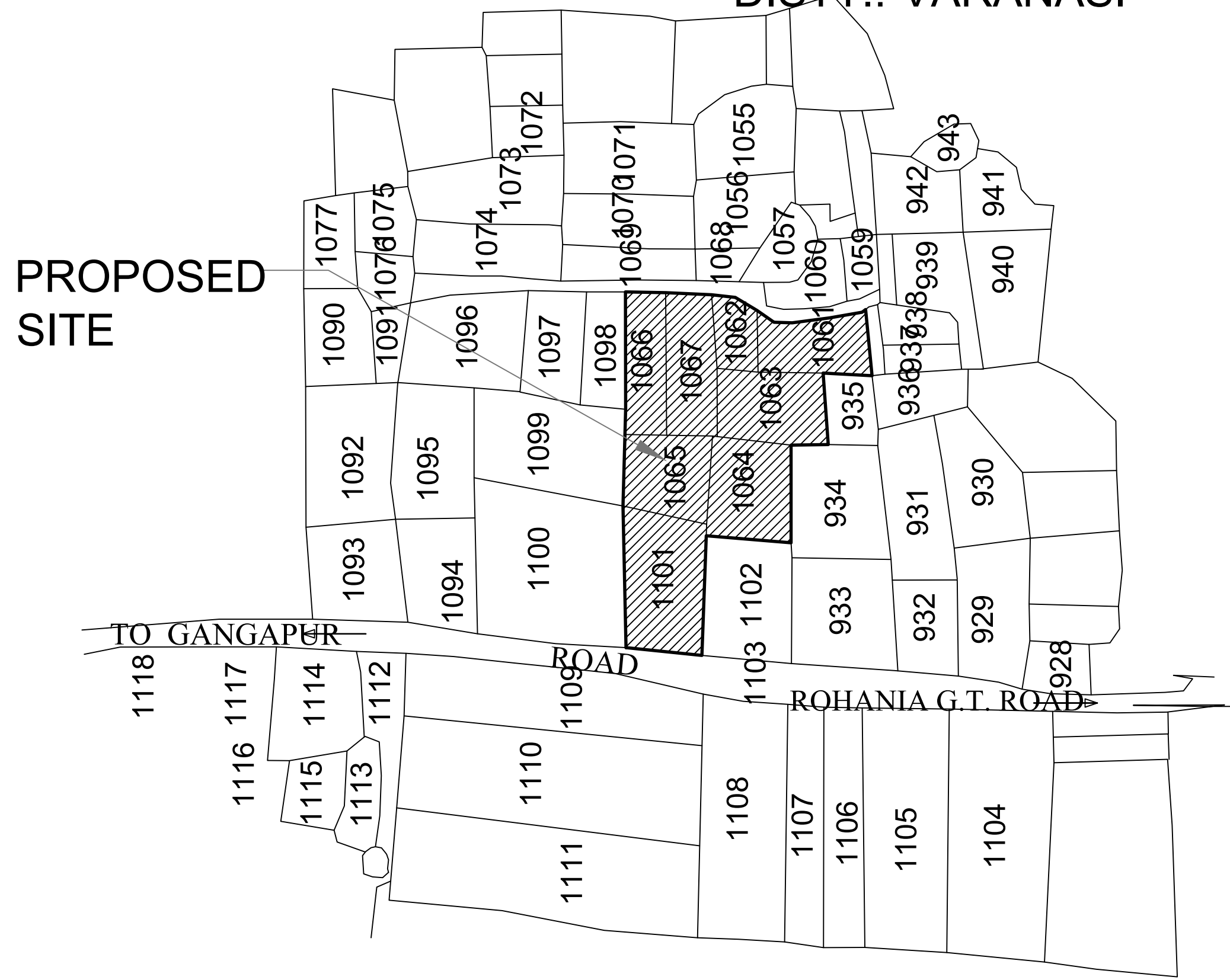


TYPICAL - 1- 14 FLOOR PLAN
(Proposed)
(SCALE 1:100)



TERRACE FLOOR PLAN
(SCALE 1:100)

VILLAGE:- DAREKHU
PARGANA:-KASWAR
RAJA
TAHSIL:-RAJATALAB
DISTT.-:VARANASI

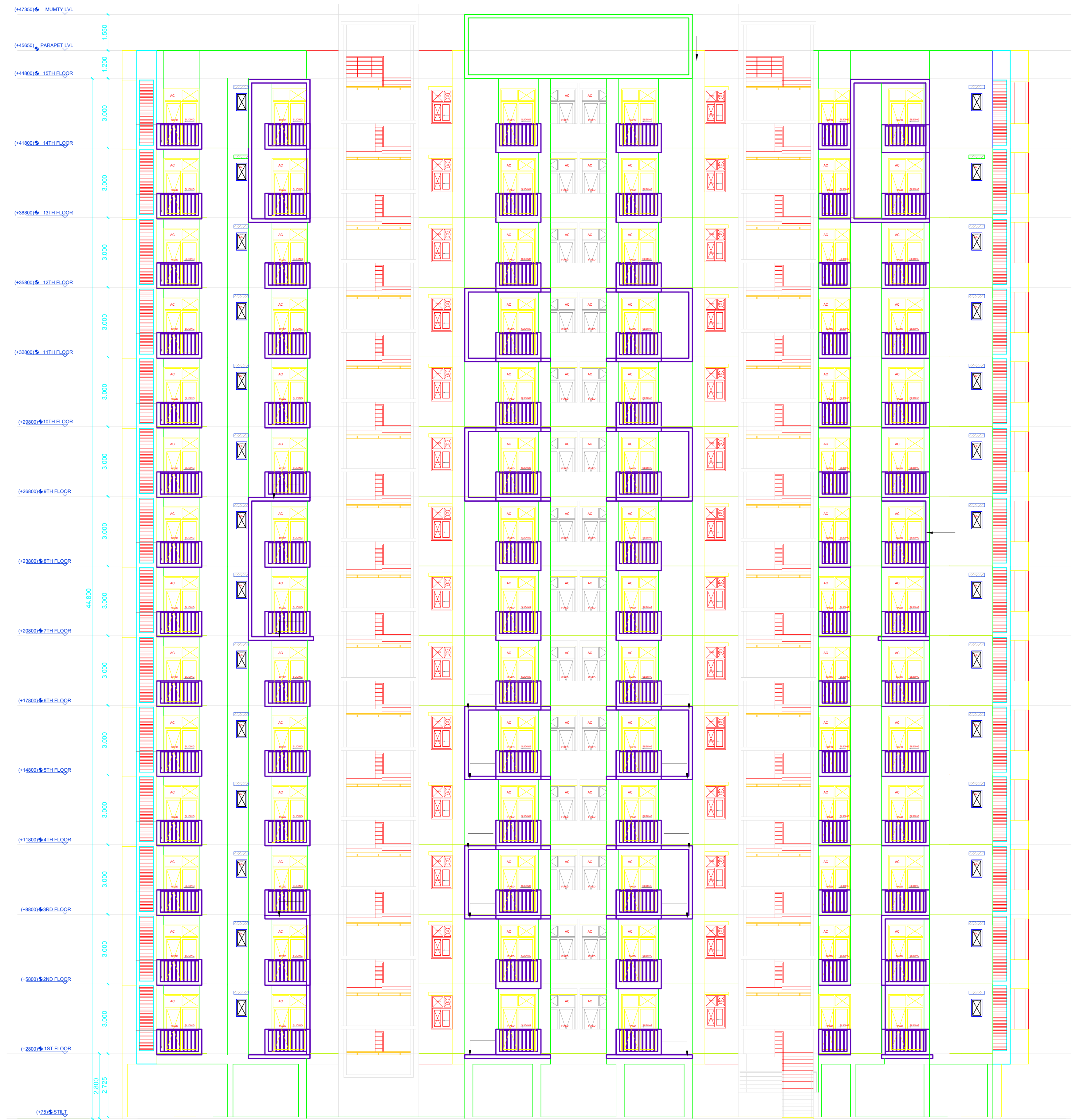


SAZARA PLAN

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Total Coverage Area: -	1257.94	Total BUA Area: -	11119.87

OWNER'S NAME AND SIGNATURE MS RUDRA BHAWAN NIRMAN LLP.priyanshi.rastogi@rudra.net.in.9119800535	
ARCHITECT'S NAME AND SIGNATURE GOURAV KUMAR SRIVASTAV CA/1997/21296 Digitally signed by GOURAV KUMAR SRIVASTAV Date: 09 Sep 2023 12:02:04 Designation: Architect	RE ENGINEER
	Varanasi Development Authority
Building Plan Application Number VDA/BP/22-23/0782 Sanctioned On 02 Sep 2023 Valid Till 08 Sep 2028 Approved By ABHISHEK GOYAL (Vice Chairman) Examined By Iqbal Ahmad Hashmi (Junior engineer) SAURABH DEV PRAJAPATI (Assistant Engineer) Manoj Kumar (Executive Engineer/ Town Planner) Manoj Kumar (Chief Town Planner) Sunil Kumar Verma (Secretary) ABHISHEK GOYAL (Vice Chairman)	



FRONT ELEVATION



SIDE ELEVATION

ELEVATION

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ISO_A0_(841.00_x_1189.00_MM)

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Total Coverage Area: -	1257.94	Total BUA Area: -	11119.87

OWNER'S NAME AND SIGNATURE
MS RUDRA BHAWAN NIRMAN
LLP.priyanshi.rastogi@rudra.net.in.9119800535

ARCHITECT'S NAME AND SIGNATURE
GAURAV KUMAR SRIVASTAV
CA/1997/21296
Digitally signed by GAURAV KUMAR SRIVASTAV
Date: 09 Sep 2023 12:02:04
Designation: Architect



Varanasi Development Authority



Building Plan Application Number

VDA/BP/22-23/0782

Sanctioned On

02 Sep 2023

Valid Till

08 Sep 2028

Approved By

ABHISHEK GOYAL (Vice Chairman)

Examined By

Iqbal Ahmad Hashmi (Junior engineer)

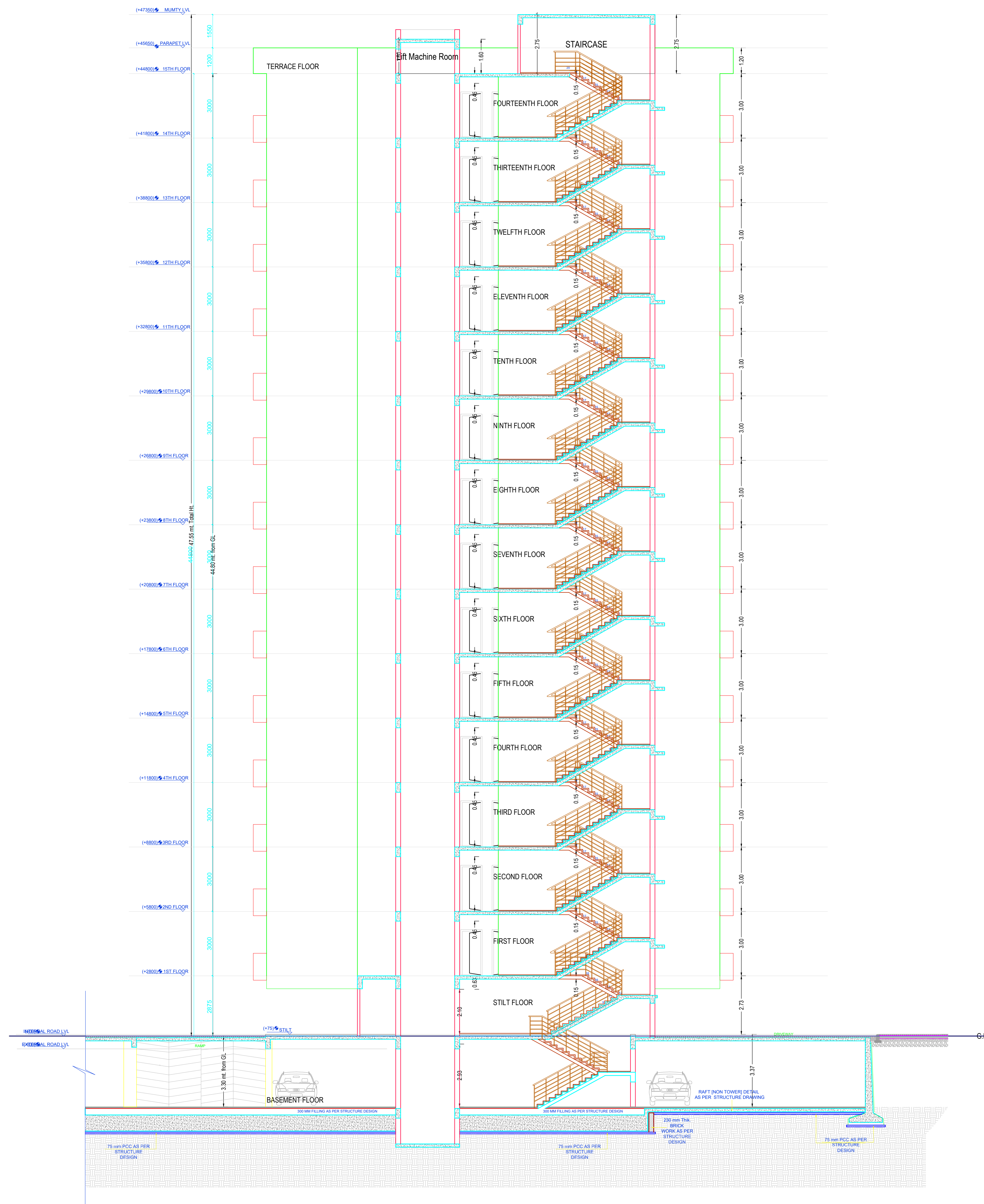
SAURABH DEV PRAJAPATI (Assistant Engineer)

Manoj Kumar (Executive Engineer/ Town Planner)

Manoj Kumar (Chief Town Planner)

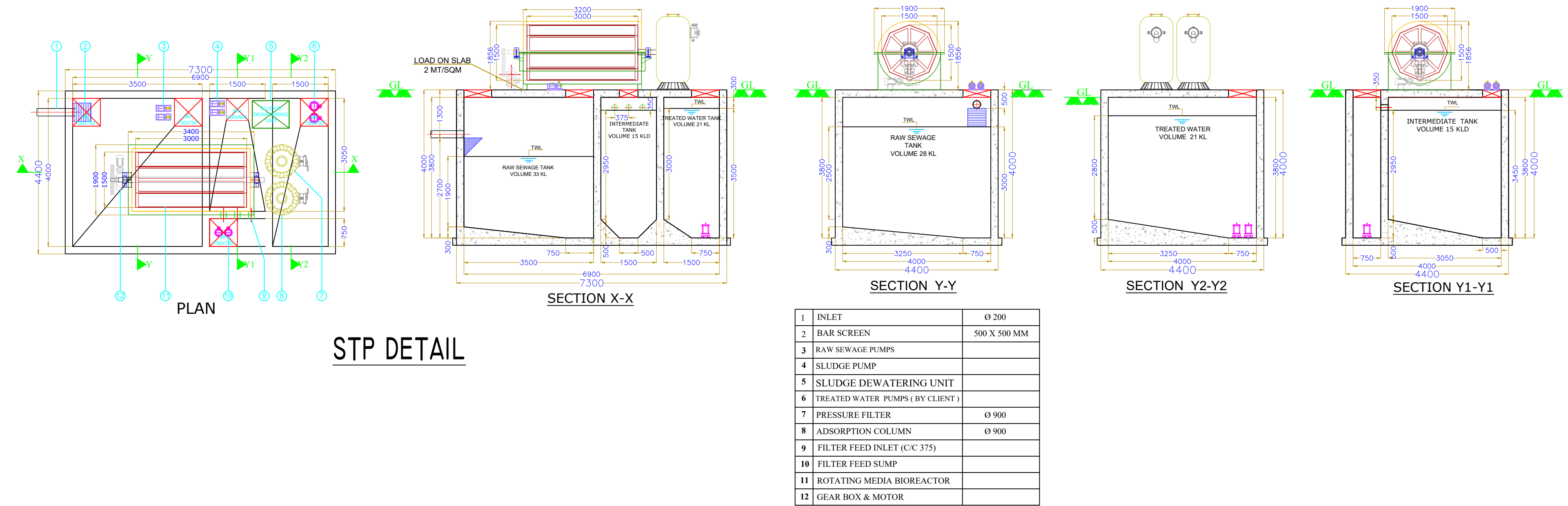
Sunil Kumar Verma (Secretary)

ABHISHEK GOYAL (Vice Chairman)

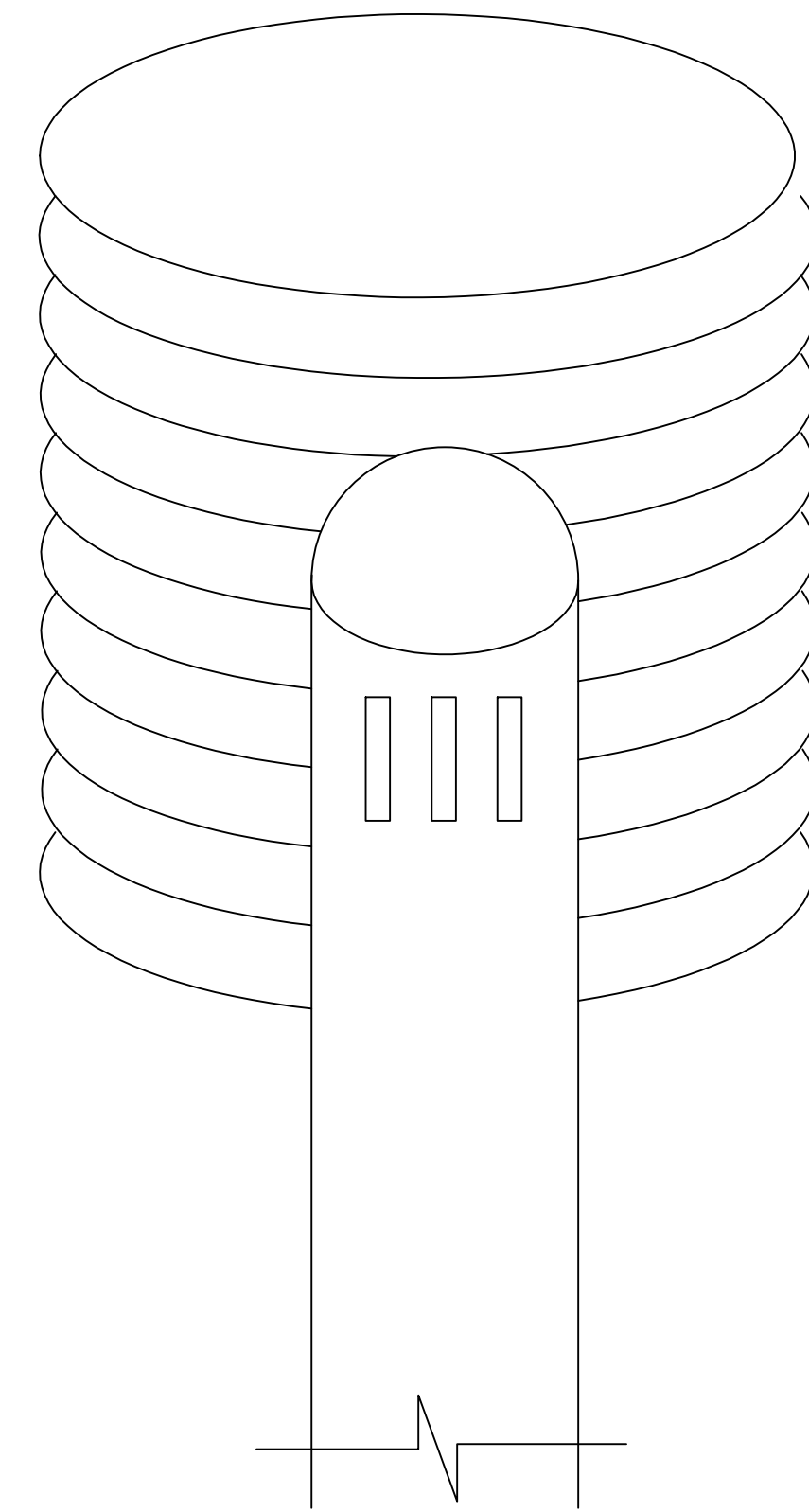


SECTION AA'

SECTION

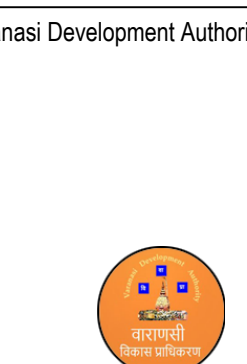


STP DETAIL



OWNER'S NAME AND SIGNATURE
MS RUDRA BHAWAN NIRMAN
LLP.priyanshi.rastogi@rudra.net.in.9119800535

ARCHITECT'S NAME AND SIGNATURE
GAURAV KUMAR SRIVASTAV
CA/1997/21296
Digitally signed by GAURAV KUMAR SRIVASTAV
Date: 09 Sep 2023 12:28:56
Designation: Architect



Building Plan Application Number

VDA/BP/22-23/0782

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ABHISHEK GOYAL (Vice Chairman)

Examined By

Iqbal Ahmad Hashmi (Junior engineer)

SAURABH DEV PRAJAPATI (Assistant Engineer)

Manoj Kumar (Executive Engineer/ Town Planner)

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ISO_A0_(841.00_x_1189.00_MM)

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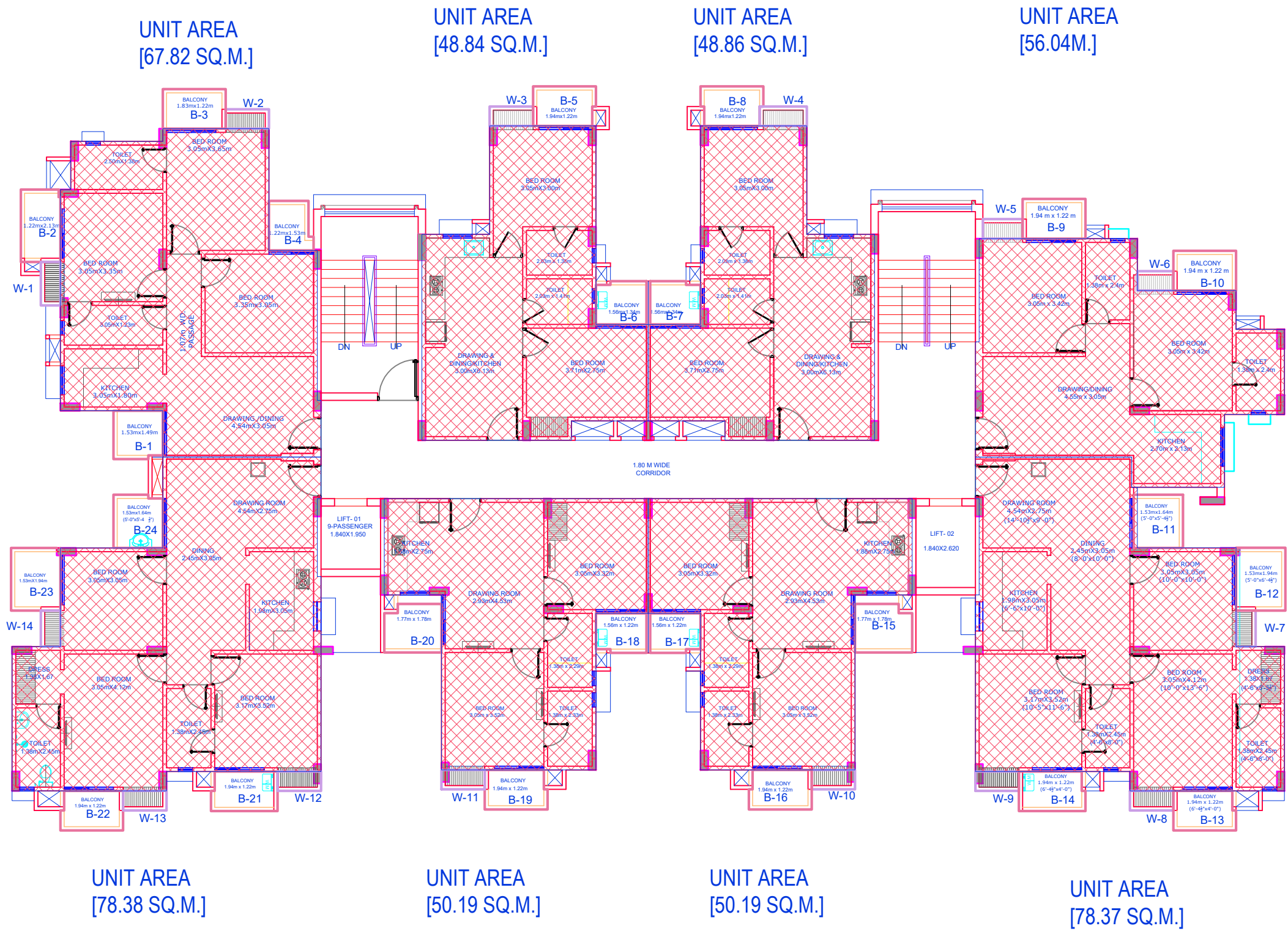
Total Coverage Area: - 1257.94

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Total BUA Area: - 11119.87

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TOWER-02



BALCONY AREA (SQ.M.)	
B-1	2.22
B-2	2.72
B-3	2.37
B-4	1.93
B-5	2.30
B-6	2.03
B-7	2.03
B-8	2.30
B-9	2.38
B-10	2.38
B-11	2.50
B-12	2.96
B-13	2.30
B-14	2.44
B-15	2.53
B-16	2.30
B-17	1.85
B-18	1.85
B-19	2.30
B-20	2.53
B-21	2.43
B-22	2.30
B-23	2.96
B-24	2.45
TOTAL	56.28

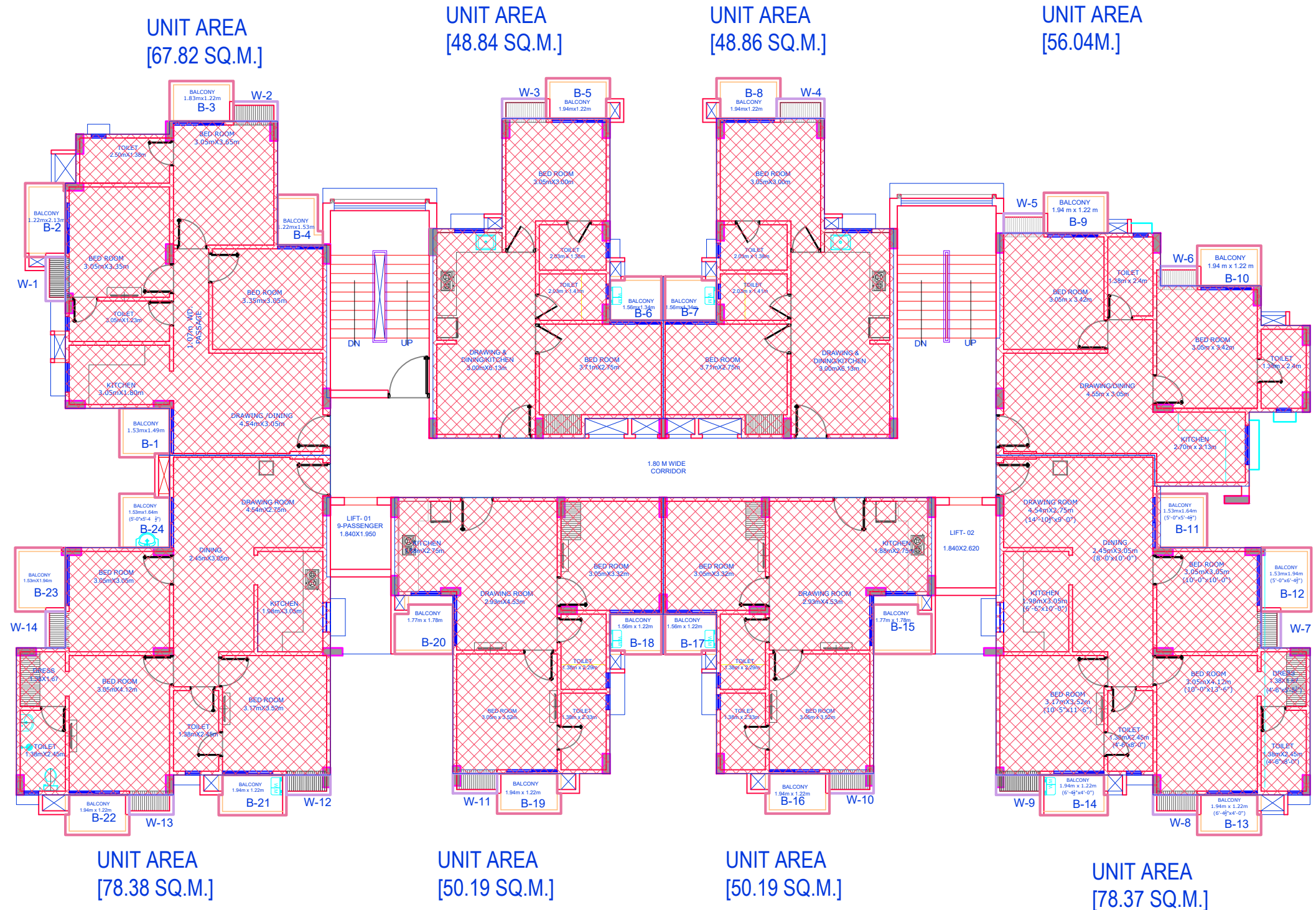
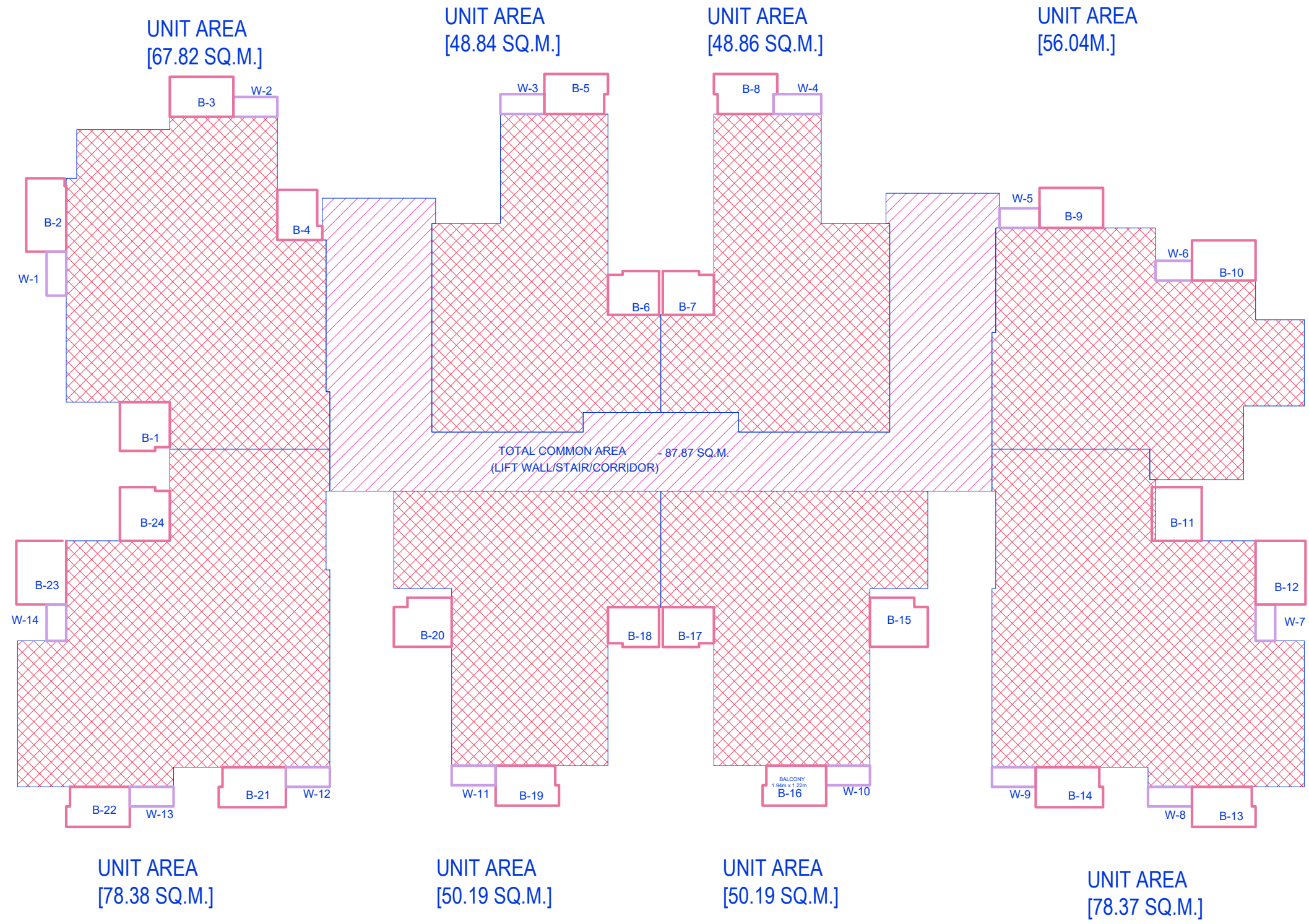
TOWER-02

REQUIRED PARKING				
AREA (SQ.M.)	NO OF UNITS EACH FLOOR	TOTAL FLOOR	NO. OF UNITS	REQUIRED ECS
BELOW 50 SQ.M.	2	14	28	56 SQ.M. AREA/ 28 NO FOR TWO WHEELER
B/N (50-100 SQ.M.) (FOR VISITORS)	6	14	84	84
TOTAL REQUIRED CAR E.C.S.			84 + 8.4 = 92.4	

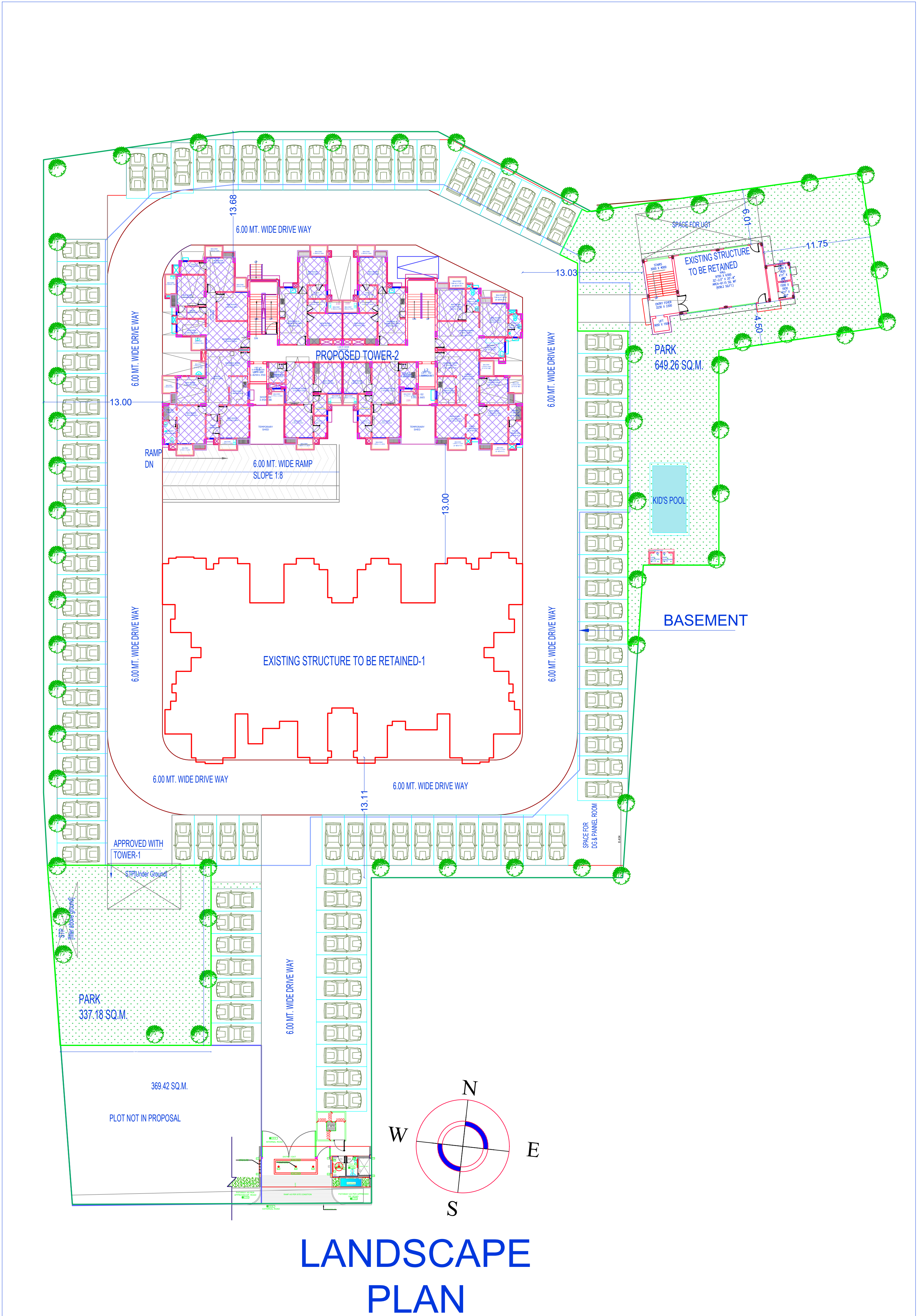
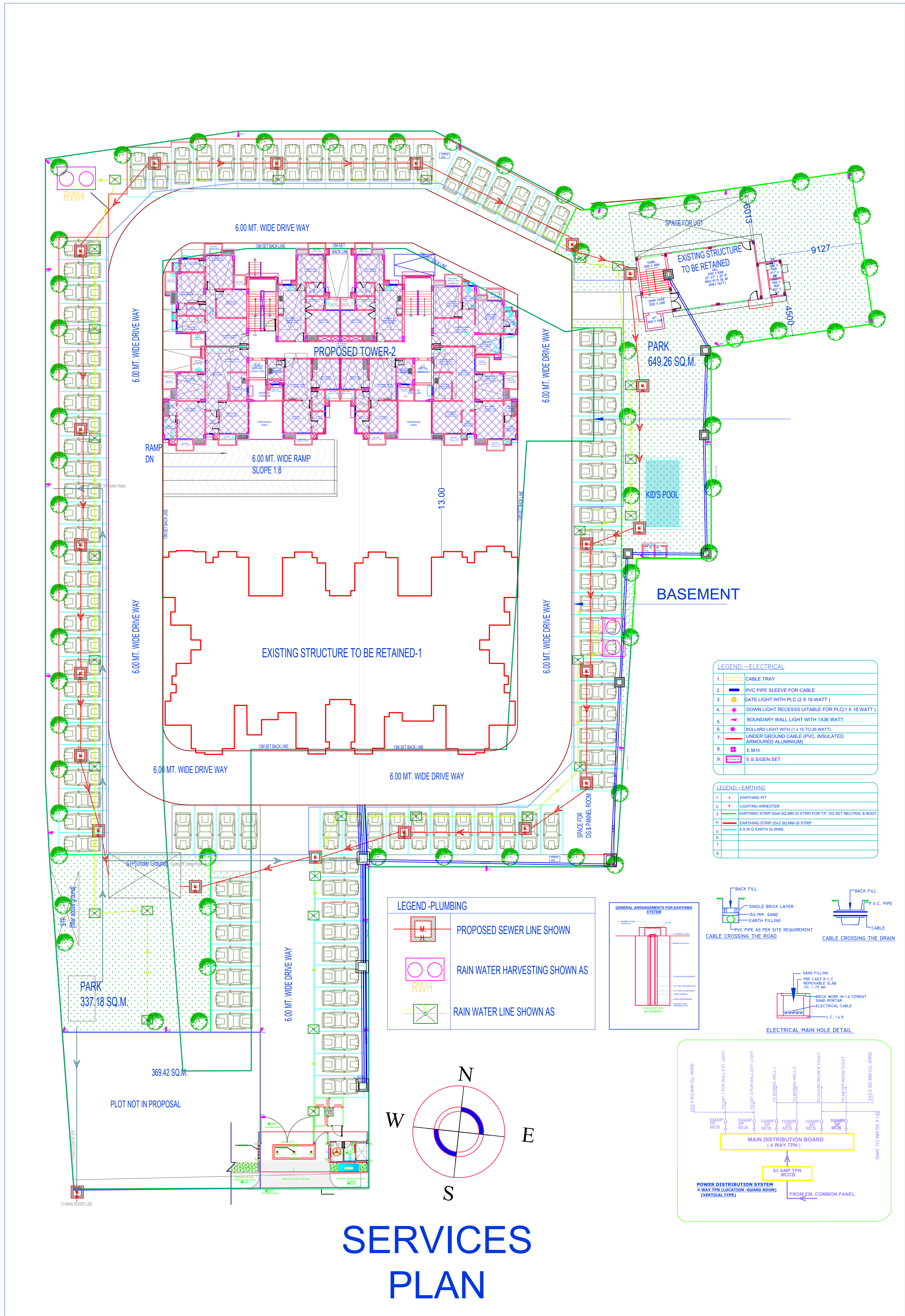
TOTAL REQUIRED CAR PARKING	
TOWER-1	92.4
TOWER-2	92.4
TOTAL	184.8

TOTAL REQUIRED TWO WHEELER PARKING	
TOWER-1	28
TOWER-2	28
TOTAL	56

WARDROBE AREA (SQ.M.)	
W-1	0.80
W-2	0.80
W-3	0.80
W-4	0.80
W-5	0.74
W-6	0.67
W-7	0.67
W-8	0.80
W-9	0.80
W-10	0.80
W-11	0.80
W-12	0.80
W-13	0.80
W-14	0.67
TOTAL	10.84



TOWER-02



OWNER'S NAME AND SIGNATURE
MS RUDRA BHAWAN NIRMAN
LLP.priyanshi.rastogi@rudra.net.in.9119800535

ARCHITECT'S NAME AND SIGNATURE
GOURAV KUMAR SRIVASTAV
CA/1997/21296

Digitally signed by GOURAV KUMAR SRIVASTAV
Date: 09 Sep 2023 12:05:04
Designation: Architect



Building Plan Application Number
VDA/BP/22-23/0782

Sanctioned On
02 Sep 2023

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Approved By
ABHISHEK GOYAL (Vice Chairman)

Examined By
Iqbal Ahmad Hashmi (Junior engineer)

SAURABH DEV PRAJAPATI (Assistant Engineer)

Manoj Kumar (Executive Engineer/ Town Planner)

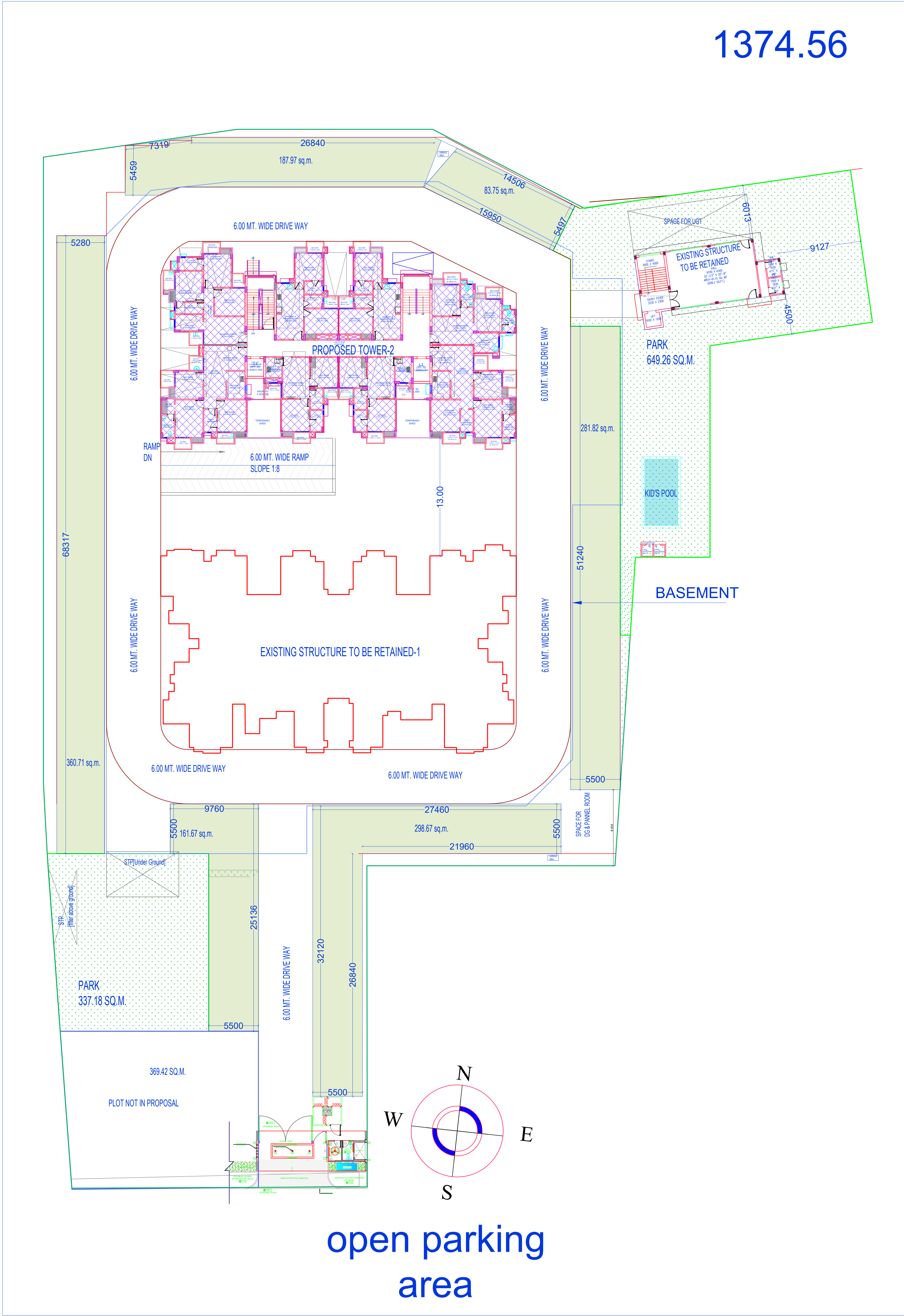
Manoj Kumar (Chief Town Planner)

Sunil Kumar Verma (Secretary)

ABHISHEK GOYAL (Vice Chairman)

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1374.56



open parking
area



STILT FLOOR PLAN

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ARCHENG'S NAME AND SIGNATURE GAURAV KUMAR SRIVASTAV CA/1997/21296 Digitally signed by GAURAV KUMAR SRIVASTAV Date: 09 Sep 2023 12:02:04 Designation: Architect	RE ENGINEER
	Varanasi Development Authority 
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Sunil Kumar Verma (Secretary)	
ABHISHEK GOYAL (Vice Chairman)	

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BASEMENT FLOOR PLAN

OWNER'S NAME AND SIGNATURE MS RUDRA BHAWAN NIRMAN LLP.priyanshi.rastogi@rudra.net.in.9119800535	
ARCHITECT'S NAME AND SIGNATURE GOURAV KUMAR SRIVASTAV CA/1997/21296 Digitally signed by GOURAV KUMAR SRIVASTAV Date: 09 Sep 2023 12:02:06 Designation: Architect	
RE ENGINEER Varanasi Development Authority	
 	
Building Plan Application Number VDA/BP/22-23/0782	
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Total Plot Area: - 6573.10

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