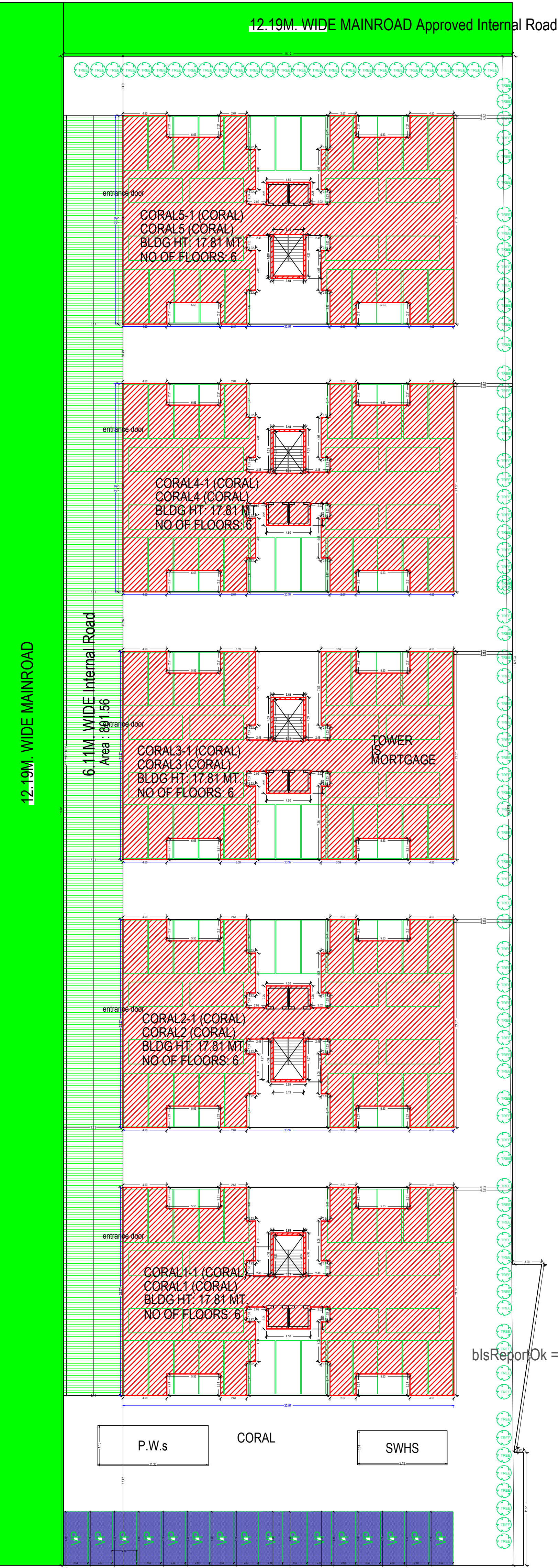




SITE PLAN
(Scale - 1:400)

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.

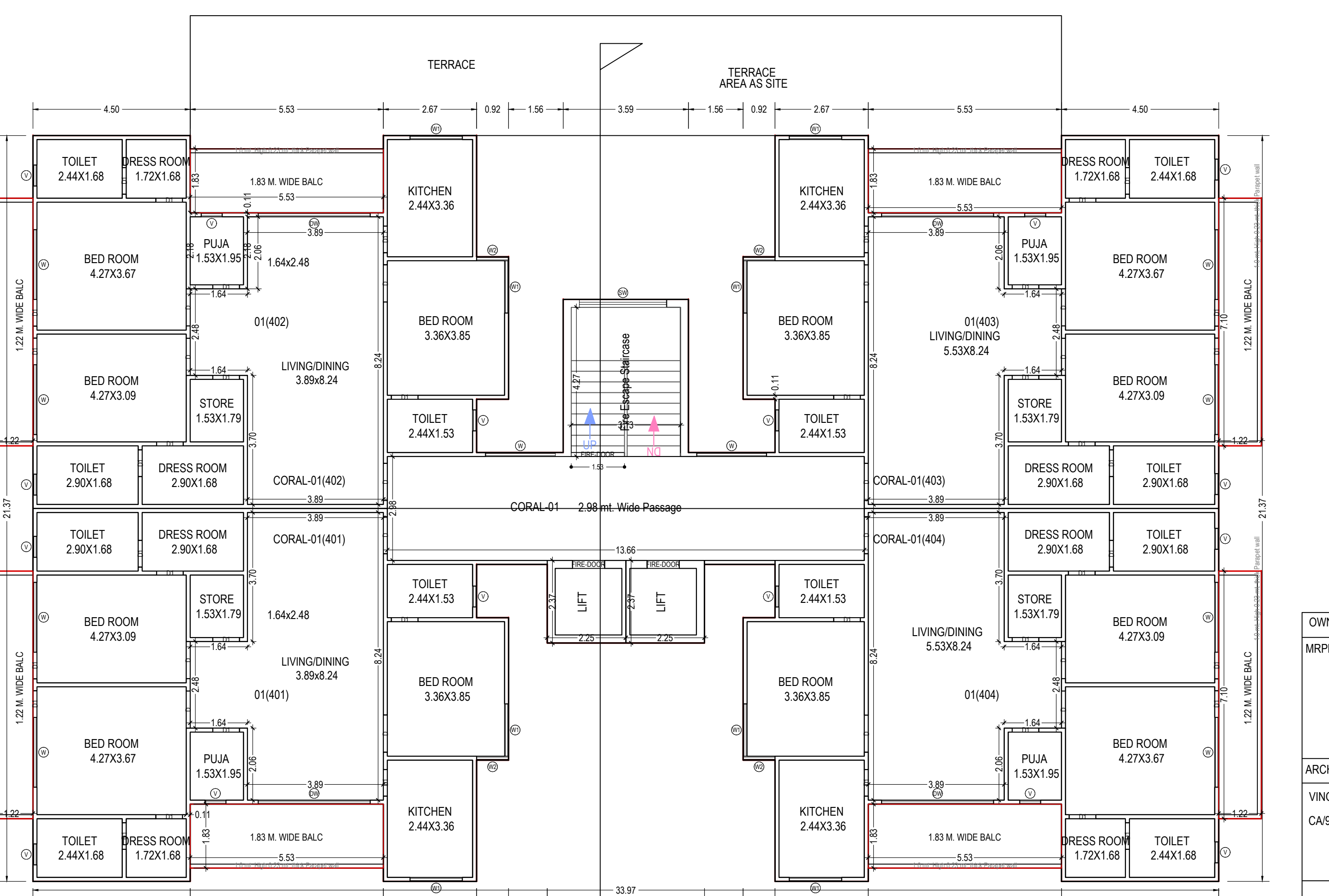
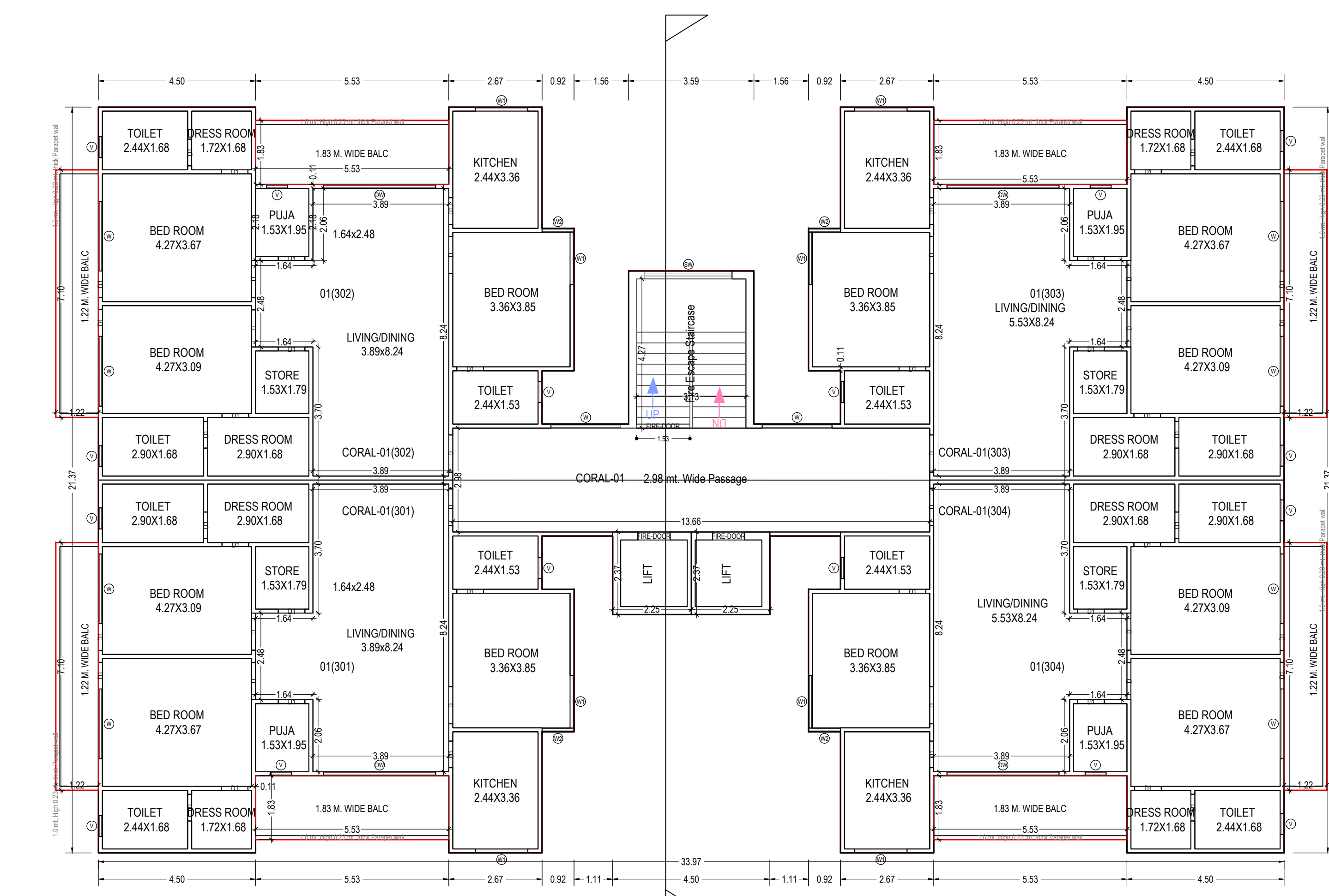
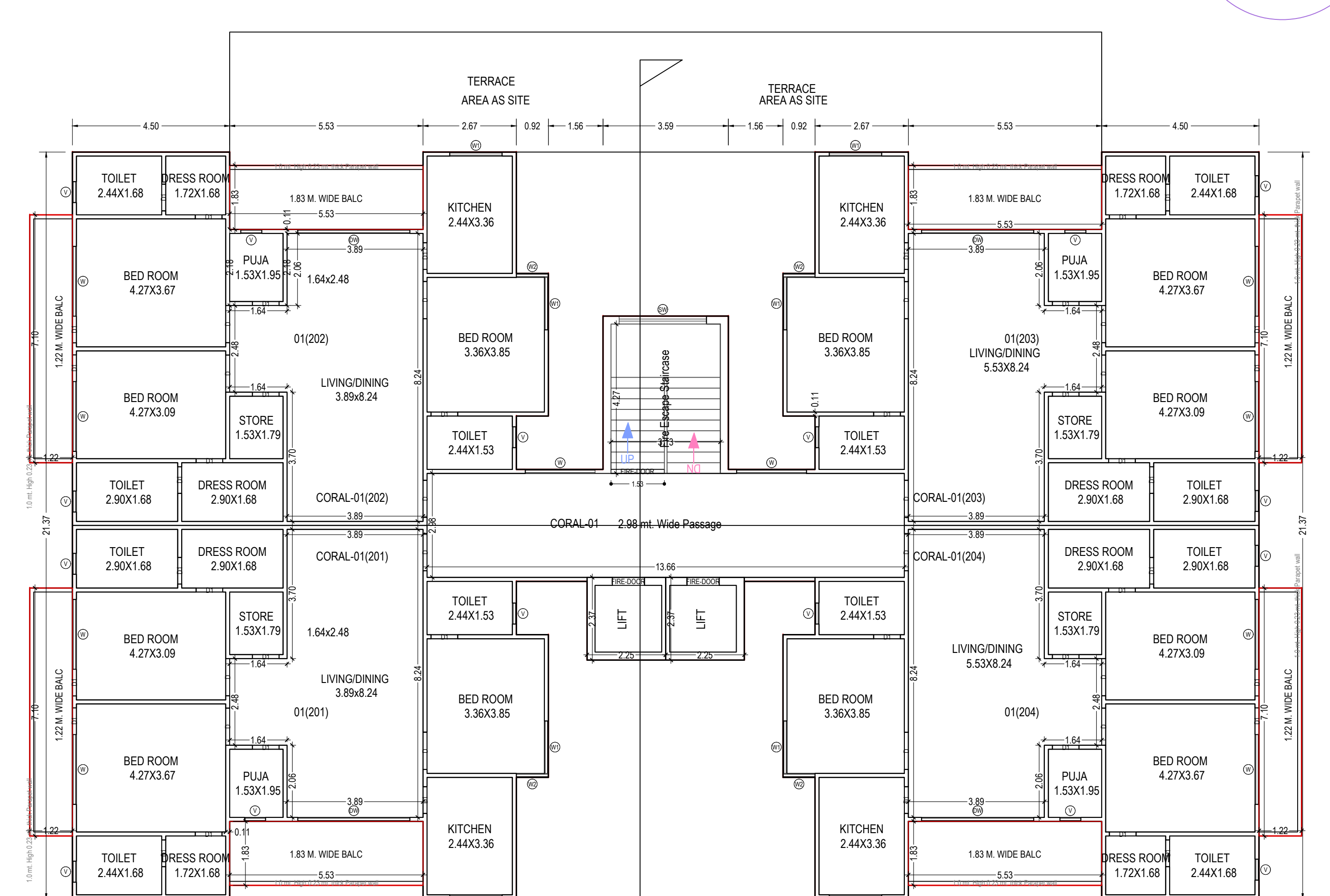
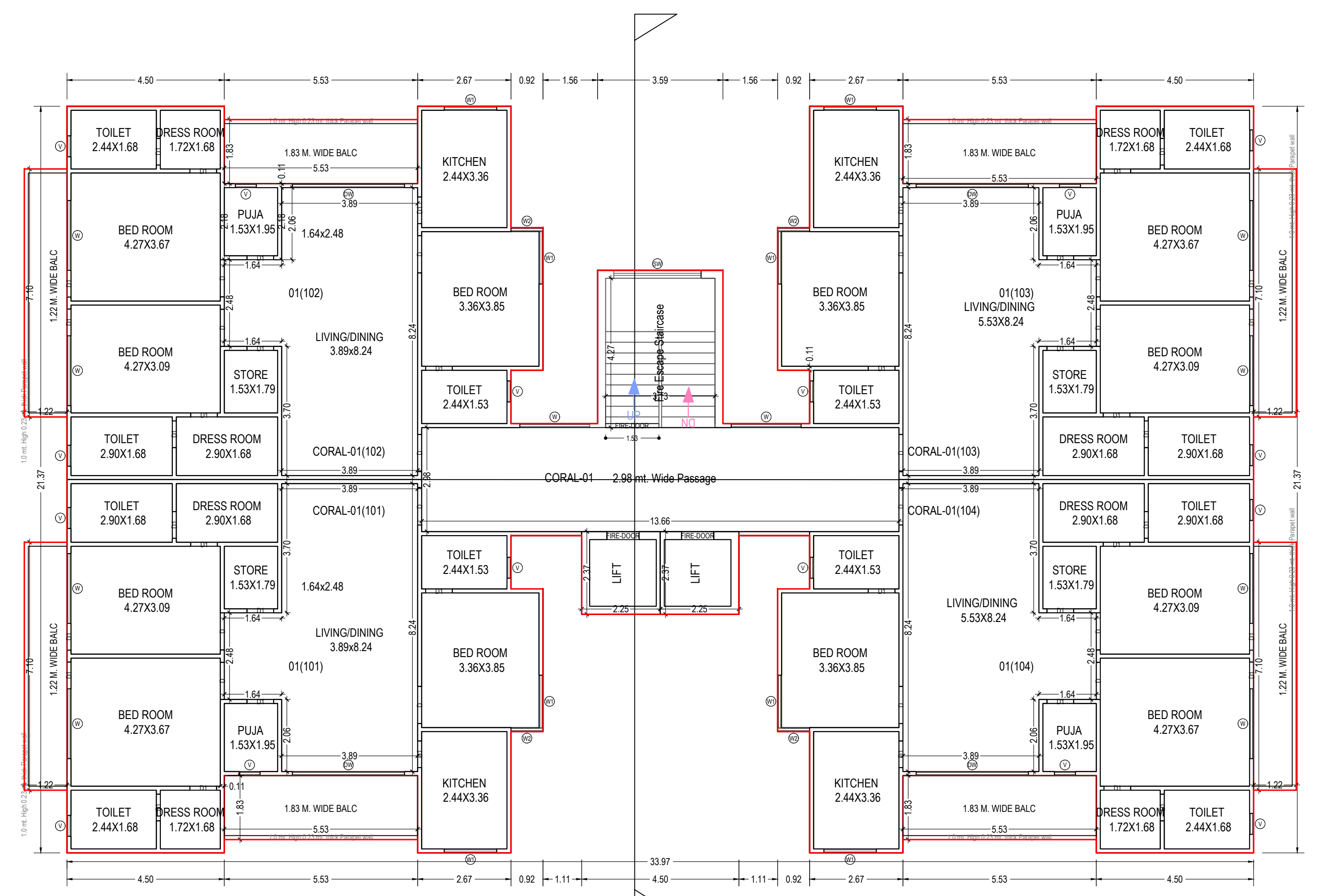
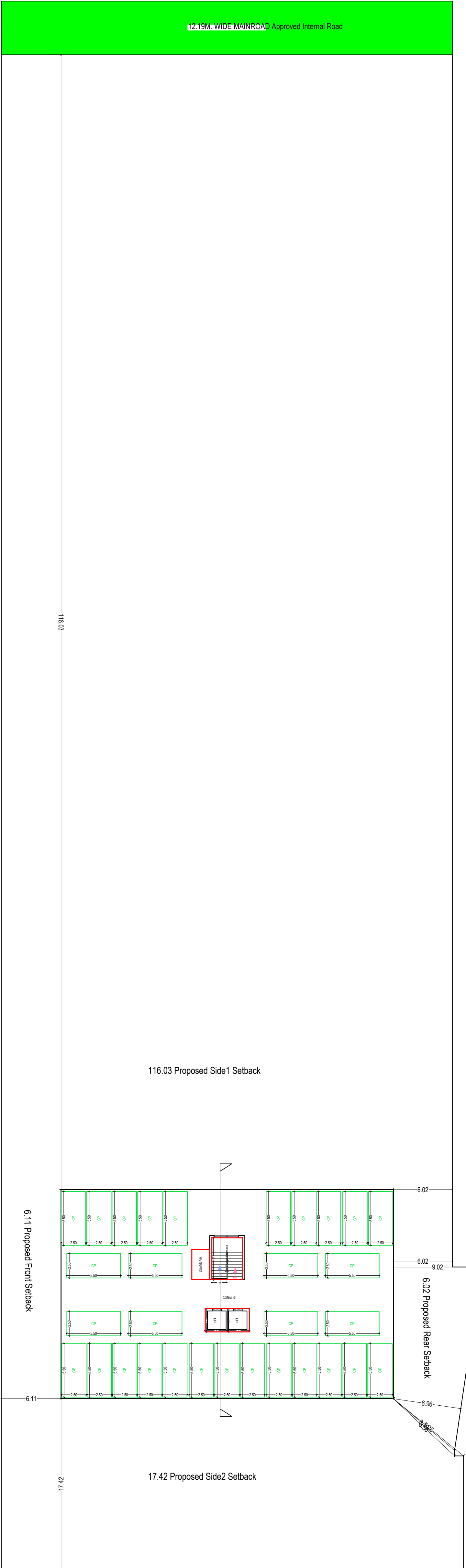
FAR & Unit Details												
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)						Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit	
			Mumty	Lift	Machine	Balcony	Accessory Use	Parking				
CORAL3 (CORAL)	1	3846.43	93.66	40.04	3.64	325.43	0.00	554.61	2831.03	2831.03	20	
CORAL2 (CORAL)	1	3772.06	93.66	40.04	3.64	325.43	0.00	541.89	2767.43	2767.43	20	
CORAL1 (CORAL)	1	3777.09	93.66	40.04	3.64	325.43	5.61	541.31	2767.43	2767.43	20	
CORAL4 (CORAL)	1	3772.06	93.66	40.04	3.64	325.43	0.00	541.89	2767.43	2767.43	20	
CORAL5 (CORAL)	1	3772.06	93.66	40.04	3.64	325.43	0.00	541.89	2767.43	2767.43	20	
Grand Total	5	18941.70	468.30	196.56	21.84	1627.13	5.61	2721.58	13900.75	13900.75	100	

Required Parking (Table 7a)											
Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car			Visitors Car		
				Parking space reqd for every	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
CORAL3 (CORAL)	Residential	Group Housing	0- 50	1	-	-	-	-	-	-	
			50- 100	1	-	1.00	-	-	-	-	
			100- 150	1	20.00	1.25	25	-	-	-	-
			> 150	1	-	1.50	-	-	-	-	
			> 0	1	-	-	-	-	1.00	3	-
CORAL2 (CORAL)	Residential	Group Housing	0- 50	1	-	-	-	-	-	-	
			50- 100	1	-	1.00	-	-	-	-	
			100- 150	1	20.00	1.25	25	-	-	-	-
			> 150	1	-	1.50	-	-	-	-	
			> 0	1	-	-	-	-	1.00	3	-
CORAL1 (CORAL)	Residential	Group Housing	0- 50	1	-	-	-	-	-	-	
			50- 100	1	-	1.00	-	-	-	-	
			100- 150	1	20.00	1.25	25	-	-	-	-
			> 150	1	-	1.50	-	-	-	-	
			> 0	1	-	-	-	-	1.00	3	-
CORAL4 (CORAL)	Residential	Group Housing	0- 50	1	-	-	-	-	-	-	
			50- 100	1	-	1.00	-	-	-	-	
			100- 150	1	20.00	1.25	25	-	-	-	-
			> 150	1	-	1.50	-	-	-	-	
			> 0	1	-	-	-	-	1.00	3	-
CORAL5 (CORAL)	Residential	Group Housing	0- 50	1	-	-	-	-	-	-	
			50- 100	1	-	1.00	-	-	-	-	
			100- 150	1	20.00	1.25	25	-	-	-	-
			> 150	1	-	1.50	-	-	-	-	
			> 0	1	-	-	-	-	1.00	3	-
Total:			-	-	-	125	155	-	15	16	

Floor Name	Building Name										Total	
	CORAL3 (CORAL)	CORAL2 (CORAL)	CORAL1 (CORAL)	CORAL4 (CORAL)	CORAL5 (CORAL)	CORAL3 (CORAL)	CORAL2 (CORAL)	CORAL1 (CORAL)	CORAL4 (CORAL)	CORAL5 (CORAL)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Stilt Floor	575.27	0.00	562.55	0.00	567.58	0.00	562.55	0.00	562.55	0.00	2830.90	0.00
Ground Floor	650.50	572.03	637.77	559.31	637.77	559.31	637.77	559.31	637.77	559.31	3201.58	2809.27
First Floor	650.50	564.75	637.77	552.03	637.77	552.03	637.77	552.03	637.77	552.03	3201.58	2772.87
Second Floor	650.50	564.75	637.77	552.03	637.77	552.03	637.77	552.03	637.77	552.03	3201.58	2772.87
Third Floor	650.50	564.75	637.77	552.03	637.77	552.03	637.77	552.03	637.77	552.03	3201.58	2772.87
Fourth Floor	650.50	564.75	637.77	552.03	637.77	552.03	637.77	552.03	637.77	552.03	3201.58	2772.87
Terrace Floor	20.66	0.00	20.66	0.00	20.66	0.00	20.66	0.00	20.66	0.00	103.30	0.00
Total	3846.43	2831.03	3772.06	2767.43	3777.09	2767.43	3772.06	2767.43	3772.06	2767.43	18941.70	13900.75

Building USE/SUBUSE Details												
Building Name	Building Use	Building SubUse	Building Use Group	Building Type	Building Structure	No. Of Residential Units	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse
CORAL3 (CORAL)	Residential	Group Housing		Highrise	20		STILT FLOOR PLAN	Residential + Parking	Group Housing	-	-	-
							GROUND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FIRST FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							SECOND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							THIRD FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FOURTH FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							TERRACE FLOOR PLAN	Residential	Group Housing	-	-	-
							STILT FLOOR PLAN	Residential + Parking	Group Housing	-	-	-
							GROUND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FIRST FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
CORAL2 (CORAL)	Residential	Group Housing		Highrise	20		SECOND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							THIRD FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FOURTH FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							TERRACE FLOOR PLAN	Residential	Group Housing	-	-	-
							STILT FLOOR PLAN	Residential + Parking + GUARD RM	Group Housing	-	-	-
							GROUND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FIRST FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							SECOND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							THIRD FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FOURTH FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
CORAL1 (CORAL)	Residential	Group Housing		Highrise	20		TERRACE FLOOR PLAN	Residential	Group Housing	-	-	-
							STILT FLOOR PLAN	Residential + Parking	Group Housing	-	-	-
							GROUND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FIRST FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							SECOND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							THIRD FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FOURTH FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							TERRACE FLOOR PLAN	Residential	Group Housing	-	-	-
							STILT FLOOR PLAN	Residential + Parking	Group Housing	-	-	-
							GROUND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
CORAL4 (CORAL)	Residential	Group Housing		Highrise	20		FIRST FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							SECOND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							THIRD FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FOURTH FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							TERRACE FLOOR PLAN	Residential	Group Housing	-	-	-
							STILT FLOOR PLAN	Residential + Parking	Group Housing	-	-	-
							GROUND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FIRST FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							SECOND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							THIRD FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
CORAL5 (CORAL)	Residential	Group Housing		Highrise	20		FOURTH FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							TERRACE FLOOR PLAN	Residential	Group Housing	-	-	-
							STILT FLOOR PLAN	Residential + Parking	Group Housing	-	-	-
							GROUND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FIRST FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							SECOND FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							THIRD FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							FOURTH FLOOR PLAN	Residential	Group Housing	Residential FAR	Residential	Group Housing
							TERRACE FLOOR PLAN	Residential	Group Housing	-	-	-
							STILT FLOOR PLAN	Residential + Parking	Group Housing	-	-	-

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)				



OWNERS NAME AND SIGNATURE
MRPL DEVELOPERS, mrpl.developers@gmail.com, 9389555971

ARCHITECTS NAME AND SIGNATURE
VINOD KUMAR SHARMA
CA/95/18544

Signature Not Verified
Firozabad Shikshabad Development Authority

Building Plan Application Number
FSDA/BP/25-26/0016

Sanctioned On
13 Jun 2025

Valid Till
16 Jun 2030

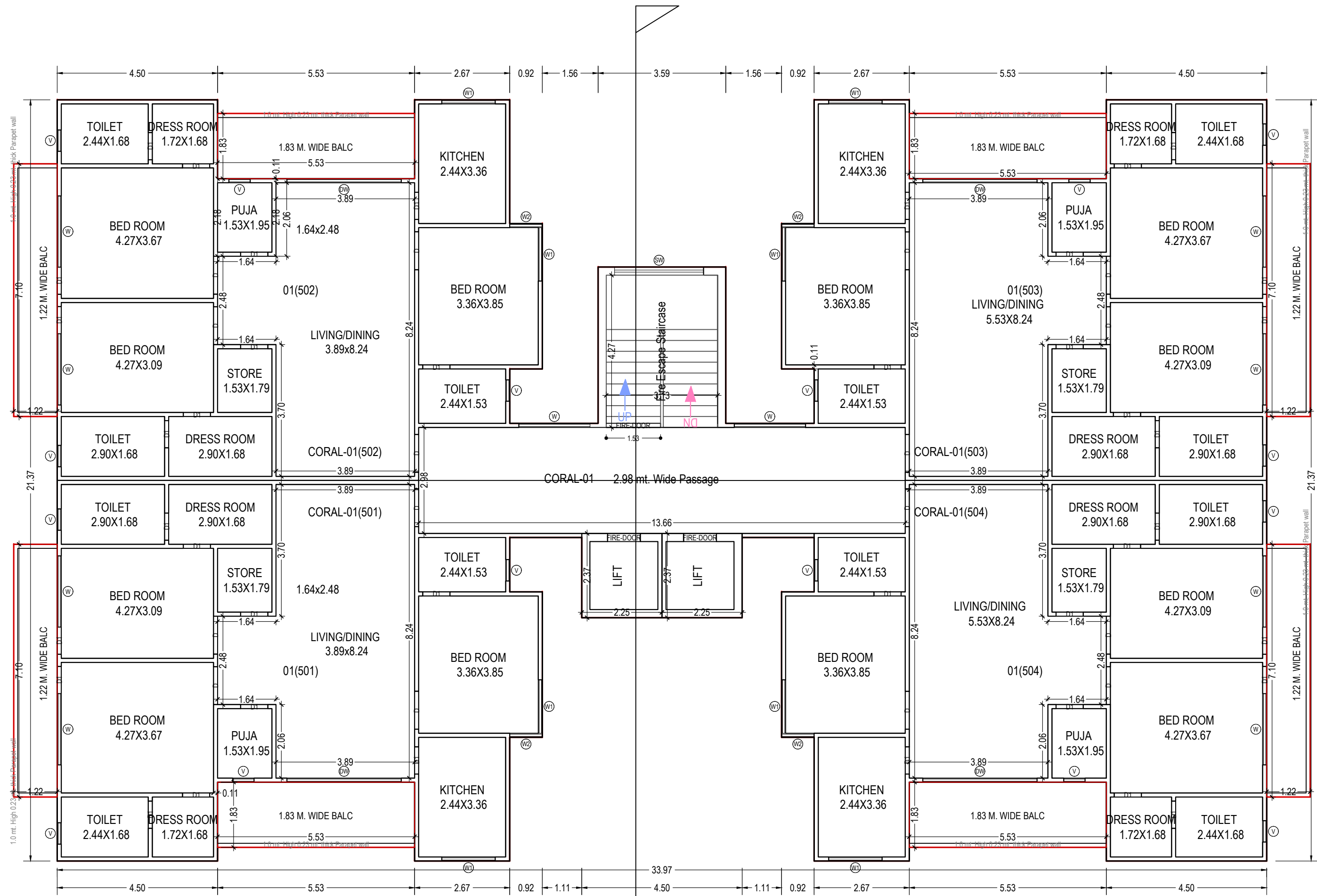
Approved By
Rishiraj . (Vice Chairman)

Examined By
Beant Singh (Junior engineer)

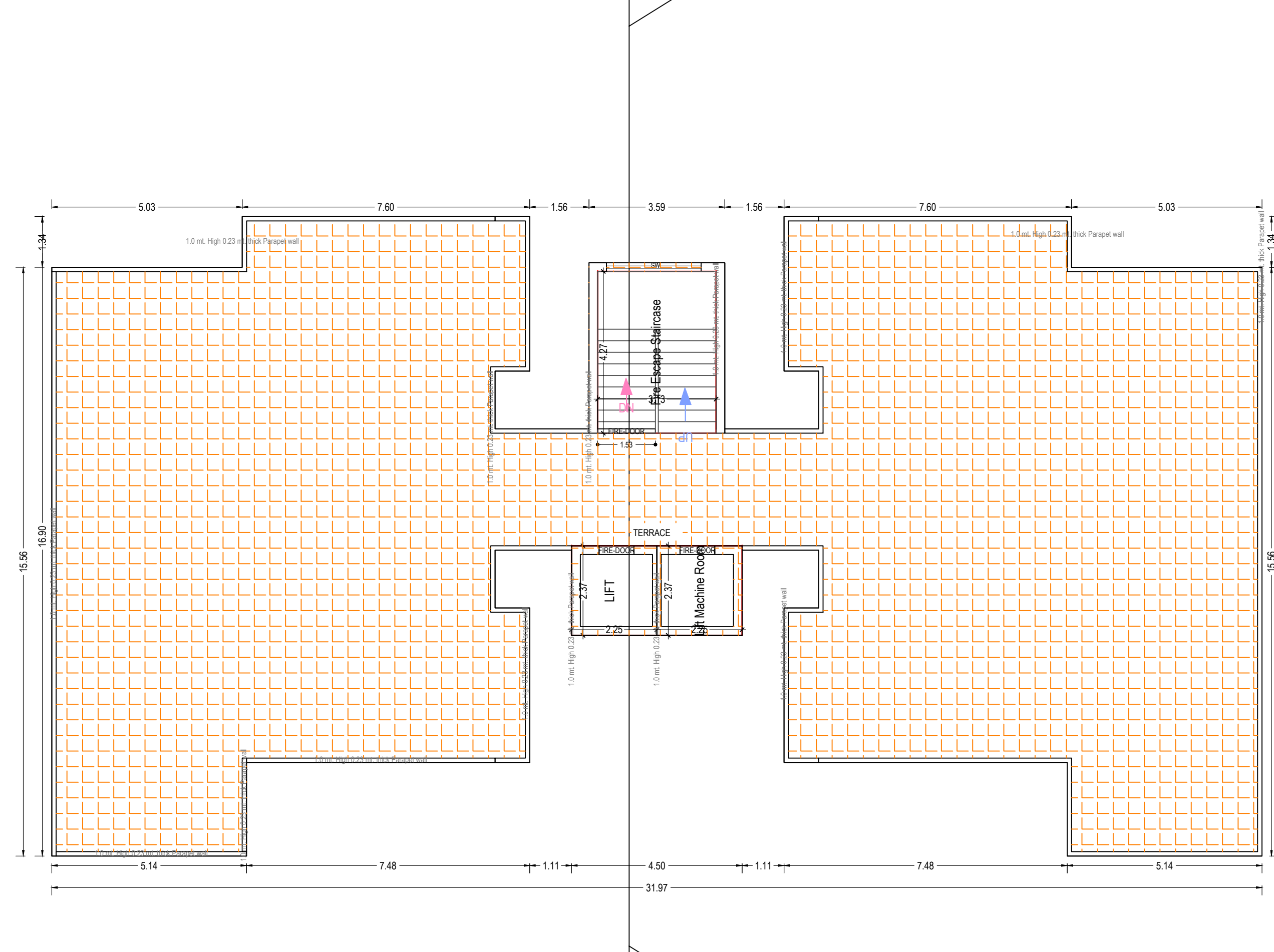
Akramuddin . (Assistant Engineer)

Vinod Kumar Pandey (Secretary)

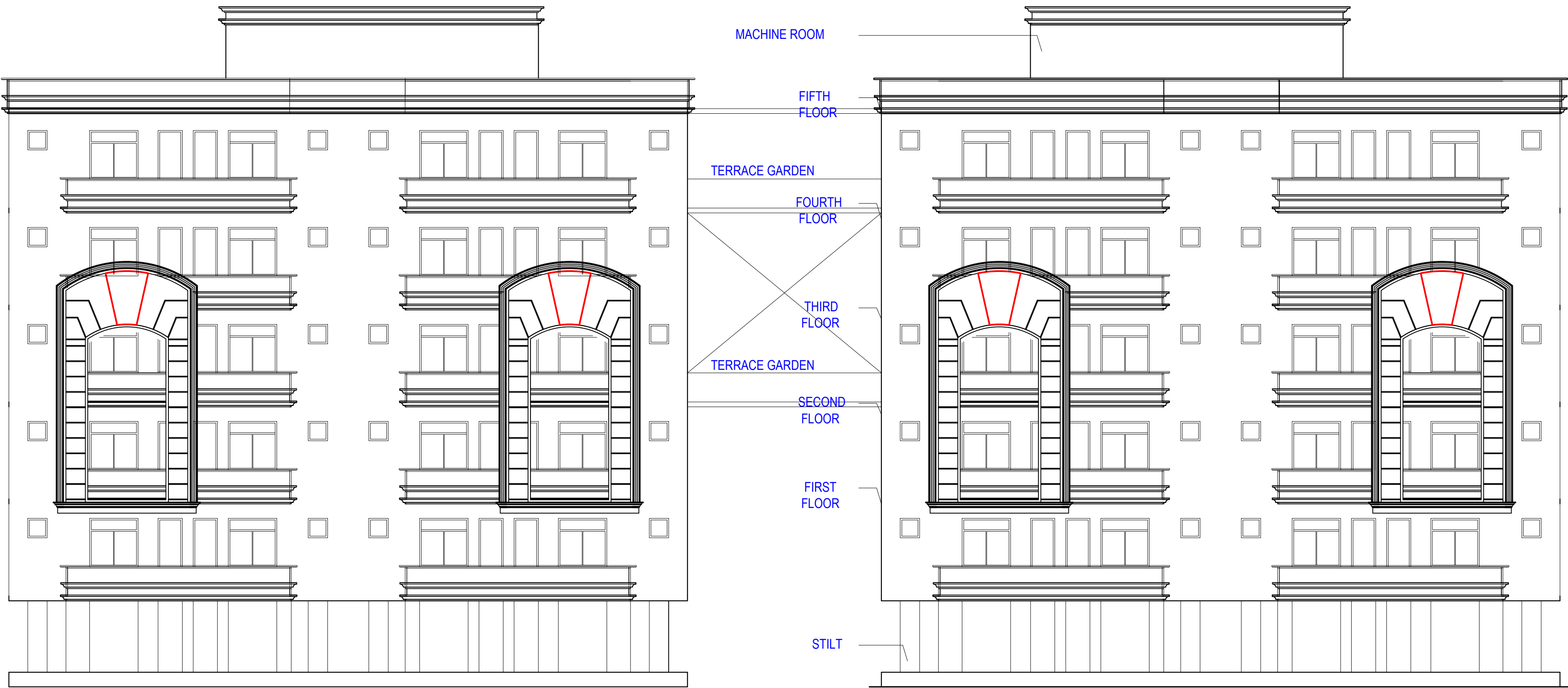
Rishiraj . (Vice Chairman)



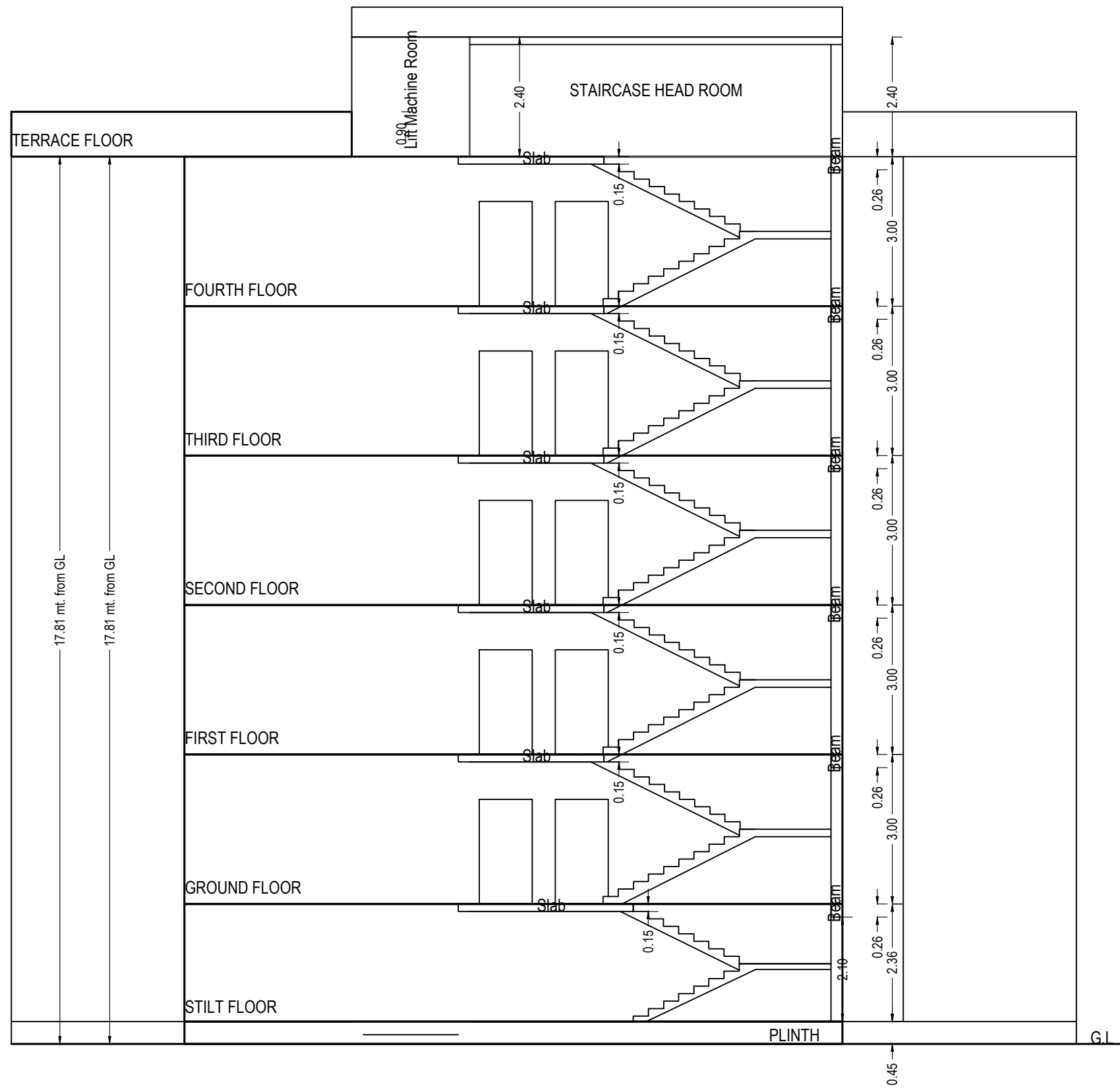
FOURTH FLOOR PLAN
(Proposed)
(SCALE 1:100)



TERRACE FLOOR PLAN
(SCALE 1:100)



ELEVATION



SECTION

UnitBUA Table for Building -CORAL1 (CORAL)										
Floor	Name	UnitBUA Type	Net UnitBUA Area	Gross UnitBUA Area	Deductions (Area in Sq.mt.)				Carpet Area	No of Unit
GROUND FLOOR PLAN	01(181)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	04
	01(182)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	01(183)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	01(184)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	Total		569.24	569.24	75.24	1.20	6.20	17.44	469.16	
FIRST FLOOR PLAN	01(201)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	04
	01(202)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	01(203)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	01(204)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	Total		569.24	569.24	75.24	1.20	6.20	17.44	469.16	
SECOND FLOOR PLAN	01(301)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	04
	01(302)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	01(303)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	01(304)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	Total		569.24	569.24	75.24	1.20	6.20	17.44	469.16	
THIRD FLOOR PLAN	01(401)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	04
	01(402)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	01(403)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	01(404)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	Total		569.24	569.24	75.24	1.20	6.20	17.44	469.16	
FOURTH FLOOR PLAN	01(501)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	04
	01(502)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	01(503)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	01(504)	FLAT	142.31	142.31	18.81	0.30	1.55	4.36	117.29	
	Total		569.24	569.24	75.24	1.20	6.20	17.44	469.16	
Total			2846.20	2846.20	376.12	5.93	30.97	87.21	2345.80	20

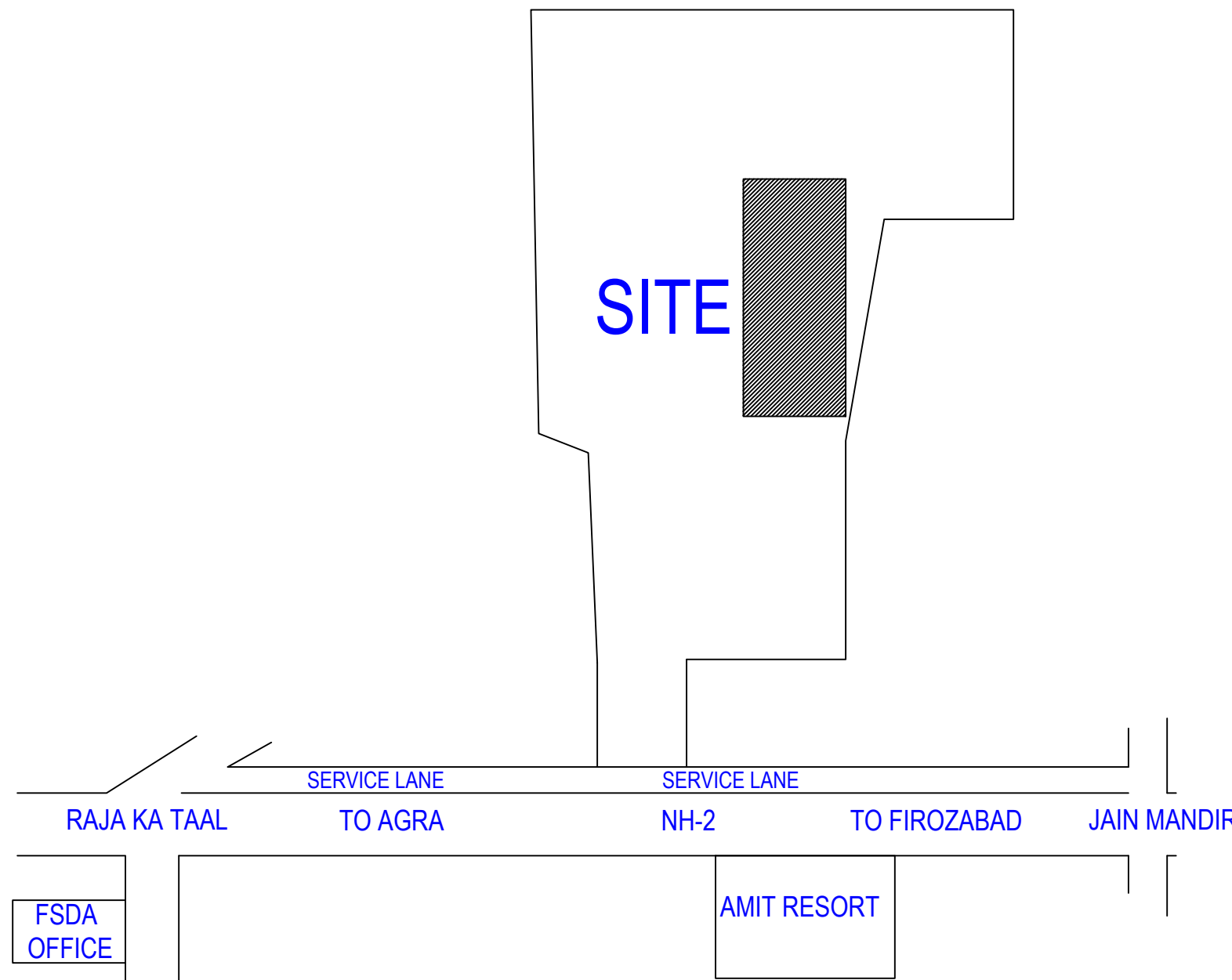
Building -CORAL1 (CORAL)										
Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)					Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit	
		Mummy	Lift	LR Machine	Balcony	Accessory Unit	Parking	Resi.		
Stilt Floor	567.58	13.38	7.28	0.00	0.00	5.61	541.31	0.00	0.00	00
Ground Floor	637.77	13.38	7.28	0.00	0.00	65.09	0.00	0.00	559.31	04
First Floor	637.77	13.38	7.28	0.00	0.00	65.09	0.00	0.00	552.03	04
Second Floor	637.77	13.38	7.28	0.00	0.00	65.09	0.00	0.00	552.03	04
Third Floor	637.77	13.38	7.28	0.00	0.00	65.09	0.00	0.00	552.03	04
Fourth Floor	637.77	13.38	7.28	0.00	0.00	65.09	0.00	0.00	552.03	04
Terrace Floor	20.85	13.38	3.64	3.64	0.00	0.00	0.00	0.00	0.00	00
Total	3777.09	83.66	40.04	3.64	325.43	5.61	541.31	2787.43	2787.43	20
Total Number of Same Buildings:	1									
Total	3777.09	83.66	40.04	3.64	325.43	5.61	541.31	2787.43	2787.43	20

Staircase Checks (Table Bb-1)						
Floor Name	Staircase Name	Flight Width	Tread Width	Riser Height	Railing Ht.	
STILT FLOOR	Fire Escape	1.53	0.305	0.118	1.00	
GROUND FLOOR PLAN	Fire Escape	1.53	0.305	0.150	1.00	
FIRST FLOOR PLAN	Fire Escape	1.53	0.305	0.150	1.00	
SECOND FLOOR PLAN	Fire Escape	1.53	0.305	0.150	1.00	
THIRD FLOOR PLAN	Fire Escape	1.53	0.305	0.150	1.00	
FOURTH FLOOR PLAN	Fire Escape	1.53	0.305	0.150	1.00	
TERRACE FLOOR PLAN	Fire Escape	1.53	0.305	0.000	1.00	

Balcony Calculations Table			
FLOOR	SIZE	AREA	TOTAL AREA
GROUND FLOOR PLAN	1.83 X 5.54 X 4 X 1	40.56	75.24
FIRST FLOOR PLAN	1.22 X 7.10 X 4 X 1	34.68	75.24
SECOND FLOOR PLAN	1.83 X 5.54 X 4 X 1	40.56	75.24
THIRD FLOOR PLAN	1.22 X 7.10 X 4 X 1	34.68	75.24
FOURTH FLOOR PLAN	1.83 X 5.54 X 4 X 1	40.56	75.24
TERRACE FLOOR PLAN	1.83 X 5.54 X 4 X 1	40.56	376.20

SCHEDULE OF DOOR:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
CORAL1 (CORAL)	DT	0.76	2.10	200
CORAL1 (CORAL)	FIRE-DOOR	0.92	2.10	10
CORAL1 (CORAL)	D	1.06	2.10	80
CORAL1 (CORAL)	FIRE-DOOR	1.53	2.10	05

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
CORAL1 (CORAL)	V	0.60	1.00	80
CORAL1 (CORAL)	W2	0.60	2.10	20
CORAL1 (CORAL)	W1	1.50	2.10	40
CORAL1 (CORAL)	W	2.00	2.10	50
CORAL1 (CORAL)	SW	2.50	2.10	07
CORAL1 (CORAL)	DW	3.21	2.10	20



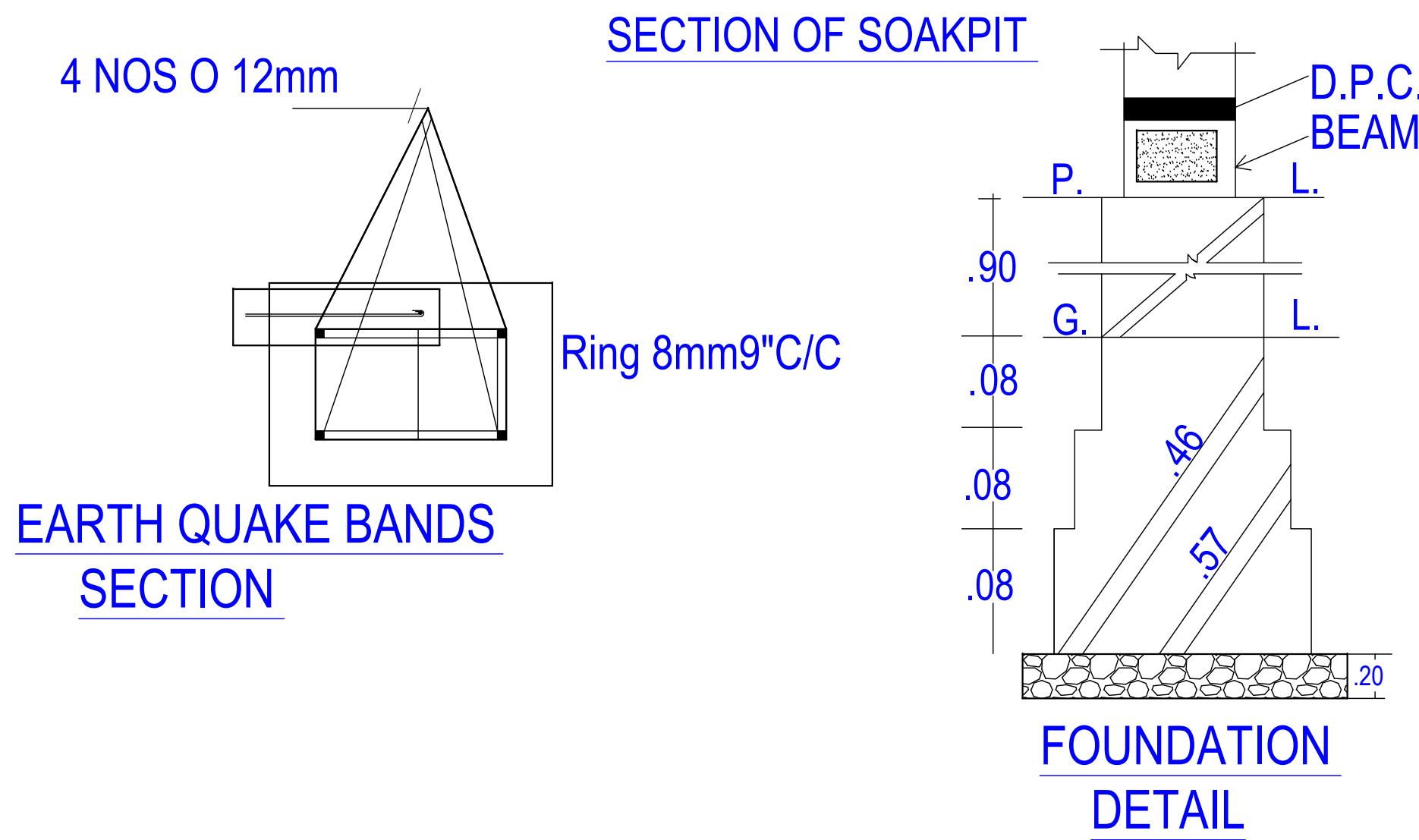
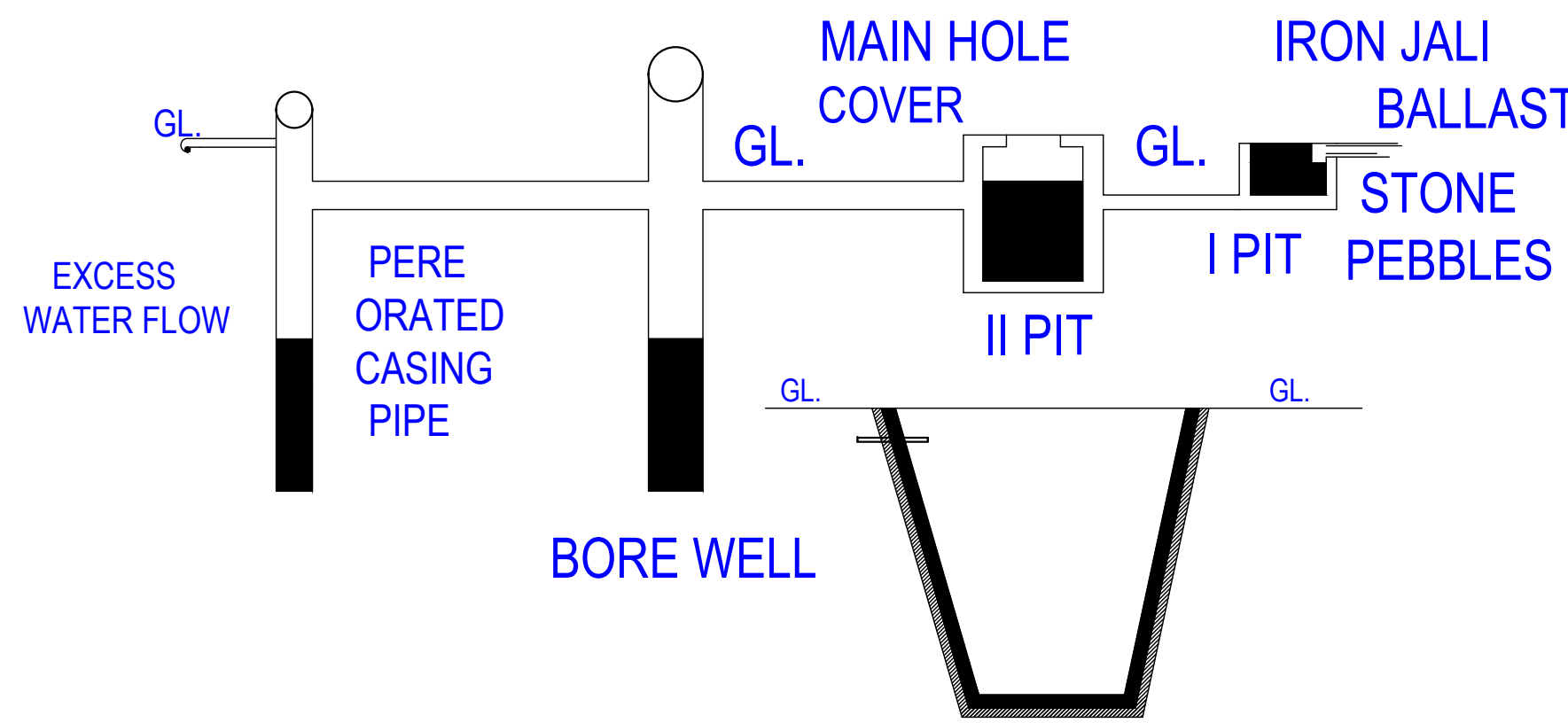
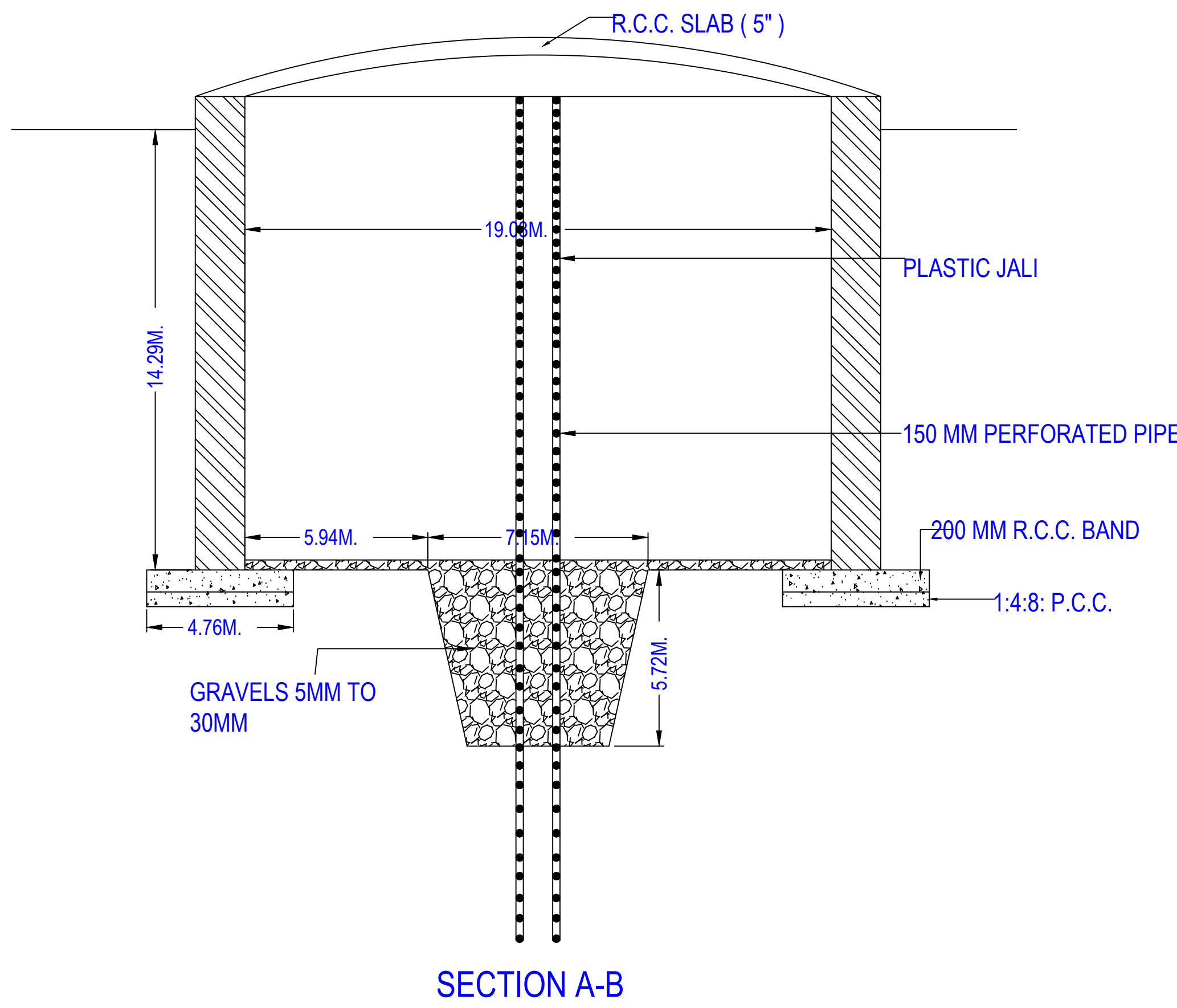
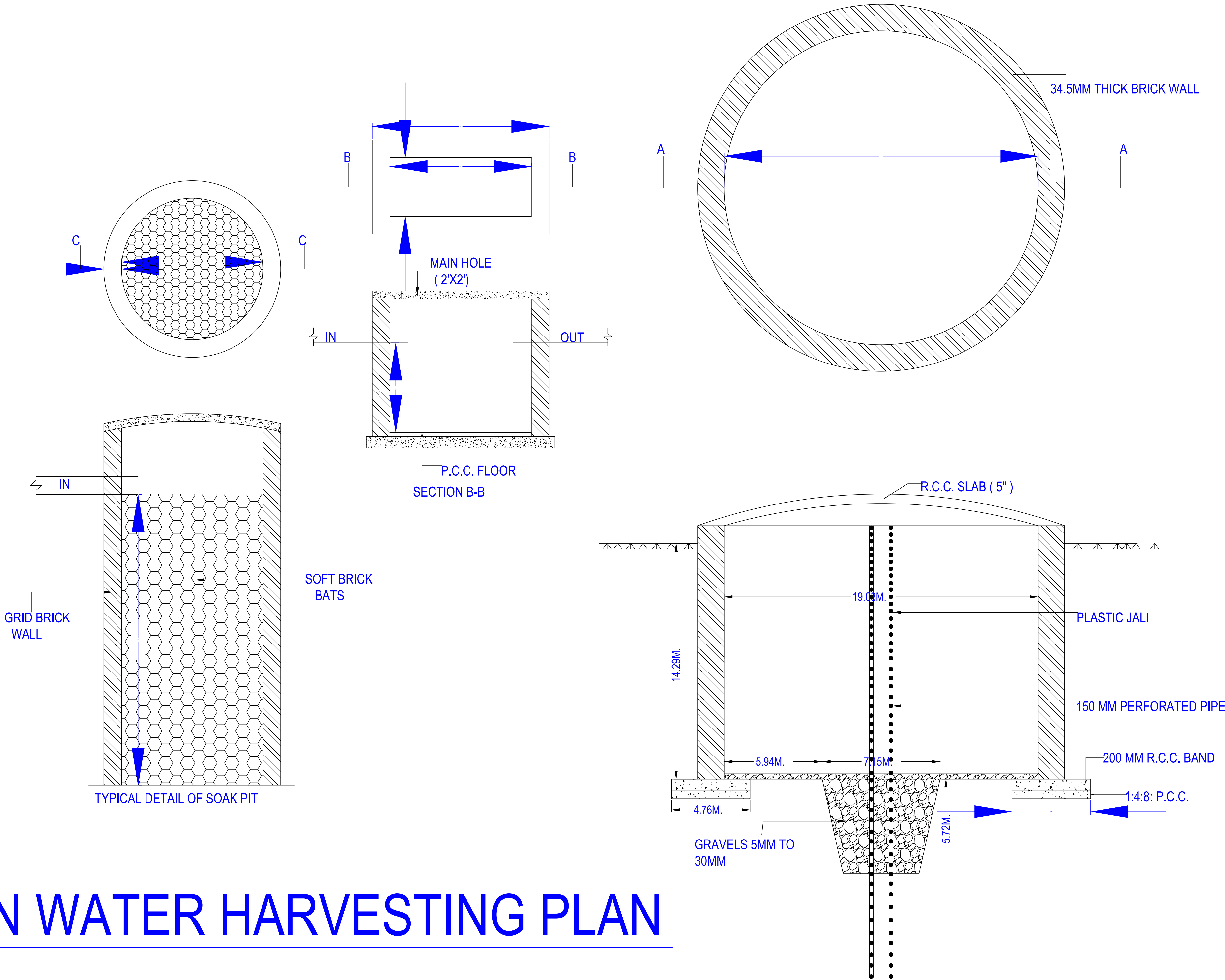
KEY PLAN

OWNERS NAME AND SIGNATURE
MRPL DEVELOPERS, mrpl.developers@gmail.com, 9389555971

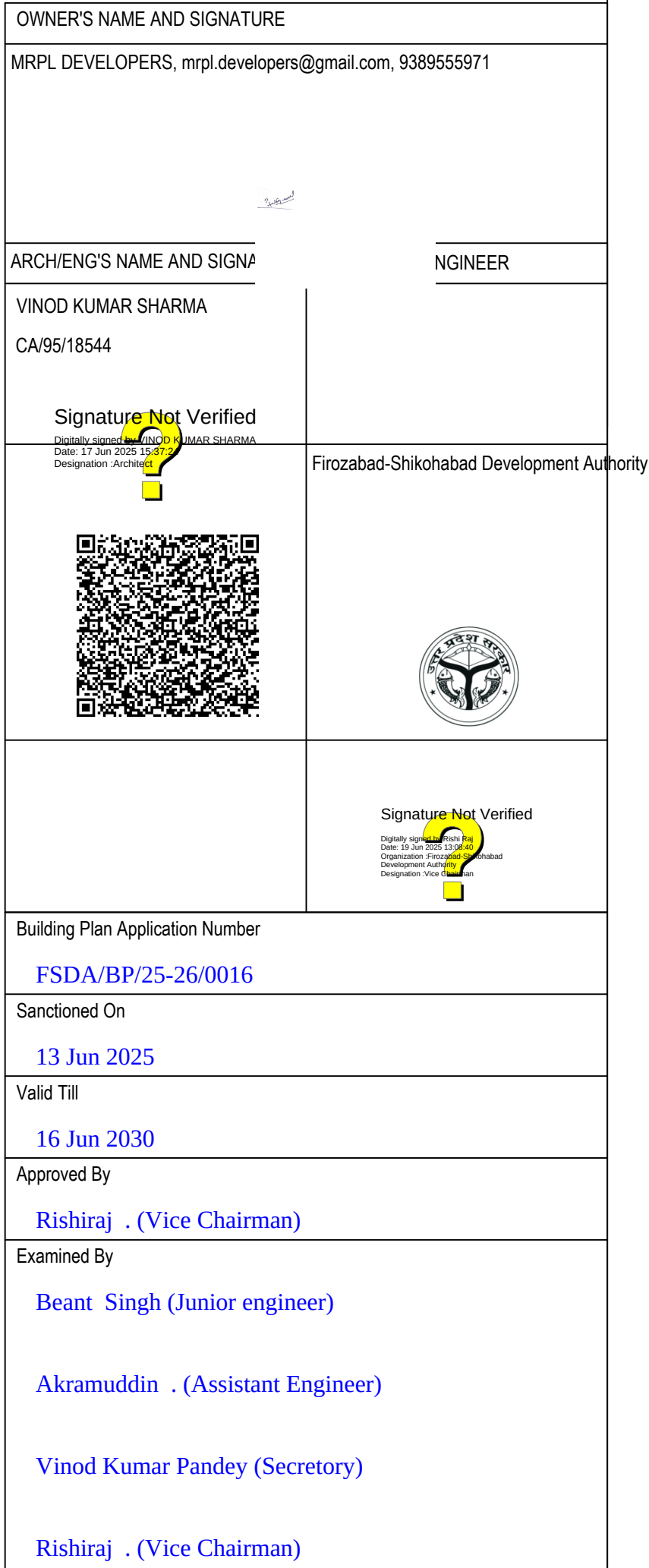
ARCHITECTS NAME AND SIGNATURE
VINOD KUMAR SHARMA
CA/95/18544

Signature Not Verified
Firozabad Shikshak Development Authority

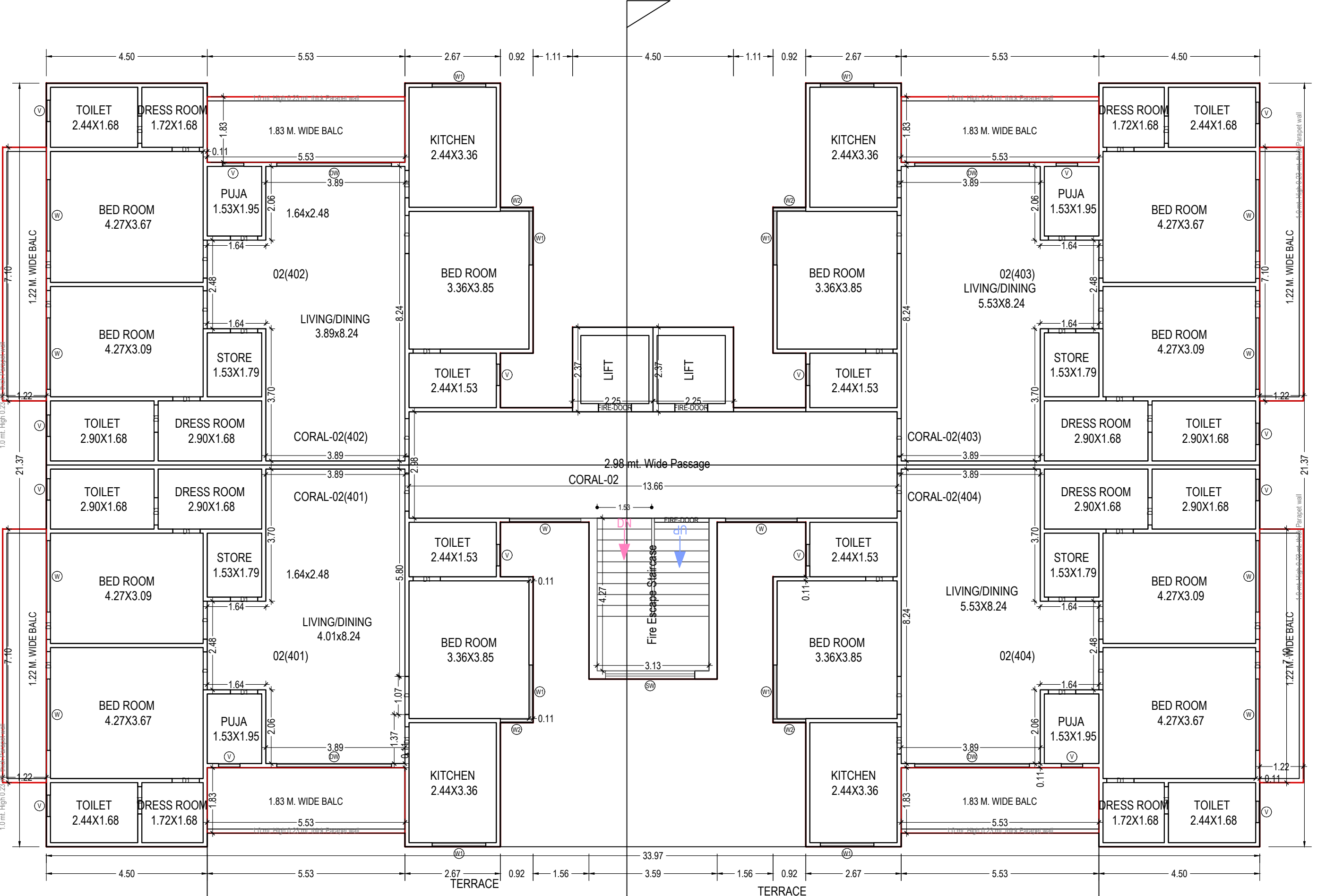
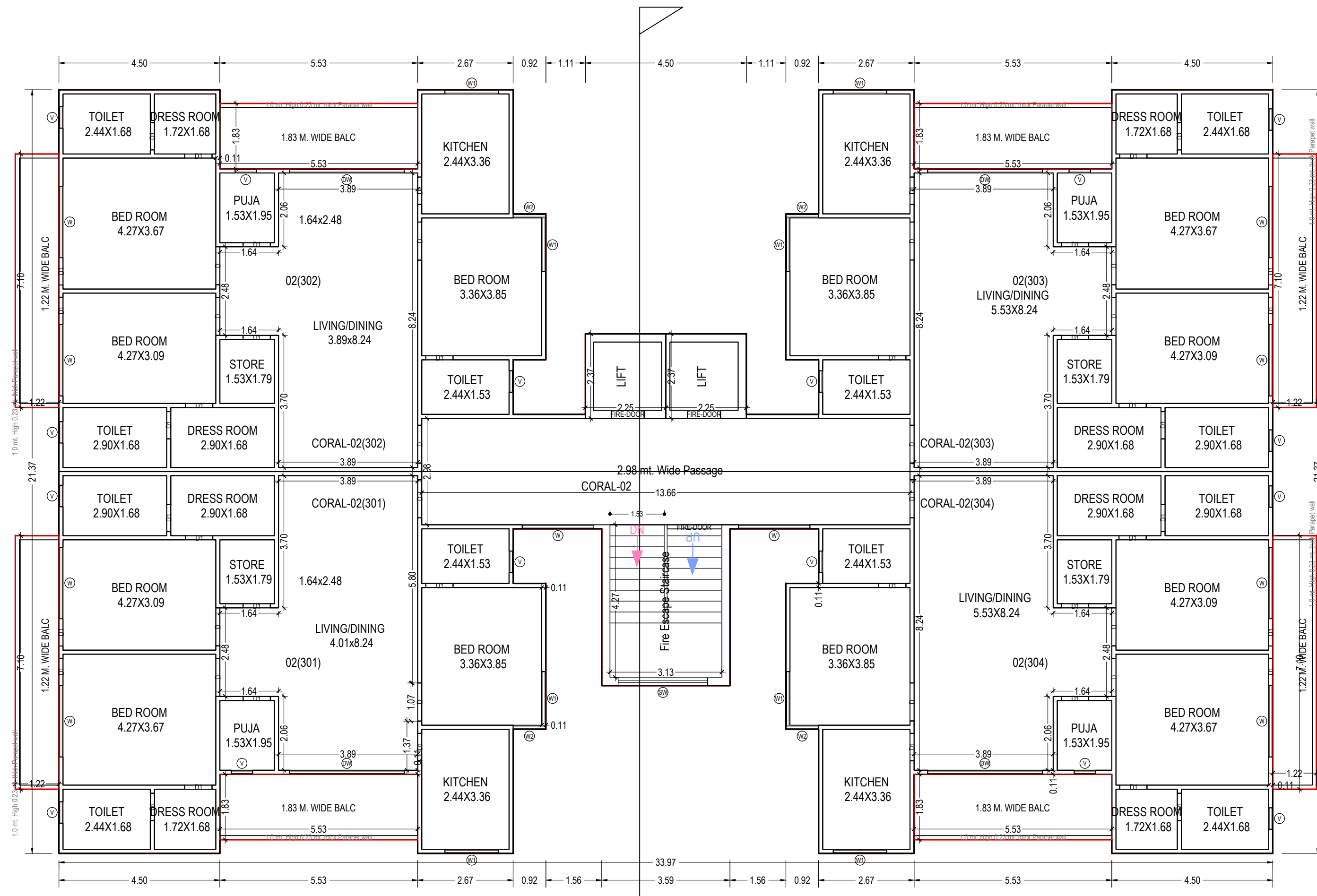
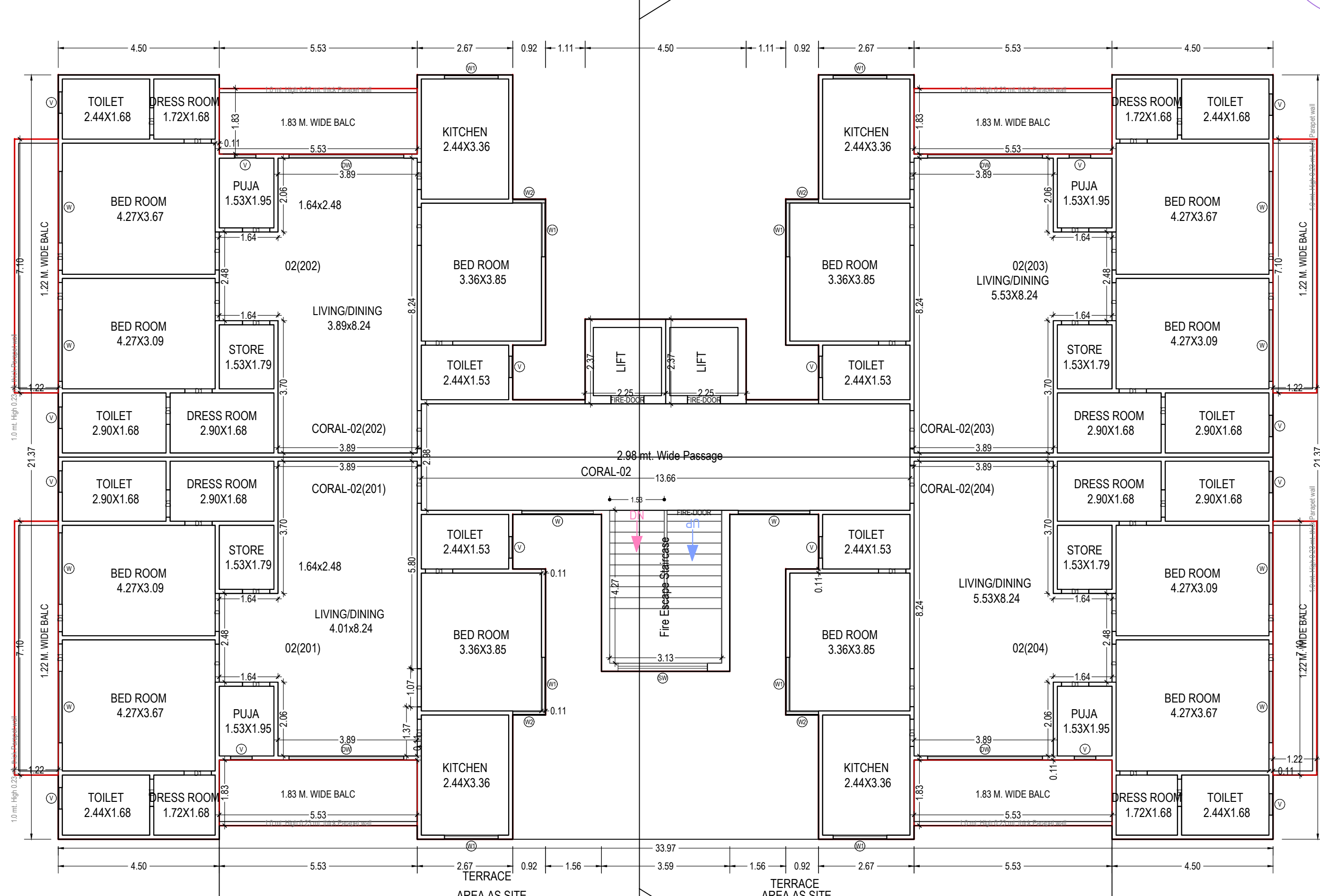
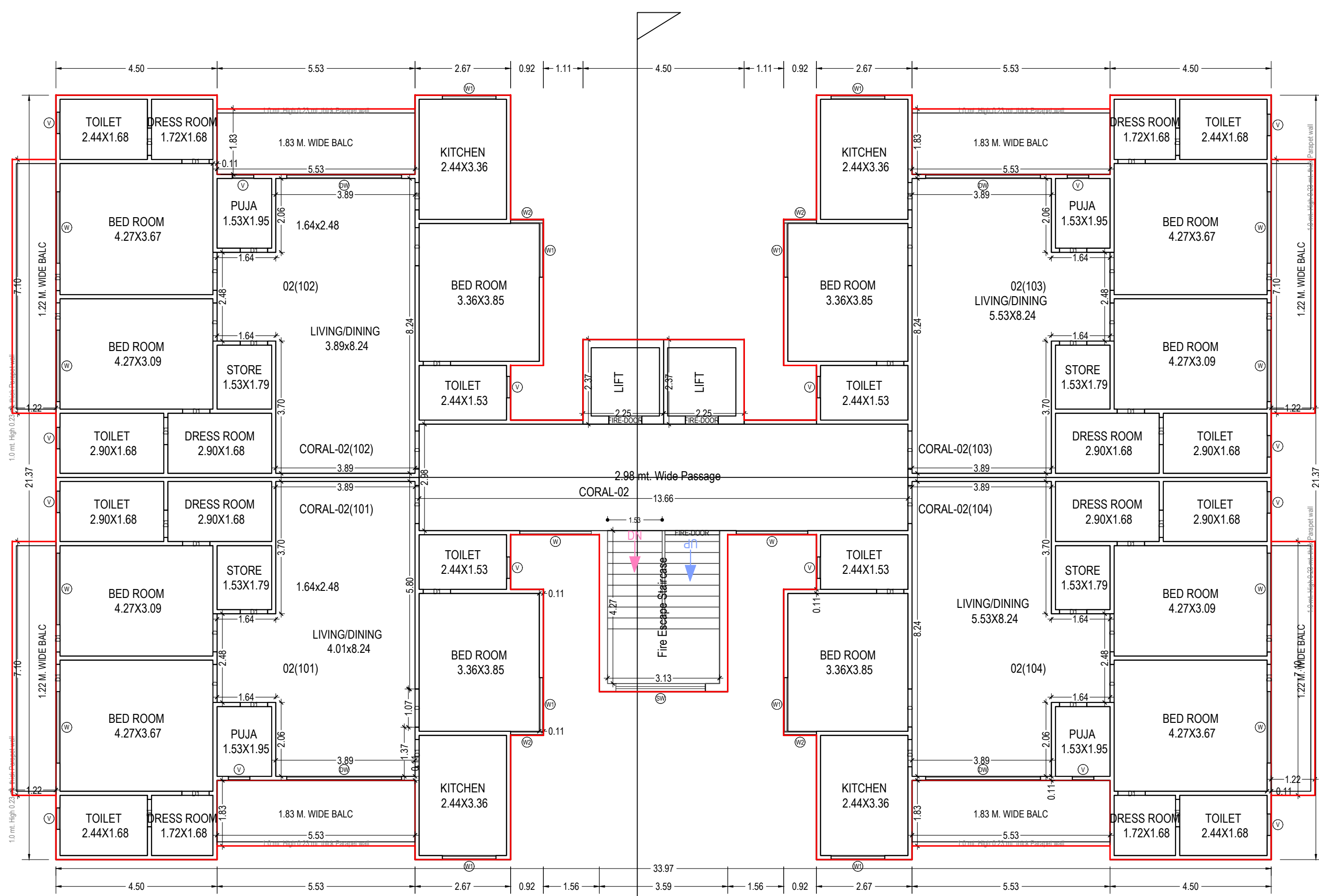
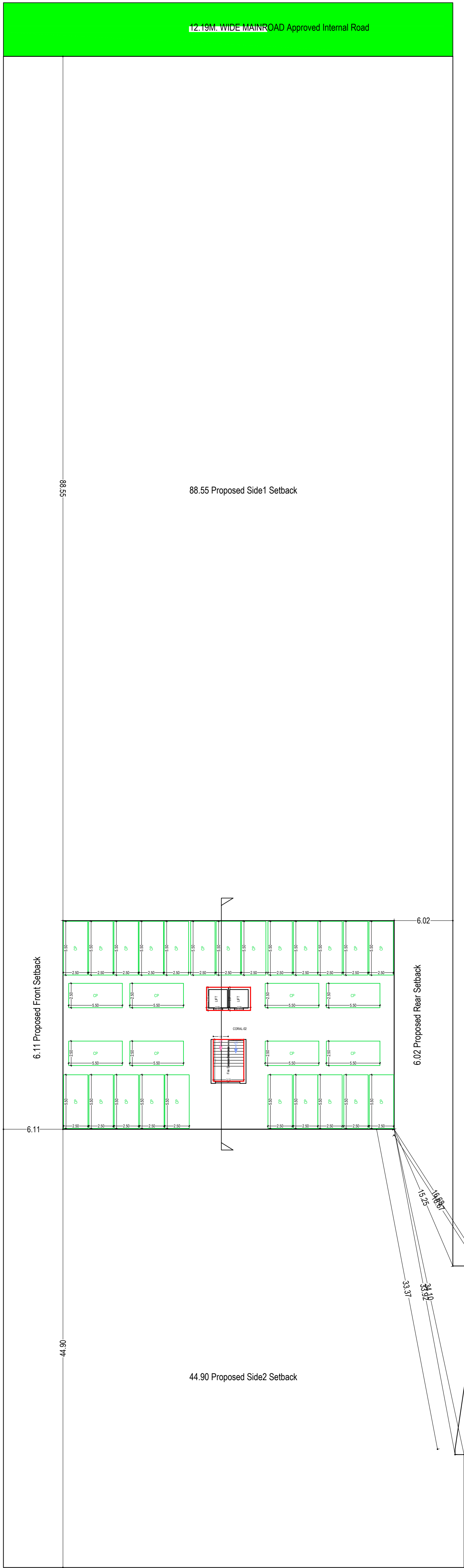
Building Plan Application Number
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Sanctioned On
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Valid Till
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Approved By
Rishiraj . (Vice Chairman)
Examined By
Beant Singh (Junior engineer)
Akramuddin . (Assistant Engineer)
Vinod Kumar Pandey (Secretary)
Rishiraj . (Vice Chairman)



RAIN WATER HARVESTING PLAN

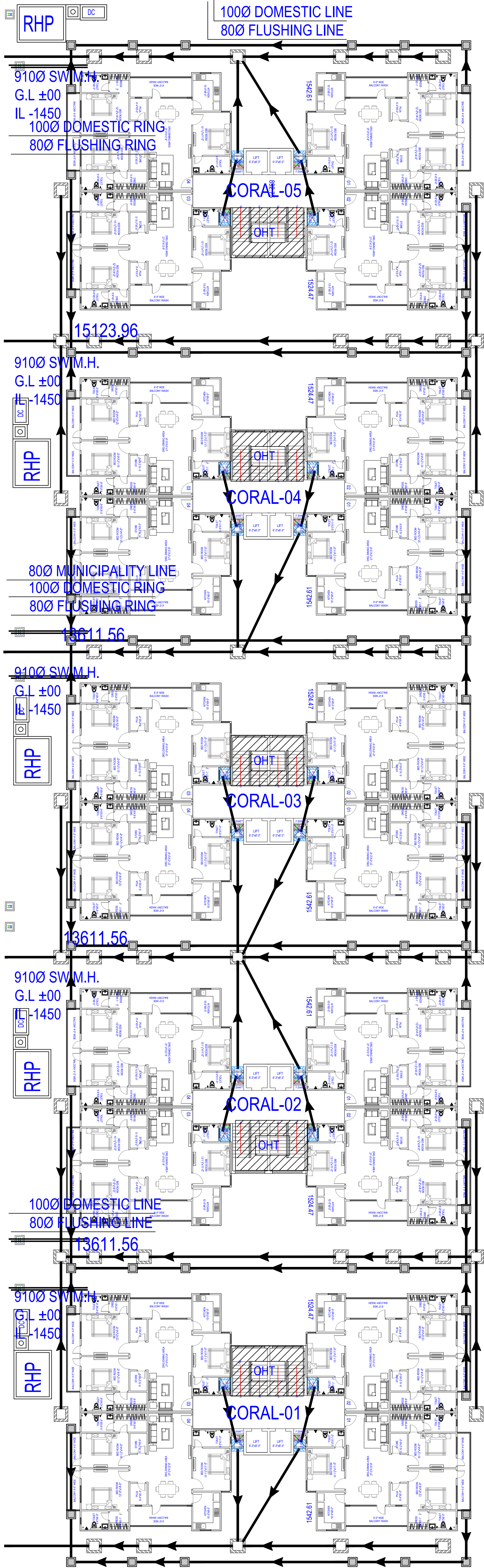


Total Plot Area: - 7180.84	Total FAR Area: - 13900.67
Total Coverage Area: - 2758.58	Total BUA Area: - 18941.70

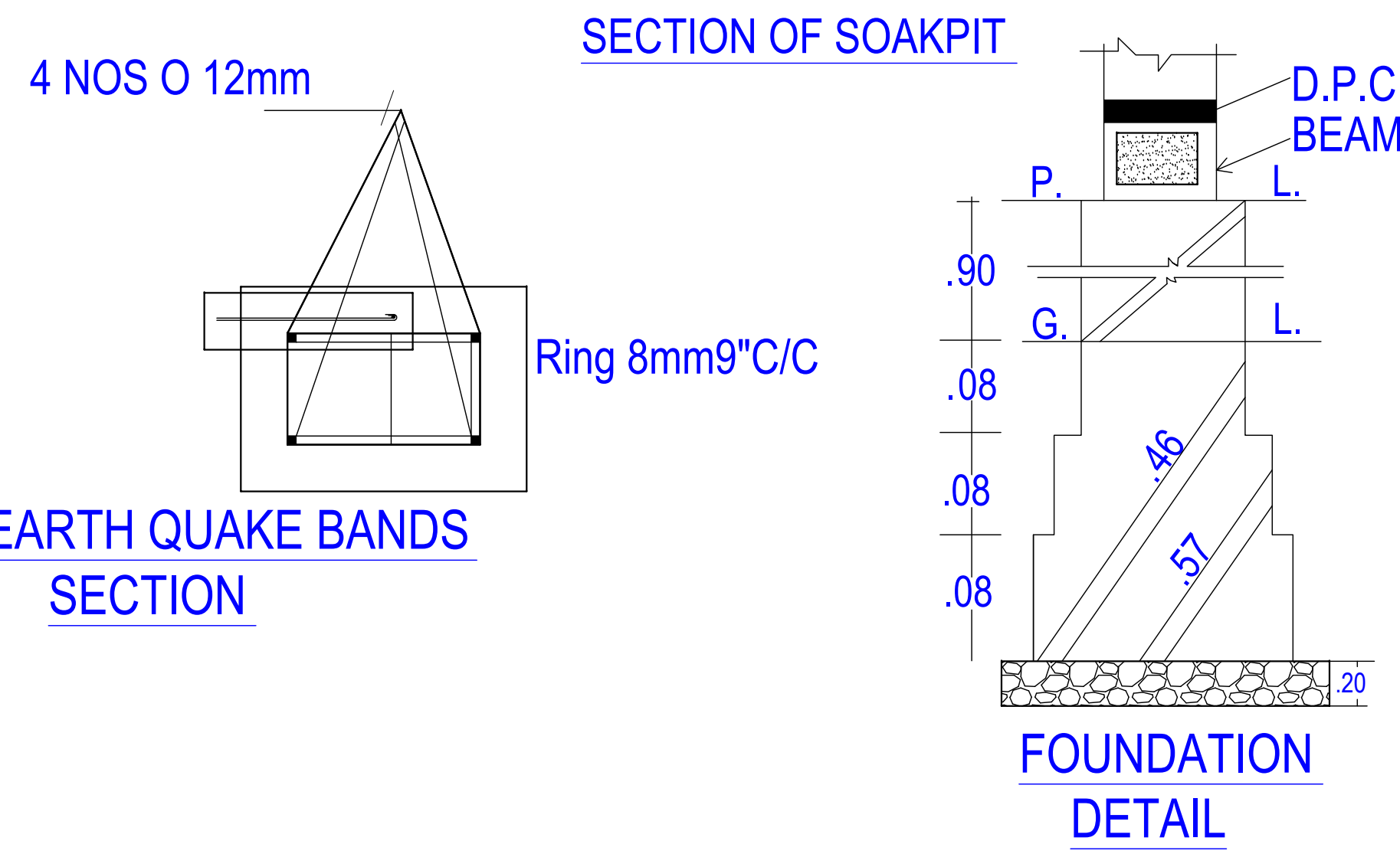
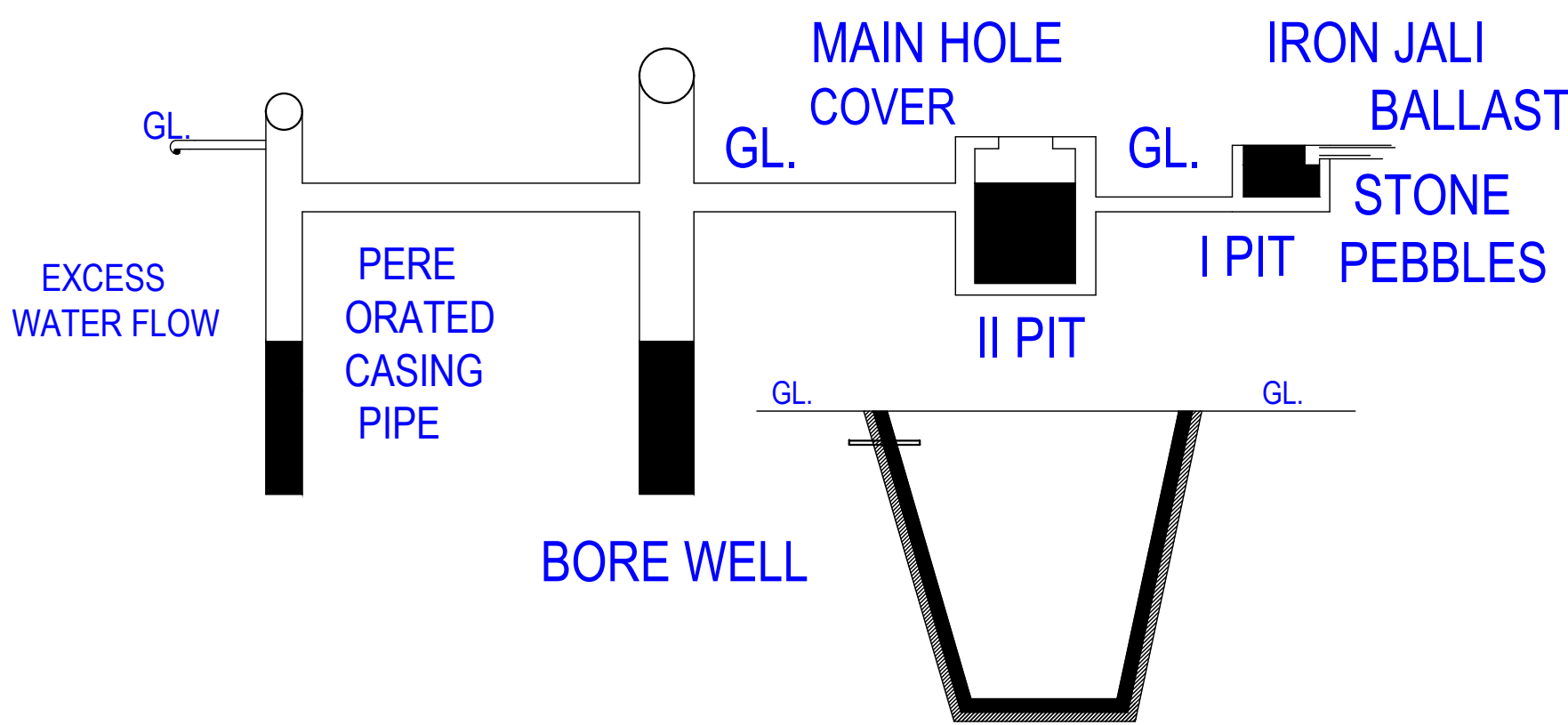
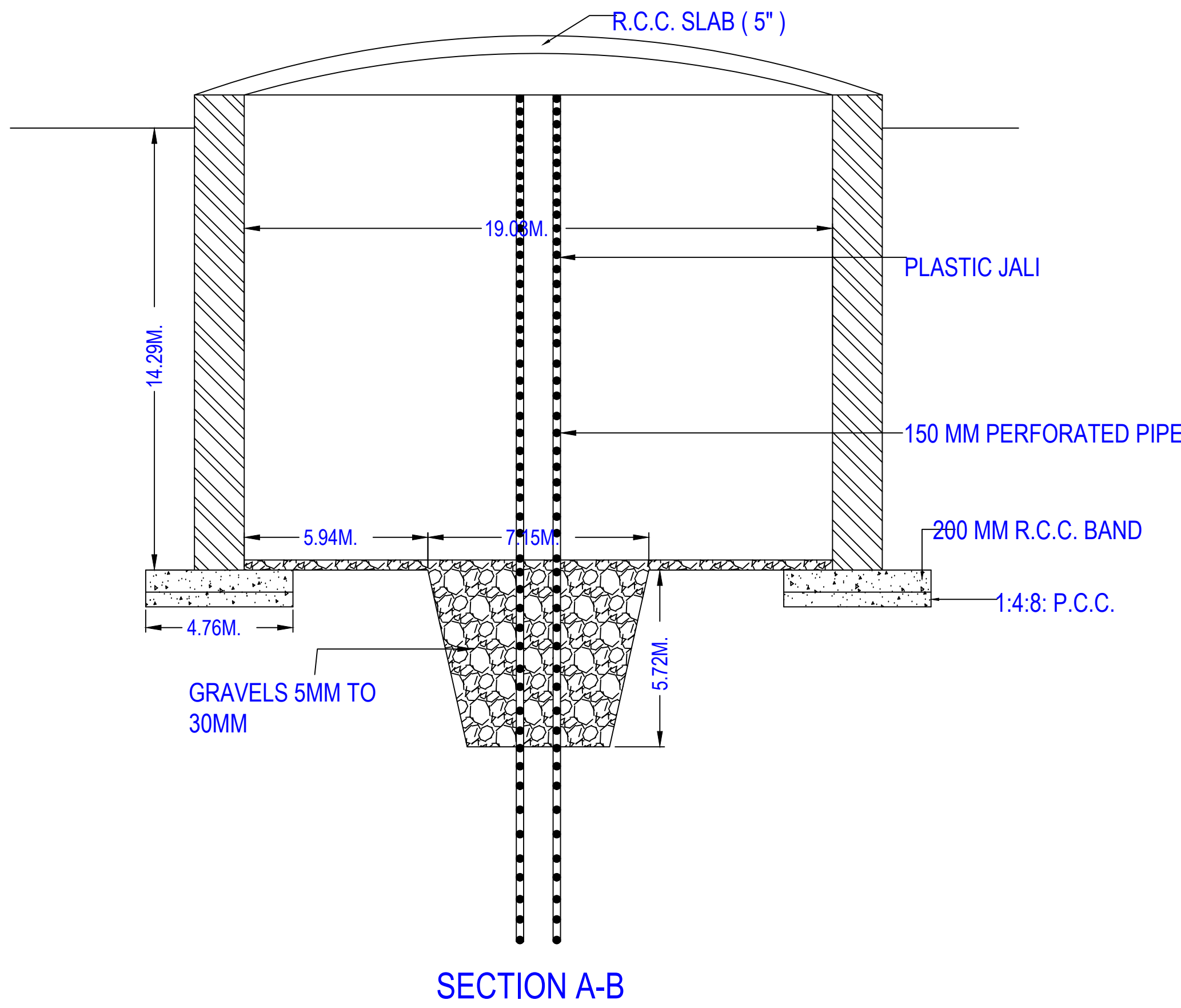
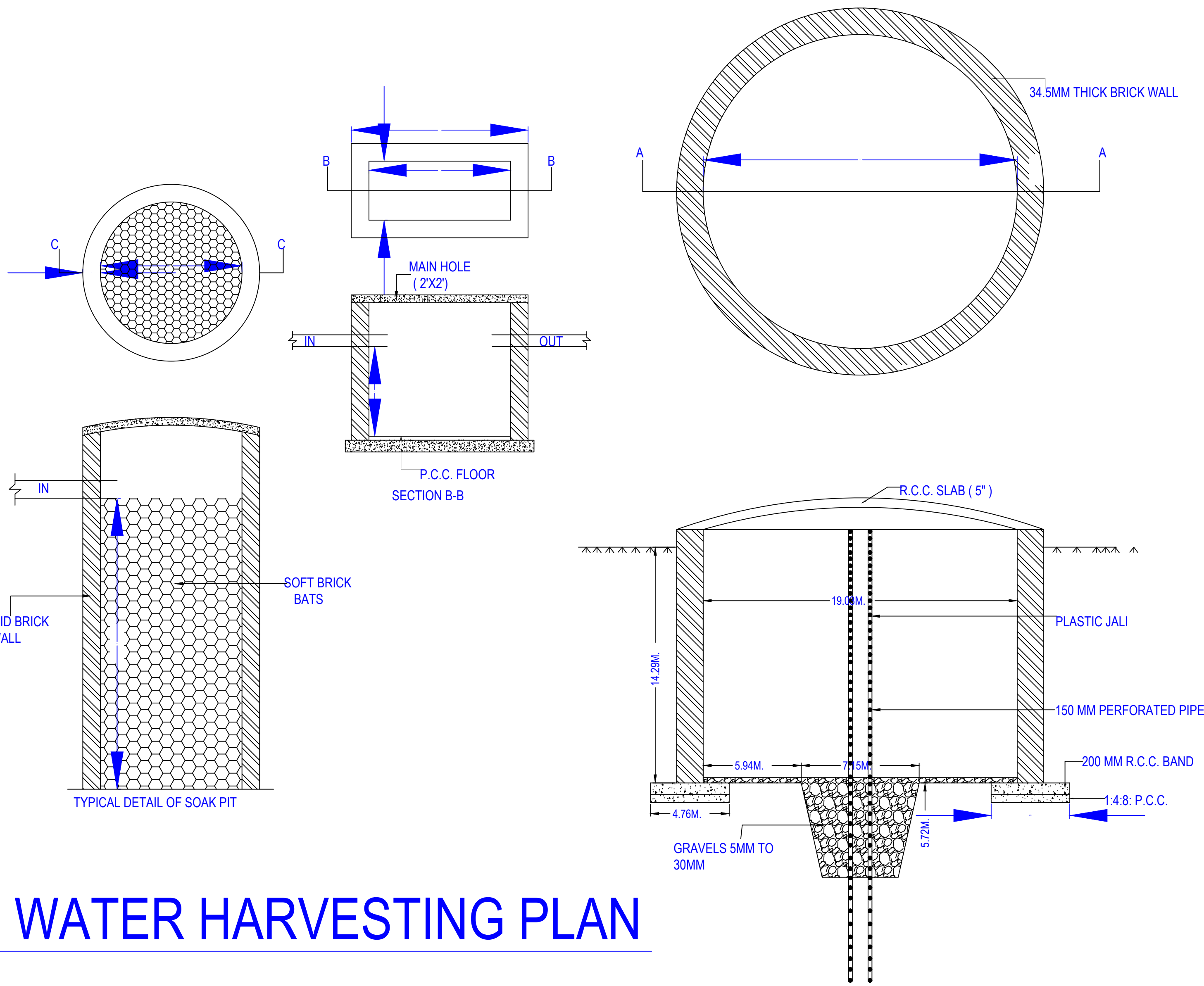


OWNER'S NAME AND SIGNATURE MRPL DEVELOPERS, mrpl.developers@gmail.com, 9389559971	
ARCHENG'S NAME AND SIGN VINOD KUMAR SHARMA CA/9518544	NGINEER
Signature Not Verified Firozabad Shikohabad Development Authority	
Building Plan Application Number FSDA/BP/25-26/0016	
Sanctioned On 13 Jun 2025	
Valid Till 16 Jun 2030	
Approved By Rishiraj . (Vice Chairman)	
Examined By Beant Singh (Junior engineer)	
Akramuddin . (Assistant Engineer)	
Vinod Kumar Pandey (Secretary)	
Rishiraj . (Vice Chairman)	

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.



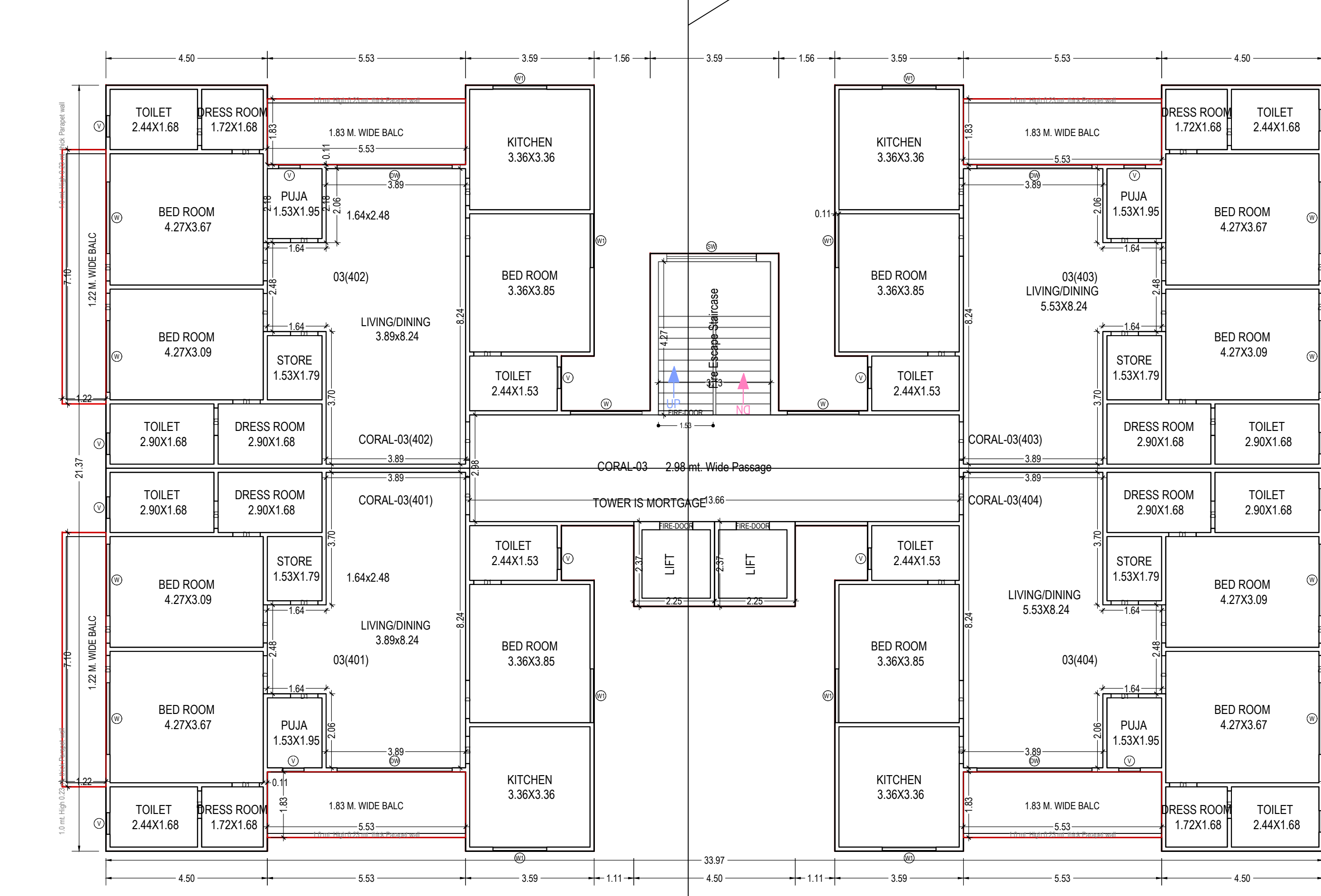
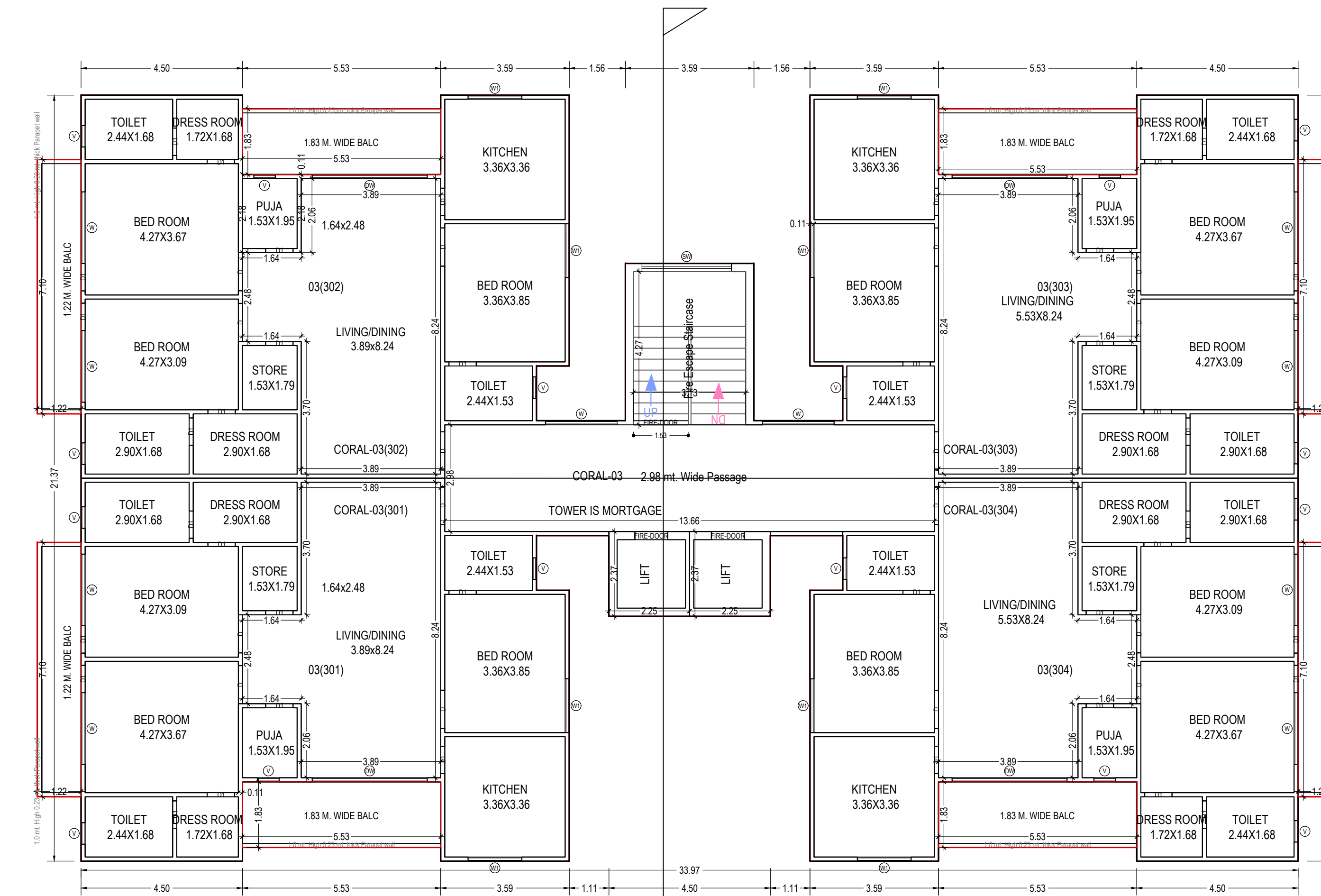
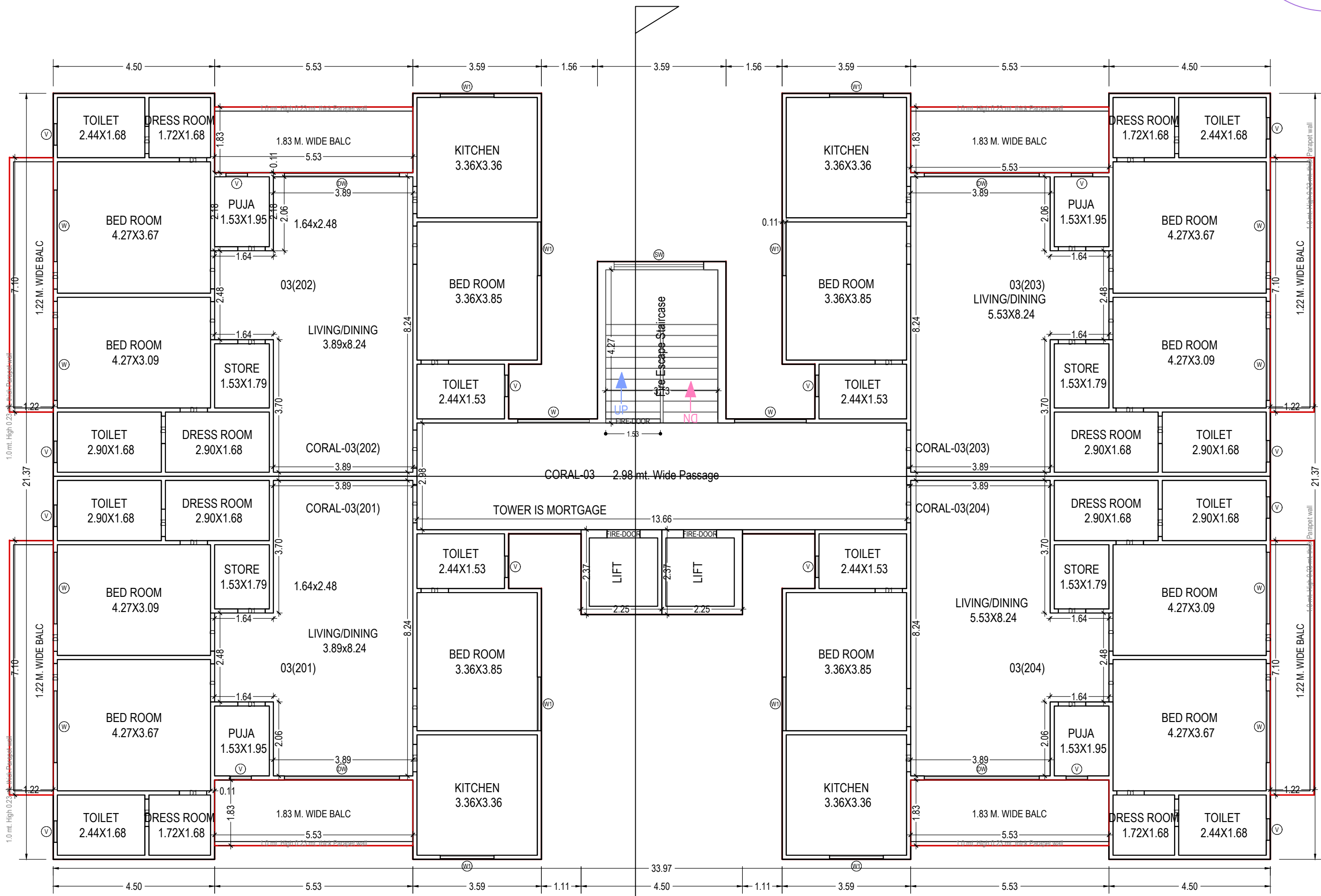
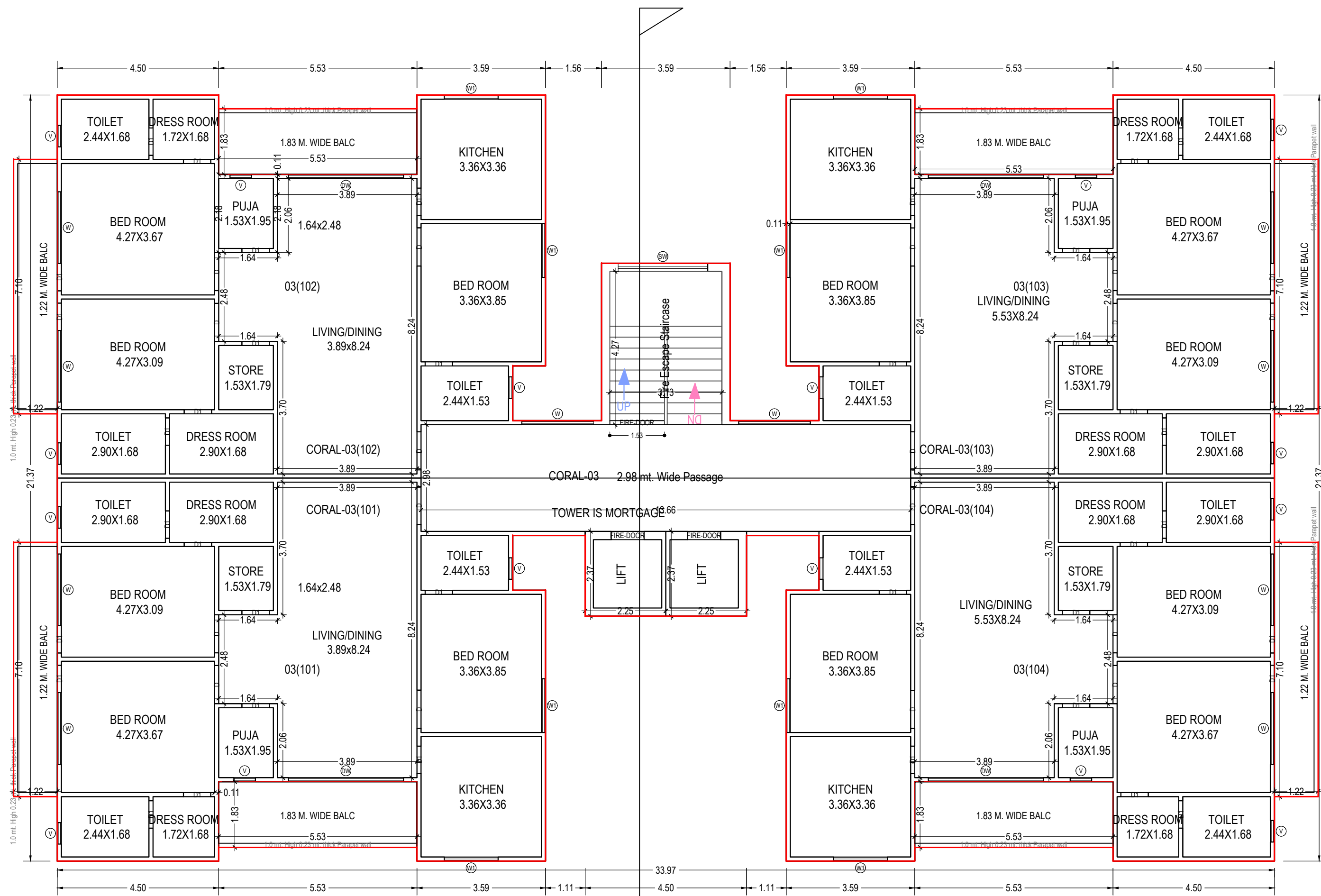
RAIN WATER HARVESTING PLAN



OWNER'S NAME AND SIGNATURE MRPL DEVELOPERS, mrpl.developers@gmail.com, 9389555971	
ARCHITECT'S NAME AND SIGNATURE VINOD KUMAR SHARMA CA/9518544	ENGINEER
Signature Not Verified 	Firozabad Shikshabad Development Authority
Building Plan Application Number FSDA/BP/25-26/0016	
Sanctioned On 13 Jun 2025	
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Vinod Kumar Pandey (Secretary)	
Rishiraj . (Vice Chairman)	

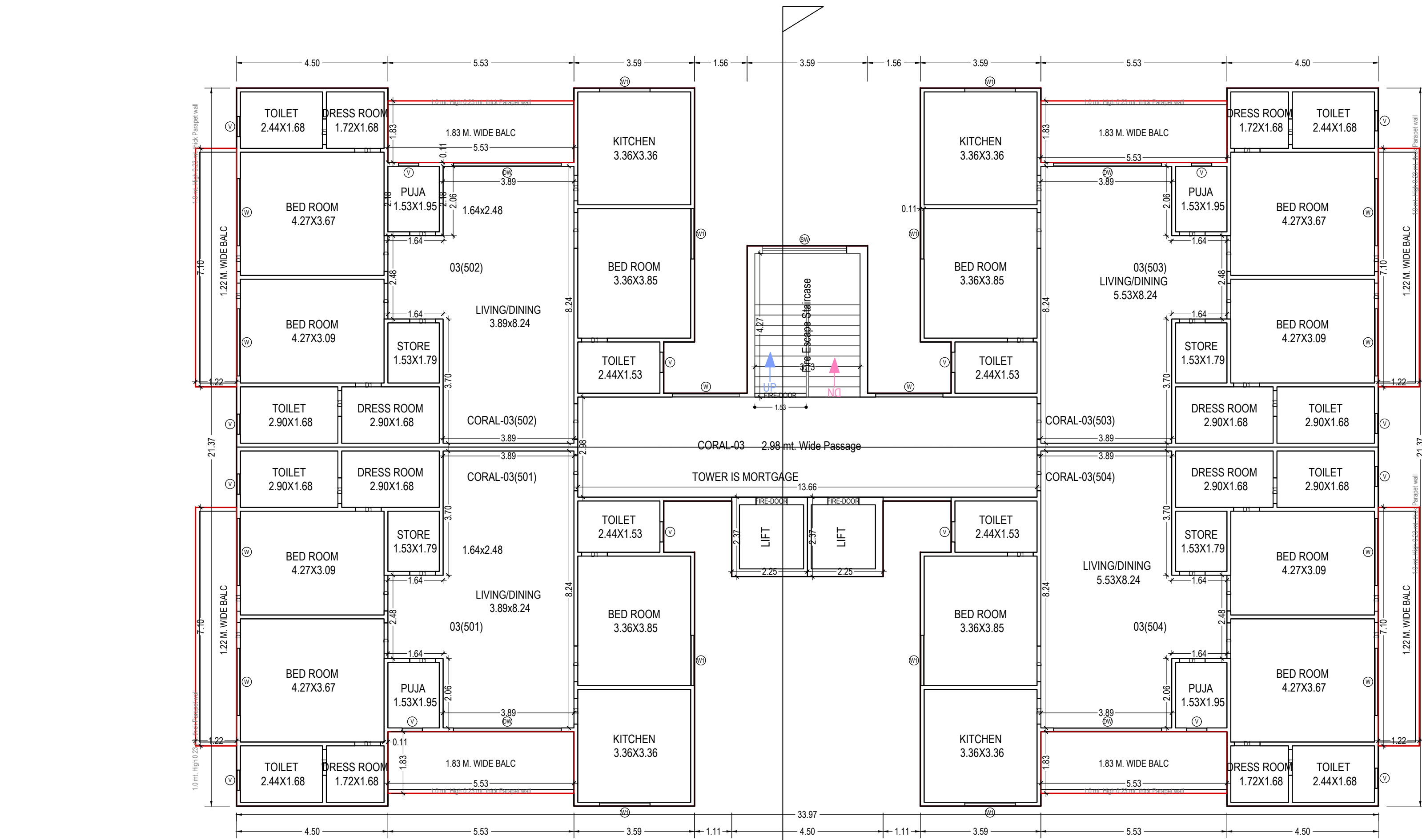
Note: - 1) This drawing is prepared as per the current prevailing Building Bye Laws.
2) If Map sanctioned is used for purpose anything other than stated in application will lead to rejection of Map.

Total Plot Area: -	7180.84	Total FAR Area: -	13900.67
Total Coverage Area: -	2758.58	Total BUA Area: -	18941.70

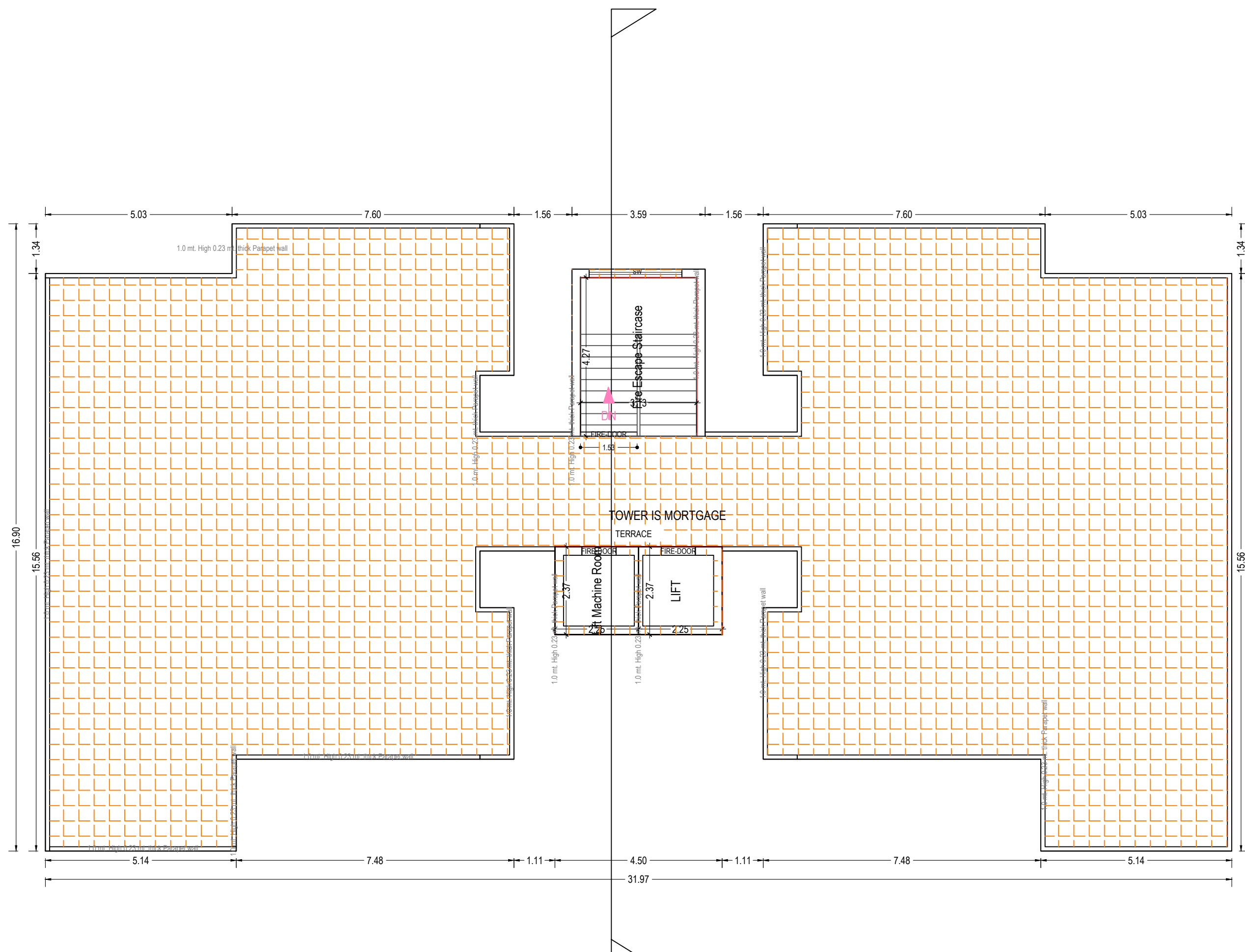


OWNER'S NAME AND SIGNATURE	
MRPL DEVELOPERS, mrpl.developers@gmail.com, 9389559971	
ARCHITECT'S NAME AND SIGNATURE	ENGINEER
VINOD KUMAR SHARMA	
182 64 9518544	
Signature Not Verified	Firozabad Shikshabad Development Authority
Building Plan Application Number	
FSDA/BP/25-26/0016	
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Vinod Kumar Pandey (Secretary)	
Rishiraj . (Vice Chairman)	

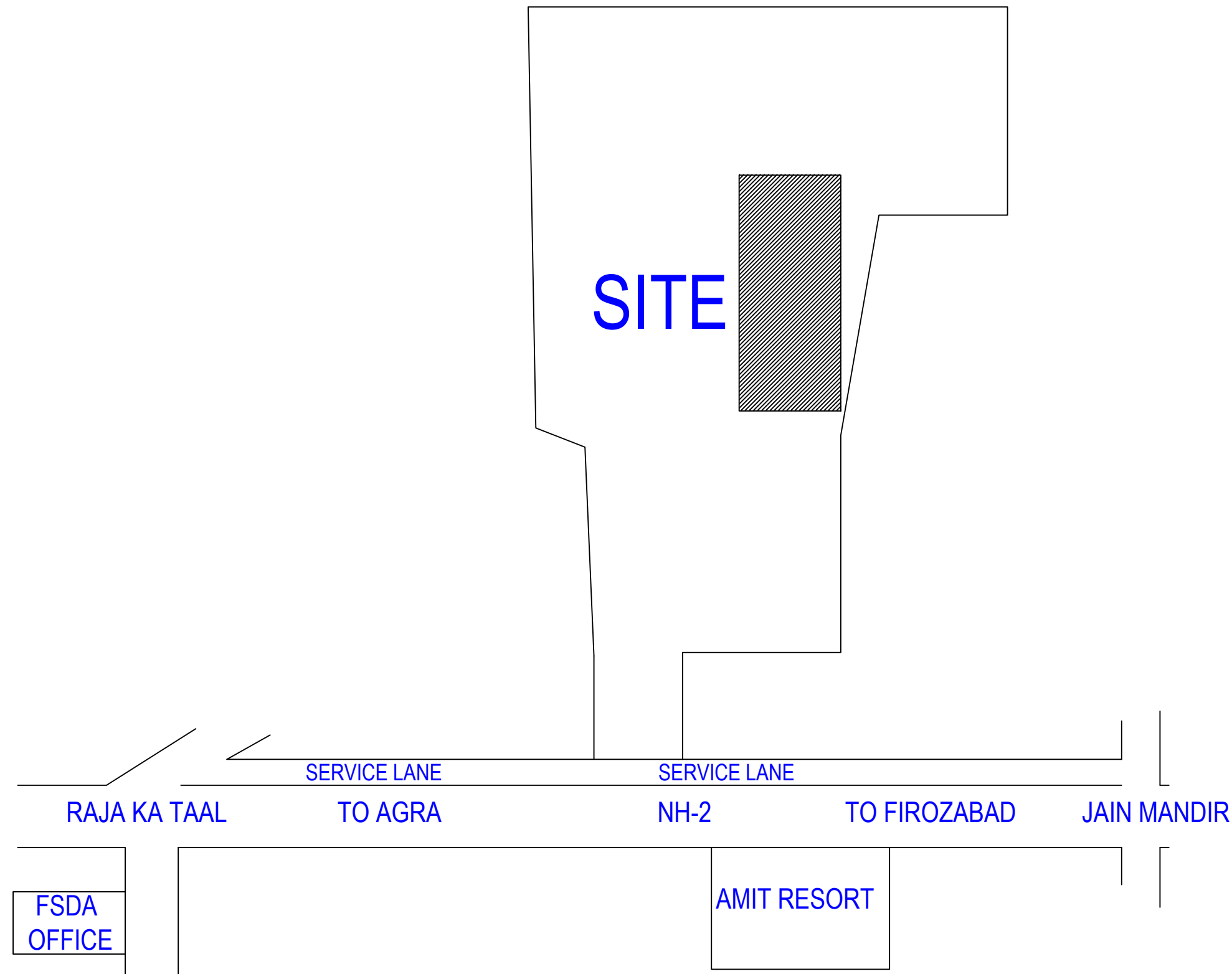
Note: - 1) This drawing is prepared as per the current prevailing Building Bye Laws.
2) If Map sanctioned is used for purpose anything other than stated in application will lead to rejection of Map.



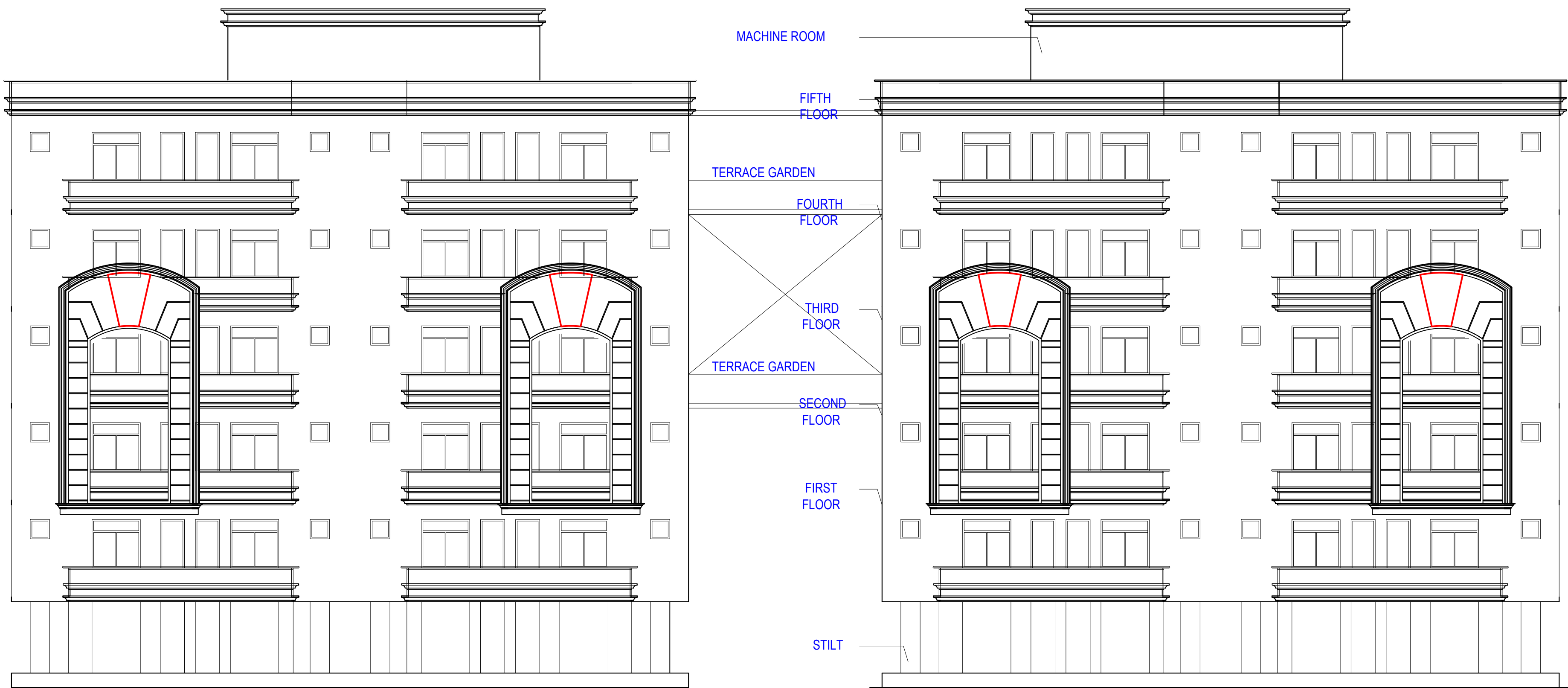
FOURTH FLOOR PLAN
(Proposed)
(SCALE 1:100)



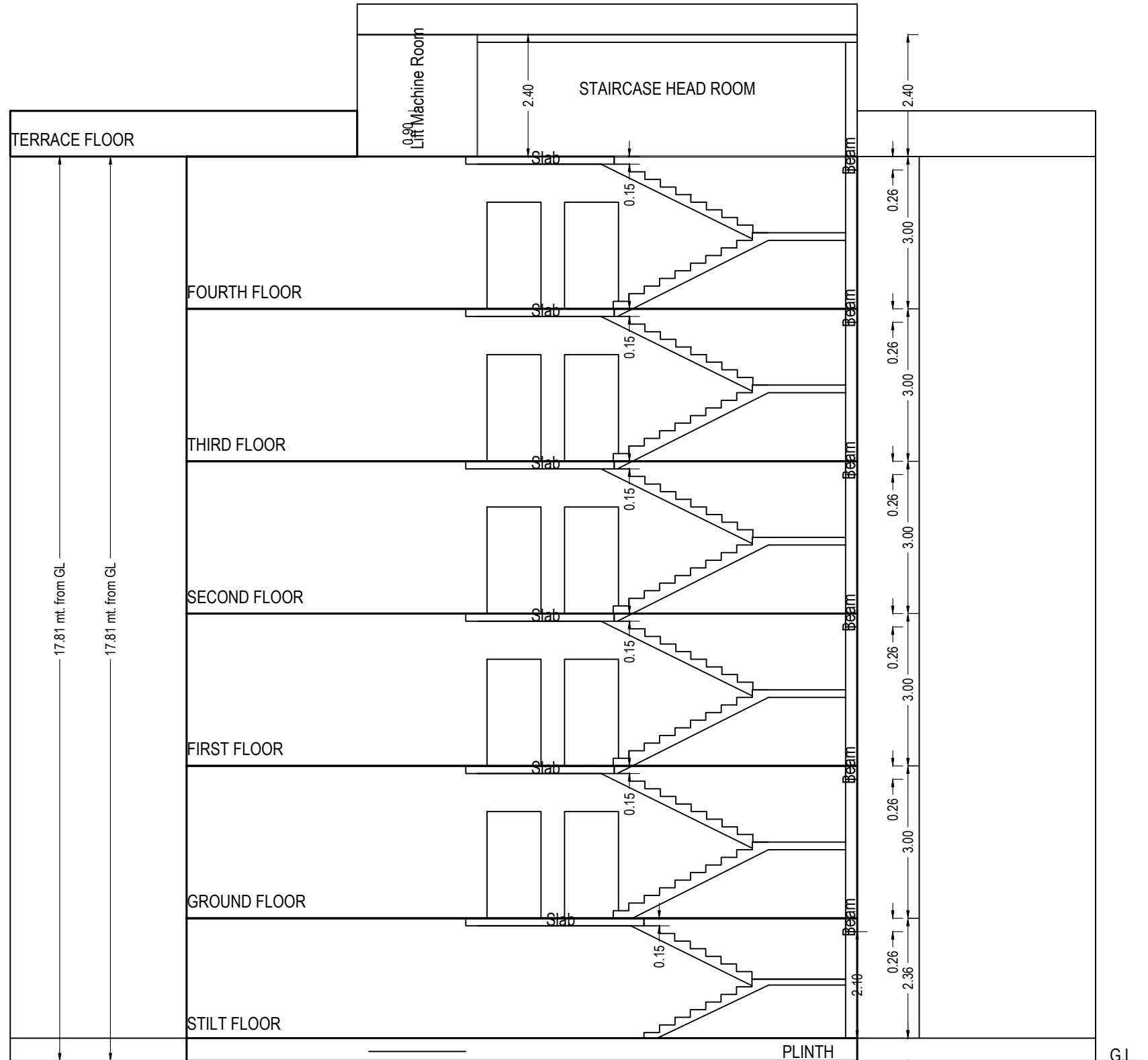
TERRACE FLOOR PLAN
(SCALE 1:100)



KEY PLAN



ELEVATION



SECTION

UnitBUA Table for Building :CORAL3 (CORAL)										
Floor	Name	UnIBUA Type	Net UnIBUA Area	Gross UnIBUA Area	UnIBUA Area	Balcony Area	Door Area	Window Area	External Wall Area	Carpet Area
GROUND FLOOR PLAN	03/101	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.47	120.48
	03/102	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.47	120.47
	03/103	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.47	120.47
	03/104	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.46	120.48
	Total		581.96	581.96	581.96	75.24	1.20	5.76	17.86	481.90
FIRST FLOOR PLAN	03/201	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.46	120.48
	03/202	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.47	120.47
	03/203	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.47	120.47
	03/204	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.46	120.48
	Total		581.96	581.96	581.96	75.24	1.20	5.76	17.86	481.90
SECOND FLOOR PLAN	03/301	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.46	120.48
	03/302	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.47	120.47
	03/303	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.47	120.47
	03/304	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.46	120.48
	Total		581.96	581.96	581.96	75.24	1.20	5.76	17.86	481.90
THIRD FLOOR PLAN	03/401	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.46	120.48
	03/402	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.47	120.47
	03/403	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.47	120.47
	03/404	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.46	120.48
	Total		581.96	581.96	581.96	75.24	1.20	5.76	17.86	481.90
FOURTH FLOOR PLAN	03/501	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.46	120.48
	03/502	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.47	120.47
	03/503	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.47	120.47
	03/504	FLAT	145.49	145.49	145.49	18.81	0.30	1.44	4.46	120.48
	Total		581.96	581.96	581.96	75.24	1.20	5.76	17.86	481.90
Total			2909.80	2909.80	2909.80	376.12	5.93	28.88	89.31	2409.50

Building :CORAL3 (CORAL)										
Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)					Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit	
		Mummy	Lift	Lift Machine	Balcony	Parking	Res.			
Stilt Floor	575.27	13.38	7.28	0.00	0.00	554.61	0.00	0.00	0.00	00
Ground Floor	650.50	13.38	0.00	0.00	65.09	0.00	572.03	572.03	04	
First Floor	650.50	13.38	7.28	0.00	65.09	0.00	564.75	564.75	04	
Second Floor	650.50	13.38	7.28	0.00	65.09	0.00	564.75	564.75	04	
Third Floor	650.50	13.38	7.28	0.00	65.09	0.00	564.75	564.75	04	
Fourth Floor	650.50	13.38	7.28	0.00	65.09	0.00	564.75	564.75	04	
Terrace Floor	20.66	13.38	3.64	3.64	0.00	0.00	0.00	0.00	00	
Total	3848.43	93.66	40.04	3.64	325.43	554.61	2831.03	2831.03	20	
Total Number of Same Buildings	1									
Total	3848.43	93.66	40.04	3.64	325.43	554.61	2831.03	2831.03	20	

Staircase Checks (Table 8a-1)					
Floor Name	StairCase Name	Flight Width	Tread Width	Riser Height	Railing Ht.
STILT FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.118	1.00
GROUND FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.150	1.00
FIRST FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.150	1.00
SECOND FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.150	1.00
THIRD FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.150	1.00
FOURTH FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.150	1.00
TERRACE FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.000	1.00

Balcony Calculations Table				
FLOOR	SIZE	AREA	TOTAL AREA	
GROUND FLOOR PLAN	1.83 X 5.54 X 4 X 1	40.56	75.24	
FIRST FLOOR PLAN	1.22 X 7.10 X 4 X 1	34.68	75.24	
SECOND FLOOR PLAN	1.22 X 7.10 X 4 X 1	34.68	75.24	
THIRD FLOOR PLAN	1.83 X 5.54 X 4 X 1	40.56	75.24	
FOURTH FLOOR PLAN	1.22 X 7.10 X 4 X 1	34.68	75.24	
TERRACE FLOOR PLAN	1.83 X 5.54 X 4 X 1	40.56	376.20	

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
CORAL3 (CORAL)	W1	0.60	1.00	80
CORAL3 (CORAL)	W2	1.50	2.10	40
CORAL3 (CORAL)	W3	2.00	2.10	50
CORAL3 (CORAL)	SW	2.80	2.10	07
CORAL3 (CORAL)	DW	3.21	2.10	20

SCHEDULE OF DOOR:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
CORAL3 (CORAL)	D1	0.76	2.10	200
CORAL3 (CORAL)	FIRE-DOOR	0.92	2.10	10
CORAL3 (CORAL)	D	1.06	2.10	80
CORAL3 (CORAL)	FIRE-DOOR	1.53	2.10	05

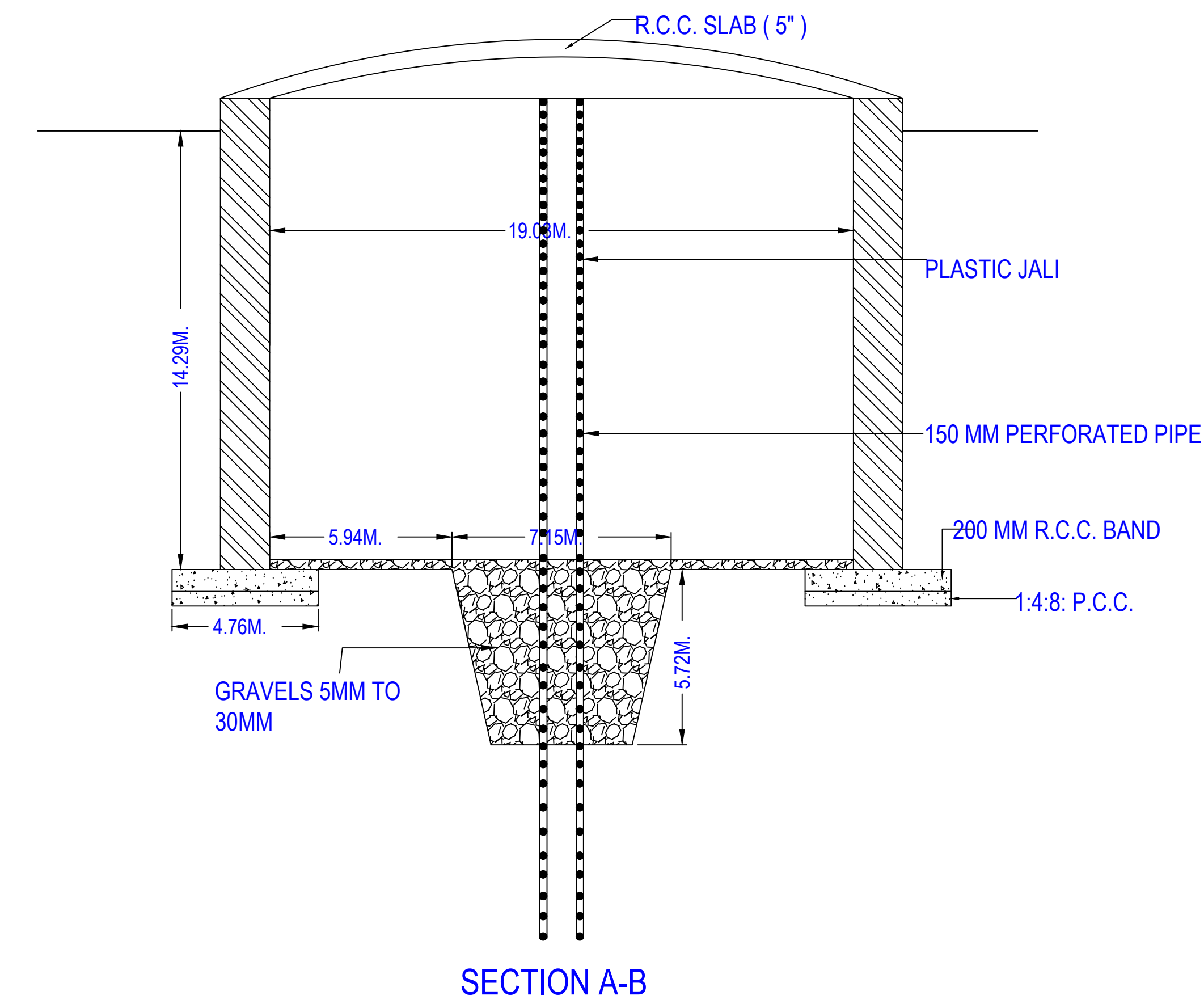
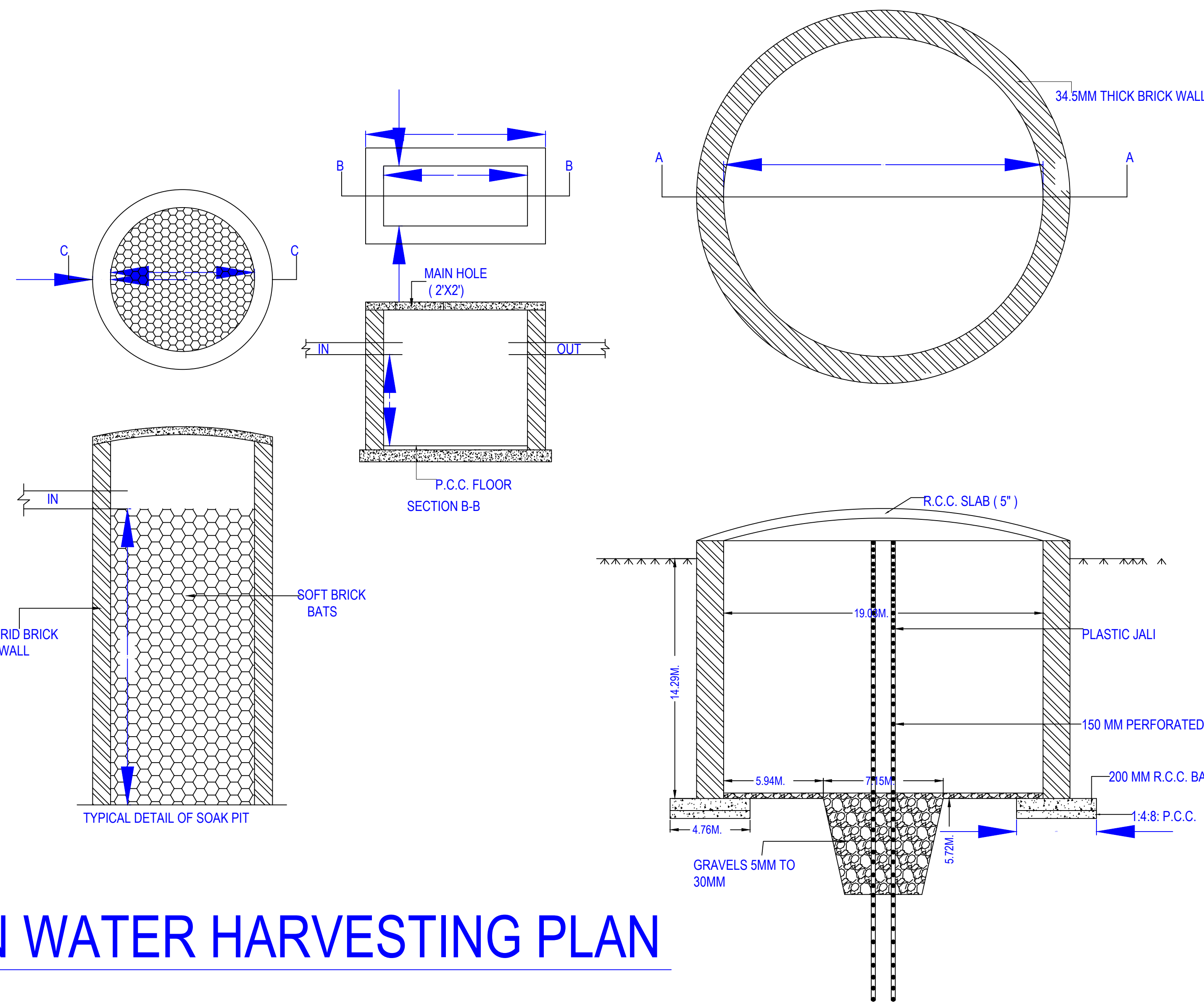
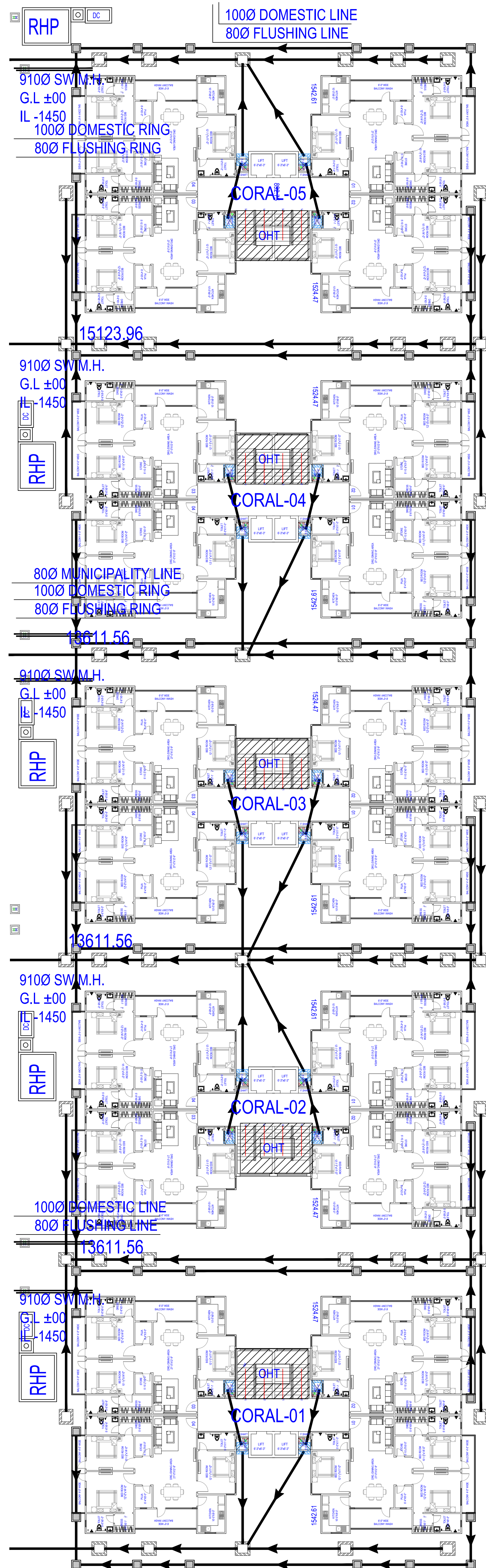
Total Plot Area :-	7180.84	Total FAR Area :-	13900.67
Total Coverage Area :-	2758.58	Total BUA Area :-	18941.70

OWNERS NAME AND SIGNATURE
MRPL DEVELOPERS, mrpl.developers@gmail.com, 9389555971

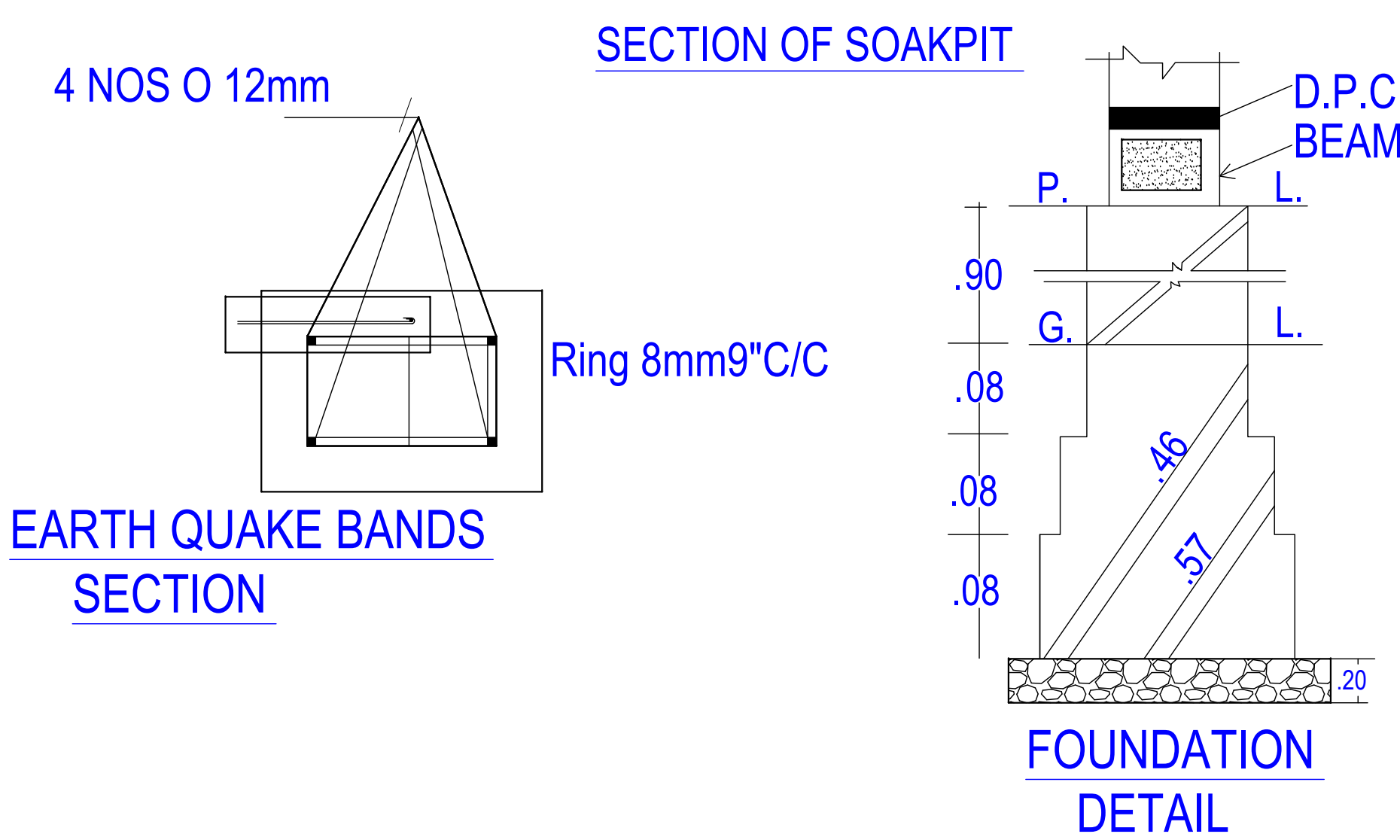
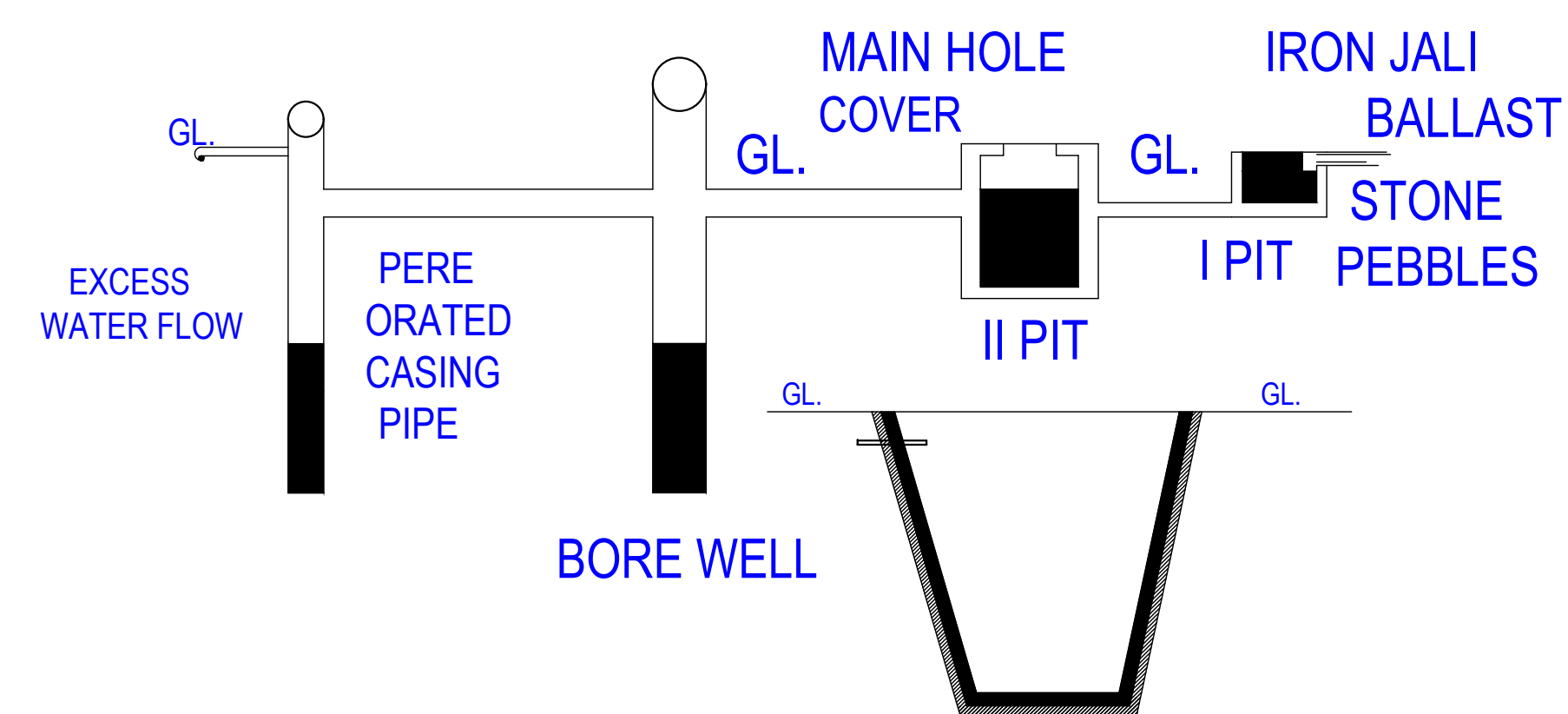
ARCHITECTS NAME AND SIGNATURE
VINOD KUMAR SHARMA
CA/95/18544

Signature Not Verified
Firozabad Shikshabad Development Authority

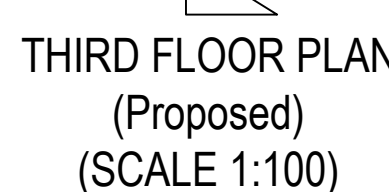
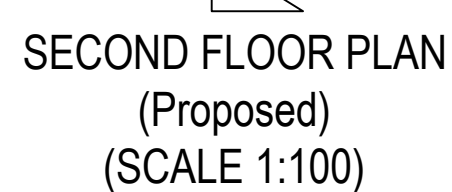
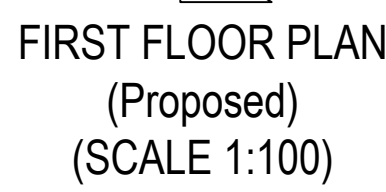
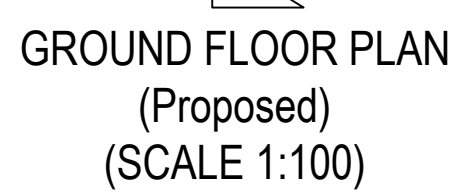
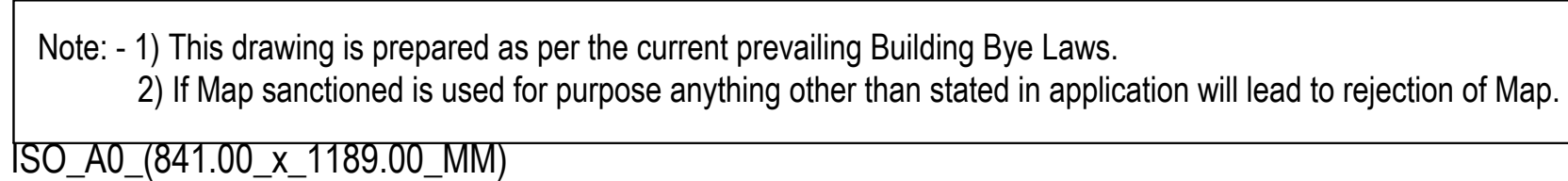
Building Plan Application Number
FSDB/BP/25-26/0016
Sanctioned On
13 Jun 2025
Valid Till
16 Jun 2030
Approved By
Rishiraj . (Vice Chairman)
Examined By
Beant Singh (Junior engineer)
Akramuddin . (Assistant Engineer)
Vinod Kumar Pandey (Secretary)
Rishiraj . (Vice Chairman)



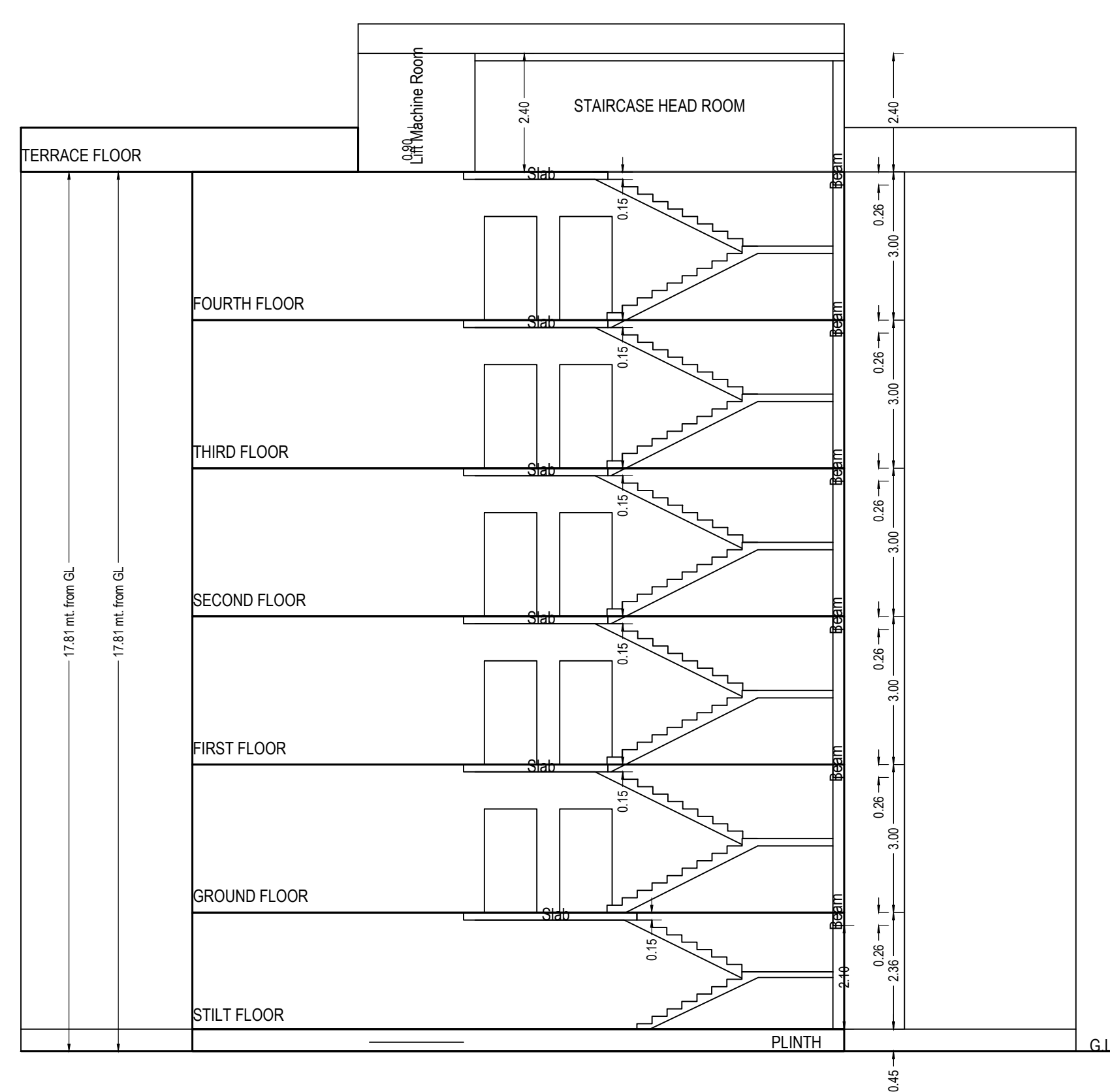
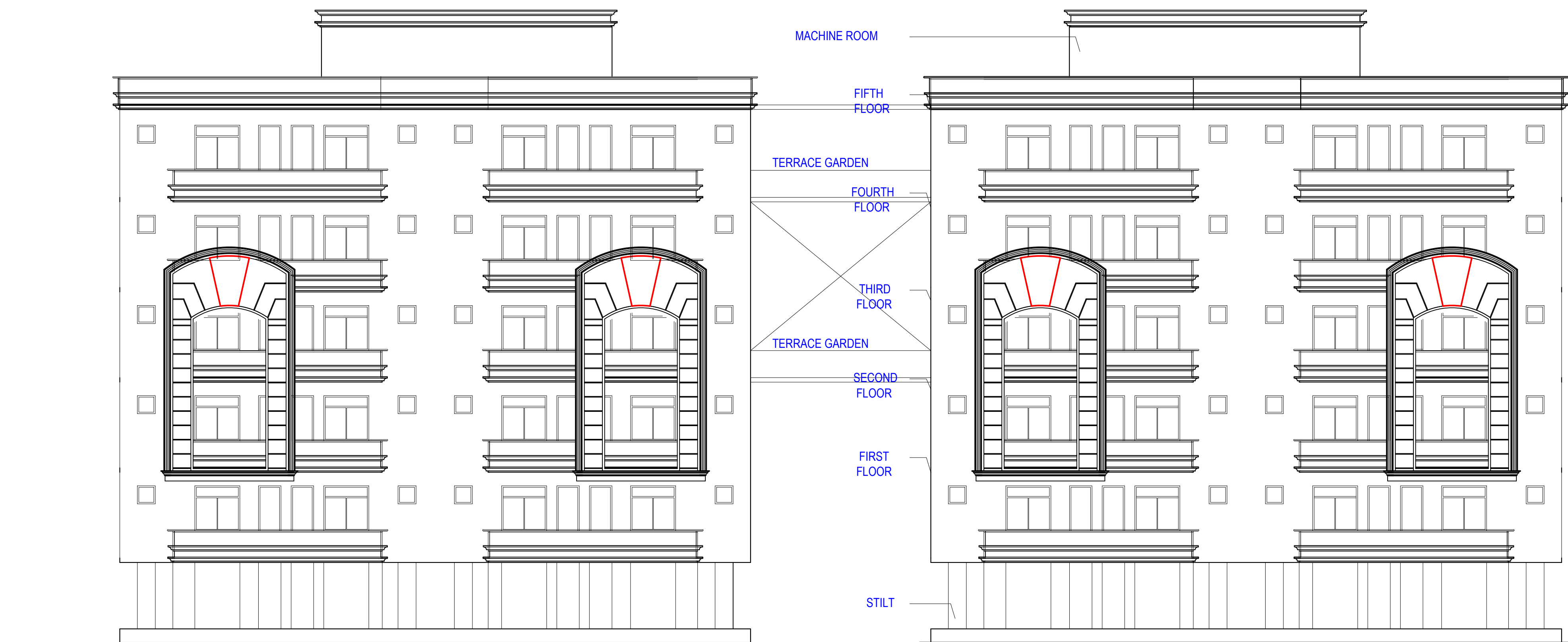
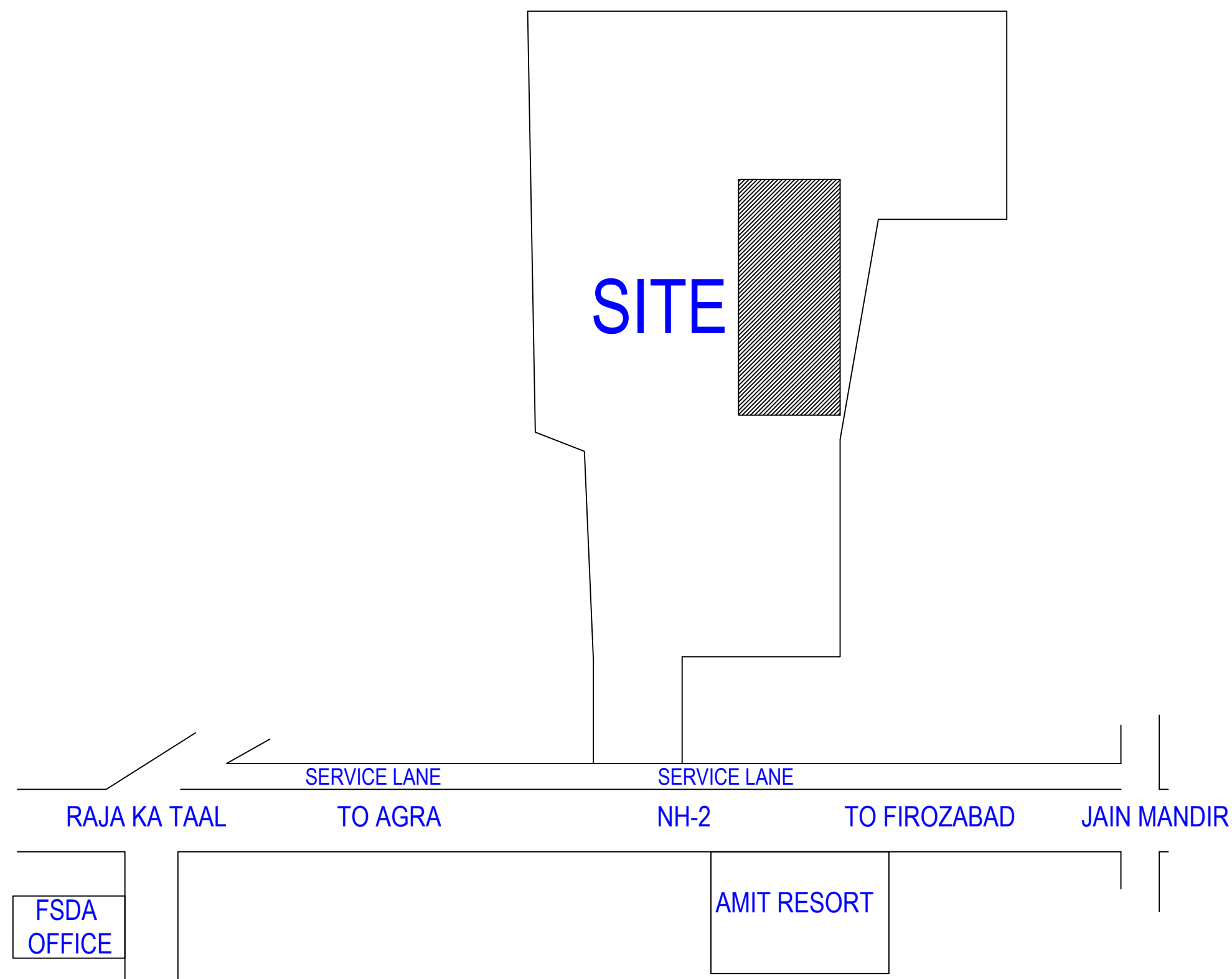
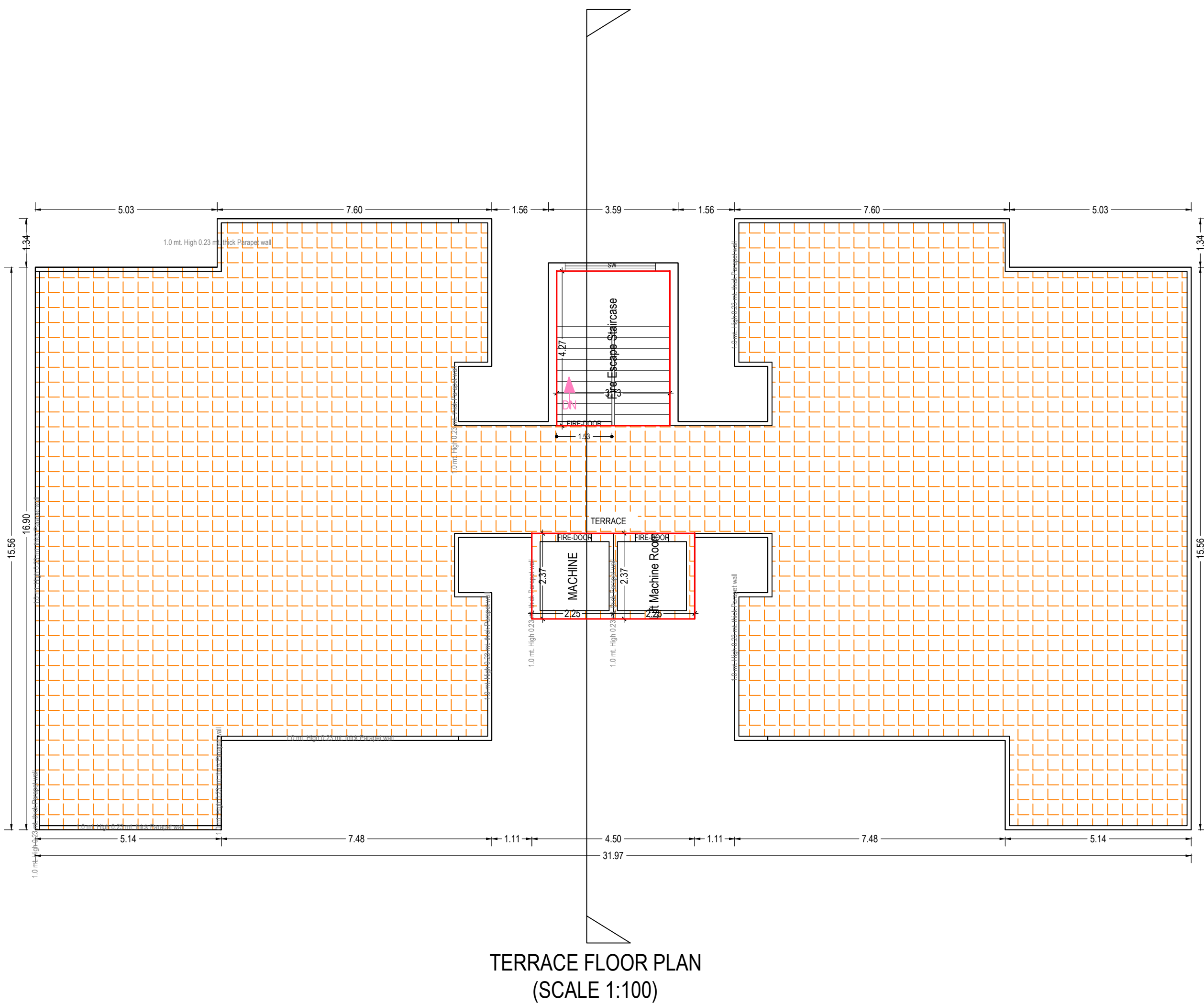
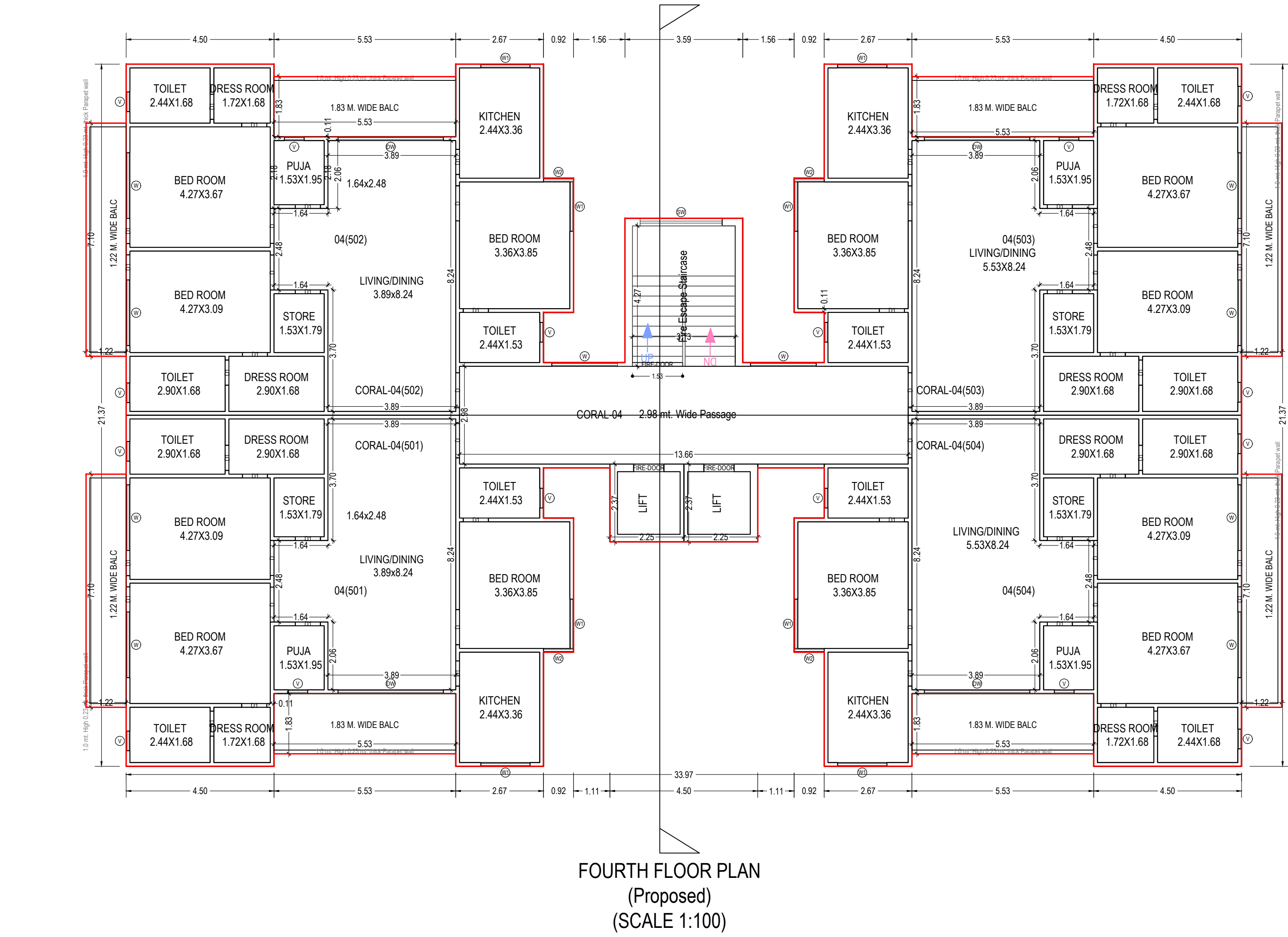
RAIN WATER HARVESTING PLAN



OWNER'S NAME AND SIGNATURE	
MRPL DEVELOPERS, mrpl.developers@gmail.com, 9389555971	
	
ARCH/ENG'S NAME AND SIGN	ENGINEER
VINOD KUMAR SHARMA CA/95/18544	
Signature Not Verified Click on the yellow question mark to verify signature. 	Firozabad Shikshahabad Development Authority
	
	Signature Not Verified Click on the yellow question mark to verify signature. 
Building Plan Application Number	
FSDA/BP/25-6/0016	
Sanctioned On	
13 Jun 2025	
Valid Till	
16 Jun 2030	
Approved By	
Rishiraj . (Vice Chairman)	
Examined By	
Beant Singh (Junior engineer)	
Akramuddin . (Assistant Engineer)	
Vinod Kumar Pandey (Secretary)	
Rishiraj . (Vice Chairman)	



Total Plot Area: - 7180.84	Total FAR Area: - 13900.67
Total Coverage Area: - 2758.58	Total BUA Area: - 18941.70



UnitBUA Table for Building :CORAL4 (CORAL)										
Floor	Name	UnitBUA Type	Net UnitBUA Area	Gross UnitBUA Area	UnitBUA Area	Balcony Area	Door	Window	External Wall	No. of Unit
GROUND FLOOR PLAN	04(101)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(102)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(103)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(104)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	Total		569.24	569.24	569.24	75.24	1.20	6.20	17.44	469.16
FIRST FLOOR PLAN	04(201)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(202)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(203)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(204)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	Total		569.24	569.24	569.24	75.24	1.20	6.20	17.44	469.16
SECOND FLOOR PLAN	04(301)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(302)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(303)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(304)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	Total		569.24	569.24	569.24	75.24	1.20	6.20	17.44	469.16
THIRD FLOOR PLAN	04(401)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(402)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(403)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(404)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	Total		569.24	569.24	569.24	75.24	1.20	6.20	17.44	469.16
FOURTH FLOOR PLAN	04(501)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(502)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(503)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	04(504)	FLAT	142.31	142.31	142.31	18.81	0.30	1.55	4.36	117.29
	Total		569.24	569.24	569.24	75.24	1.20	6.20	17.44	469.16
Total	-	-	2846.20	2846.20	2846.20	376.12	5.93	30.97	87.21	2345.80

Building :CORAL4 (CORAL)										
Floor Name	Total Built Up Area (Sq.mt.)	Mummy	Lift	Lift Machine	Balcony	Parking	Res.	Total FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit
Stilt Floor	562.55	13.38	7.28	0.00	0.00	0.00	541.89	0.00	0.00	00
Ground Floor	637.77	13.38	7.28	0.00	65.09	0.00	552.03	552.03	04	04
First Floor	637.77	13.38	7.28	0.00	65.09	0.00	552.03	552.03	04	04
Second Floor	637.77	13.38	7.28	0.00	65.09	0.00	552.03	552.03	04	04
Third Floor	637.77	13.38	7.28	0.00	65.09	0.00	552.03	552.03	04	04
Fourth Floor	637.77	13.38	7.28	0.00	65.09	0.00	552.03	552.03	04	04
Terrace Floor	20.86	13.38	3.64	3.64	0.00	0.00	0.00	0.00	0.00	00
Total	3772.06	93.66	40.04	3.64	326.43	541.89	2767.43	2767.43	2767.43	20
Total Number of Same Buildings:	1									
Total	3772.06	93.66	40.04	3.64	326.43	541.89	2767.43	2767.43	2767.43	20

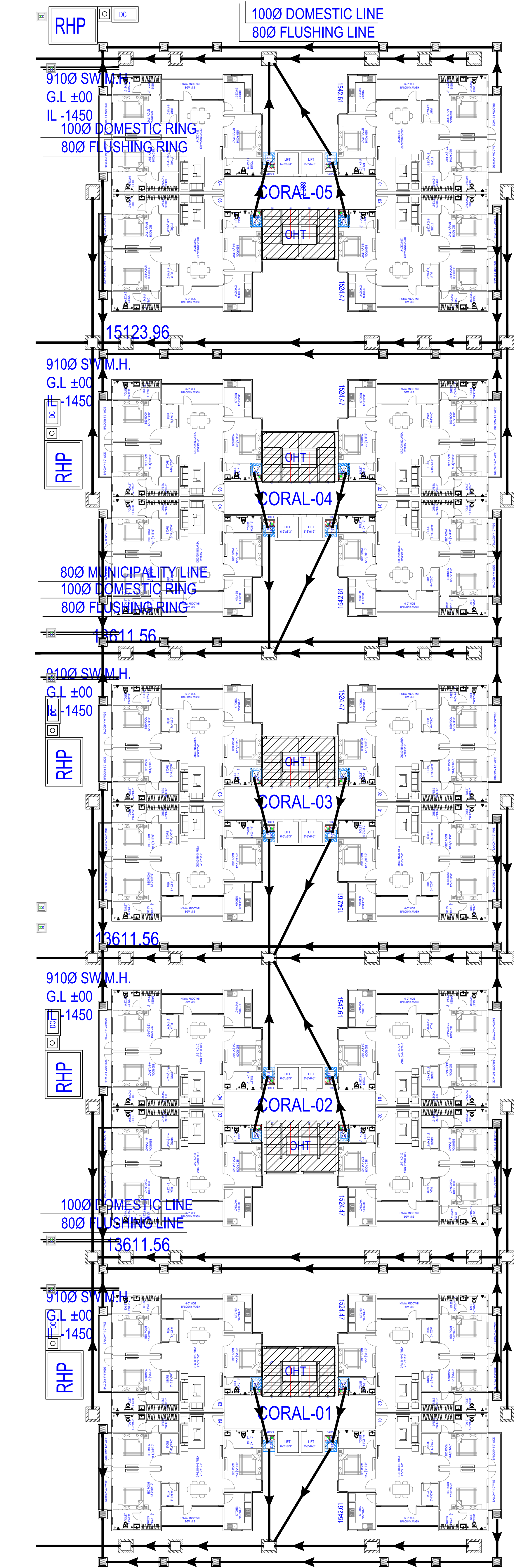
Balcony Calculations Table			
FLOOR	SIZE	AREA	TOTAL AREA
STILT FLOOR PLAN	1.83 X 5.54 X 4 X 1	40.56	75.24
GROUND FLOOR PLAN	1.22 X 7.10 X 4 X 1	34.68	75.24
FIRST FLOOR PLAN	1.83 X 5.54 X 4 X 1	40.56	75.24
SECOND FLOOR PLAN	1.22 X 7.10 X 4 X 1	34.68	75.24
THIRD FLOOR PLAN	1.83 X 5.54 X 4 X 1	40.56	75.24
FOURTH FLOOR PLAN	1.22 X 7.10 X 4 X 1	34.68	75.24
Terrace Floor	1.83 X 5.54 X 4 X 1	40.56	75.24
Total			376.20

Staircase Checks (Table Ba-1)					
Floor Name	Stair Case Name	Flight Width	Tread Width	Riser Height	Railing Ht.
STILT FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.118	1.00
GROUND FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.150	1.00
FIRST FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.150	1.00
SECOND FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.150	1.00
THIRD FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.150	1.00
FOURTH FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.150	1.00
TERRACE FLOOR PLAN	Fire Escape Staircase	1.53	0.305	0.000	1.00

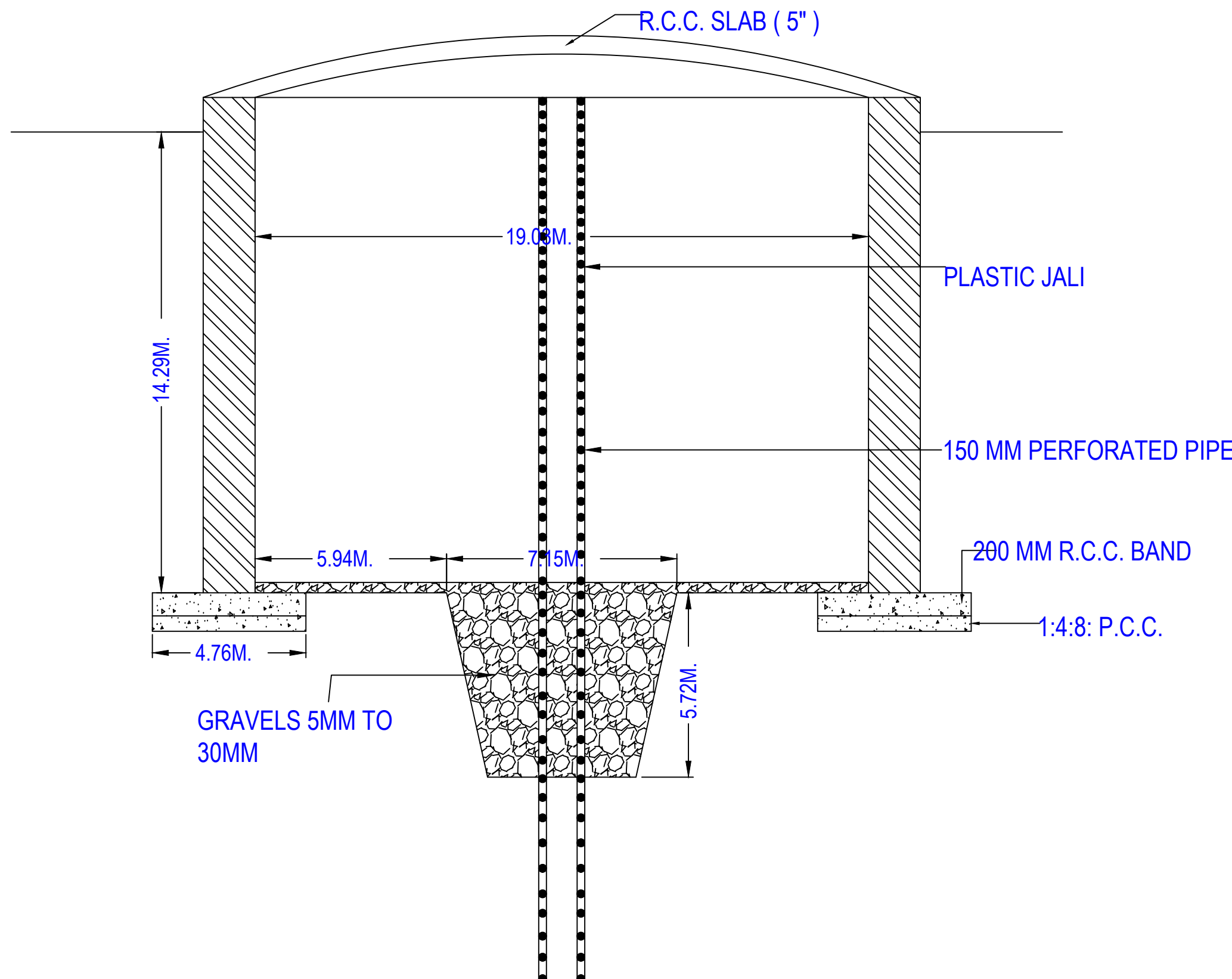
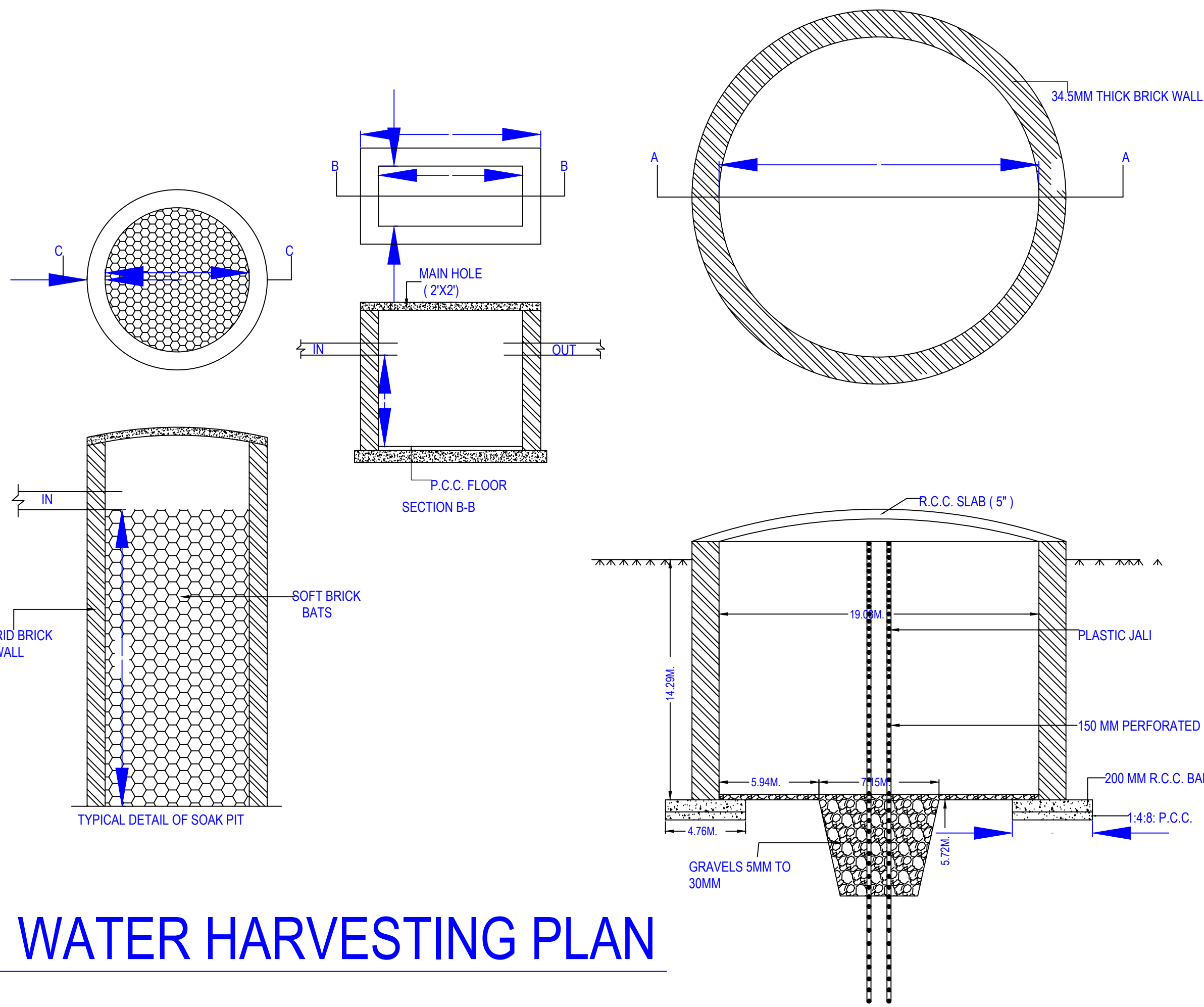
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BUILDING NAME	NAME	LENGTH	HEIGHT
CORAL4 (CORAL)	D1	0.76	2.10
CORAL4 (CORAL)	FIRE-DOOR	0.92	2.10
CORAL4 (CORAL)	D	1.06	2.10
CORAL4 (CORAL)	FIRE-DOOR	1.53	2.10

SCHEDULE OF WINDOW/VENTILATION:			
BUILDING NAME	NAME	LENGTH	HEIGHT
CORAL4 (CORAL)	V	0.60	1.00
CORAL4 (CORAL)	W2	0.92	2.10
CORAL4 (CORAL)	W1	1.55	2.10
CORAL4 (CORAL)	W	2.00	2.10
CORAL4 (CORAL)	SW	2.50	2.10
CORAL4 (CORAL)	DW	3.21	2.10

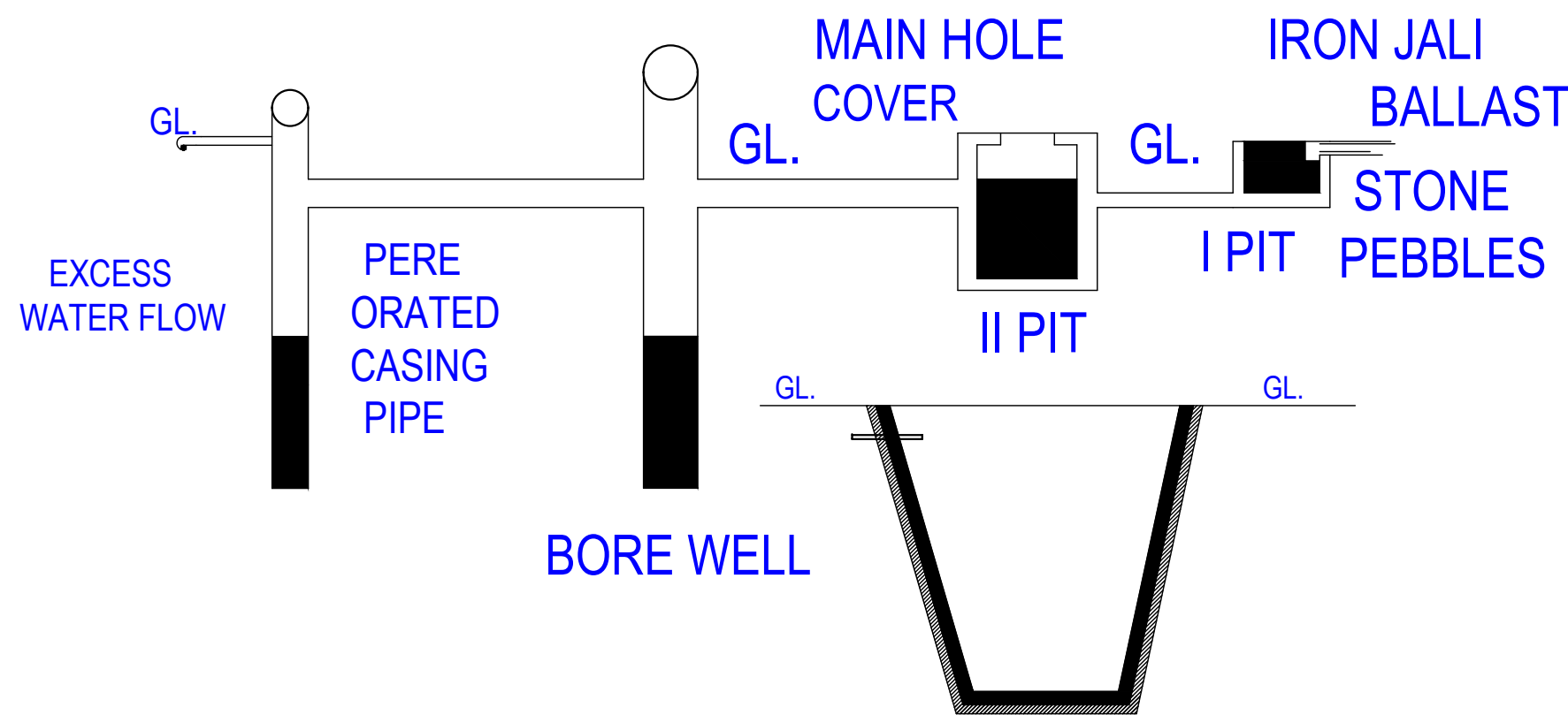
The correctness and accuracy of Proposal Information and drawing is a responsibility of POR/owner. Accuracy of Scanfly Report is subject to accuracy of end-user provided data. 3rd party software/hardware/services, etc. ScanTech Engineers Ltd. is not liable for any damages which may arise from use, or inability to use the Application. Texts printed in *Italics* and *Blue* color are user inputs, which are not verified and not generated by scanfly software.



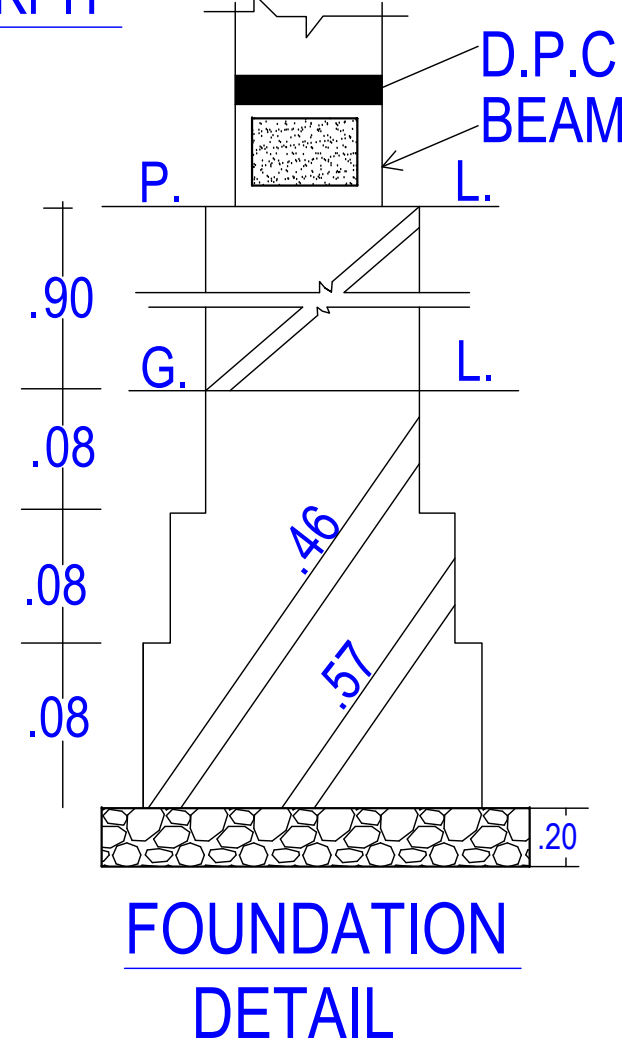
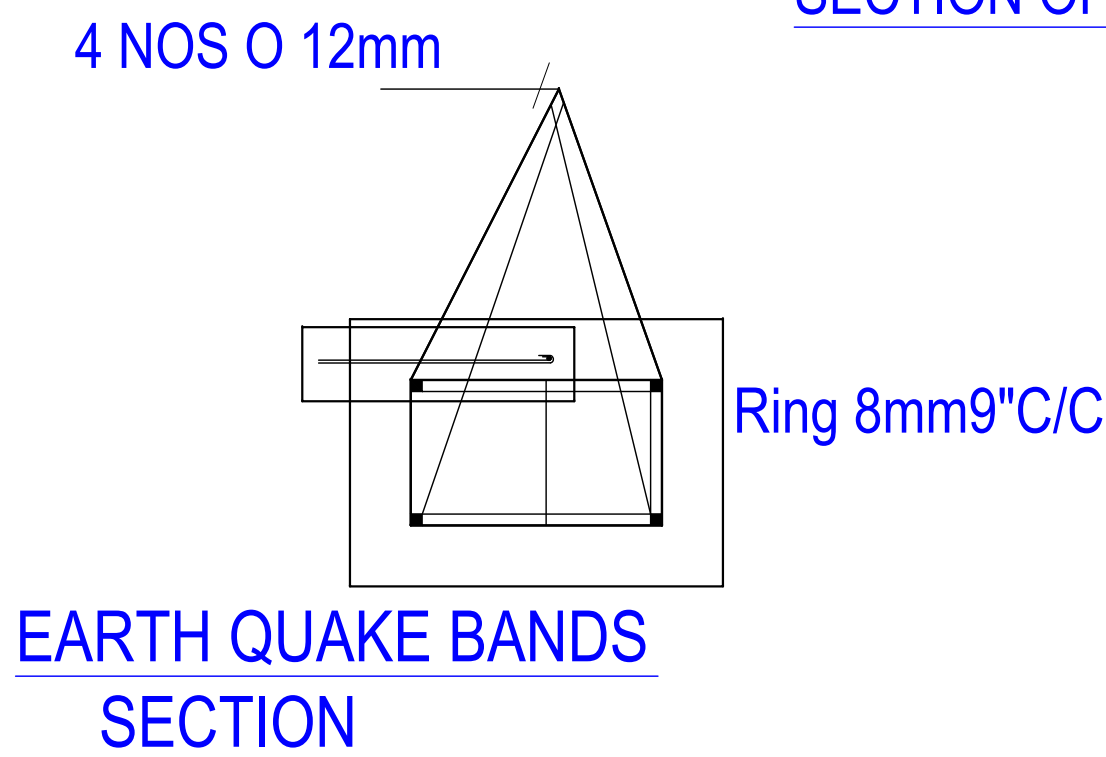
RAIN WATER HARVESTING PLAN



SECTION A-B



SECTION OF SOAKPIT



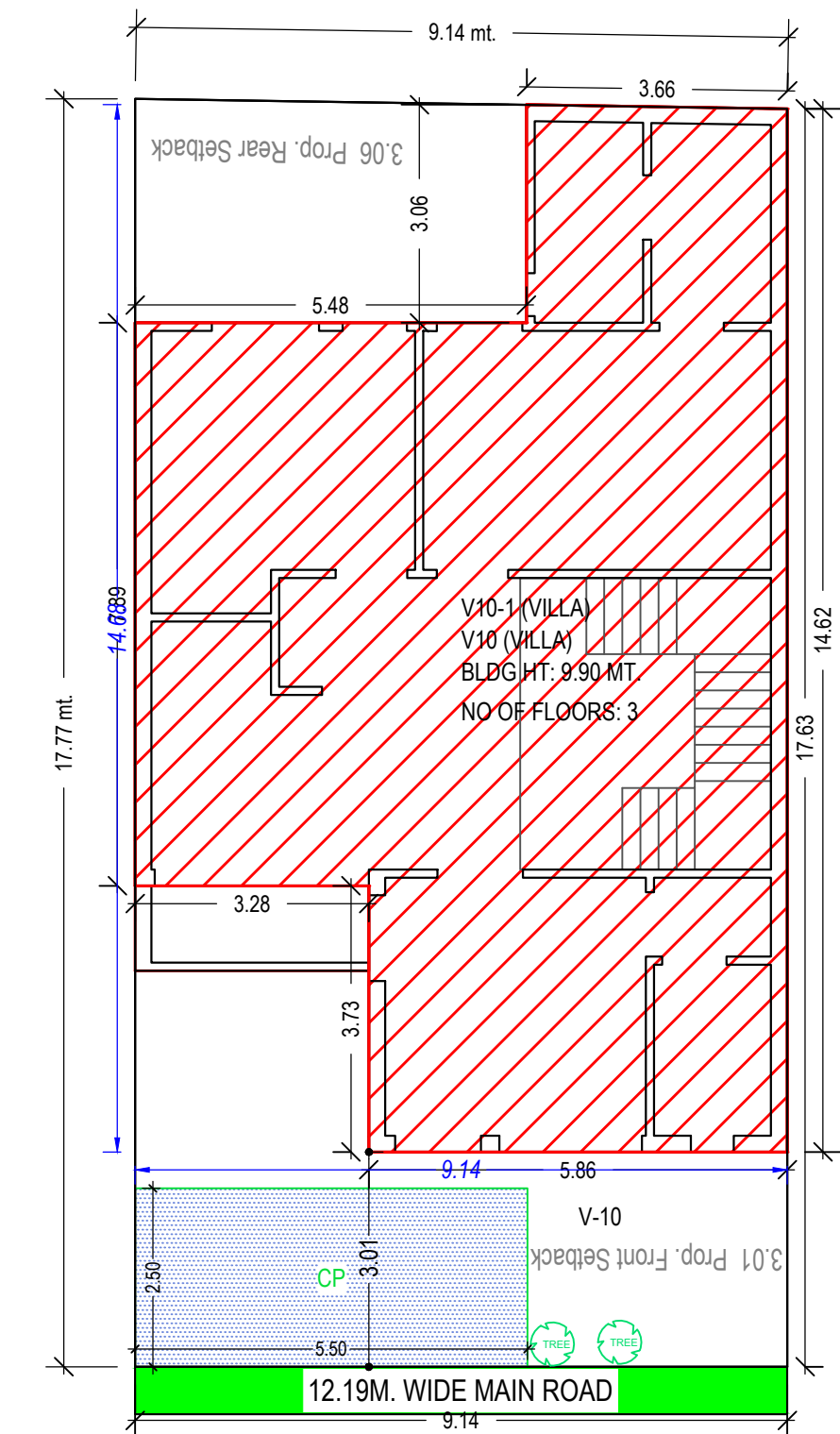
Note: - 1) This drawing is prepared as per the current prevailing Building Bye Laws.
2) If Map sanctioned is used for purpose anything other than stated in application will lead to rejection of Map.

Total Plot Area: -	7180.84	Total FAR Area: -	13900.67
Total Coverage Area: -	2758.58	Total BUA Area: -	18941.70

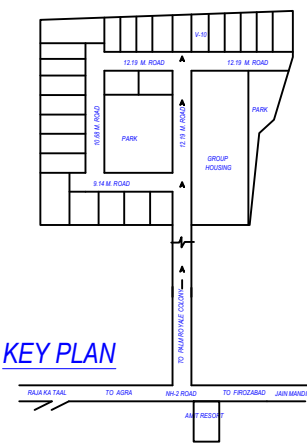
OWNER'S NAME AND SIGNATURE MRPL DEVELOPERS, mrpl.developers@gmail.com, 9389555971	
ARCHITECT'S NAME AND SIGNATURE VINOD KUMAR SHARMA CA/9518544	ENGINEER
Signature Not Verified Security of the drawing is not guaranteed	Firozabad Shikshabad Development Authority
Building Plan Application Number FSDA/BP/25-26/0016	
Sanctioned On 13 Jun 2025	
Valid Till 16 Jun 2030	
Approved By Rishiraj . (Vice Chairman)	
Examined By Beant Singh (Junior engineer)	
Akramuddin . (Assistant Engineer)	
Vinod Kumar Pandey (Secretary)	
Rishiraj . (Vice Chairman)	

Project Title :PROPOSED RESI.BUILDING SITUATED AT PLOT V-10 PALM ROYALE COLONY(KH.N.104, 105, 106, 107, 108, 109,) MOUJA MILIK KHANJHANPUR THA .& DISTT- FIROZABAD.OWNER- MRPL Developers.Near Technical Glass Chameli Bag FirozabadPARTNER- RAJEEV KUMAR AGRAWAL, PRERNA AGRAWAL, PRATEESH AGRAWAL, PRIYANKA AGRAWAL R/O-MC AGRAWAL NURSING HOME Firozabad

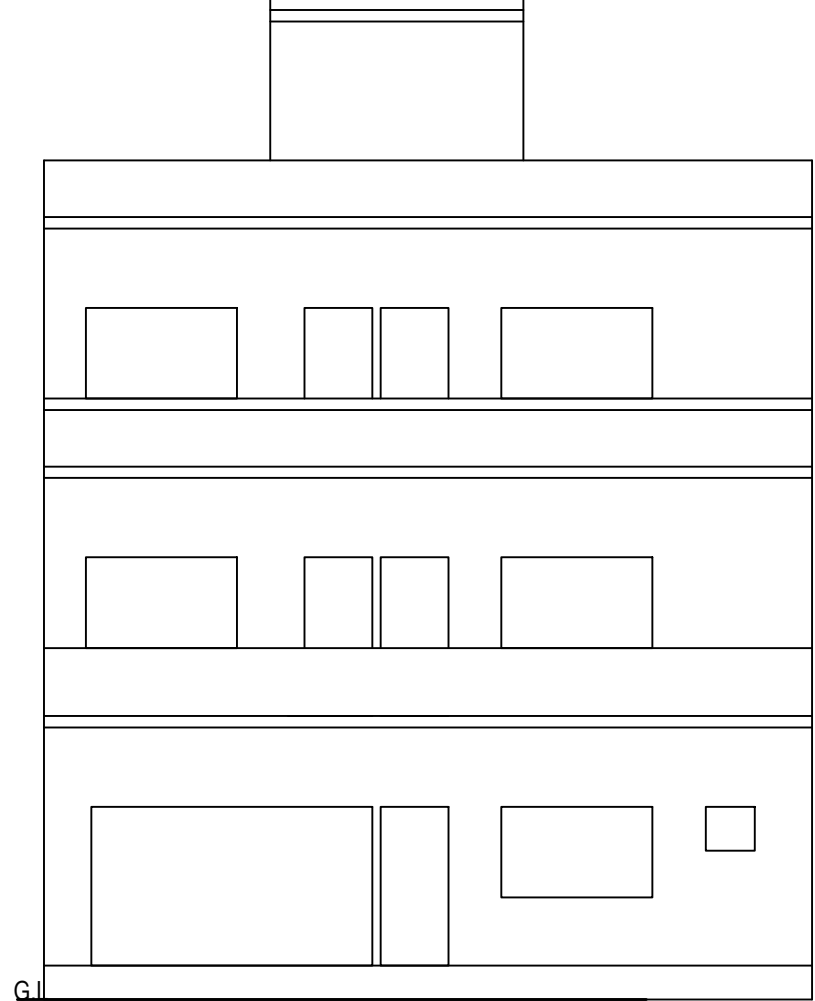
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Submission Date	2025-06-06	Scale	1:100



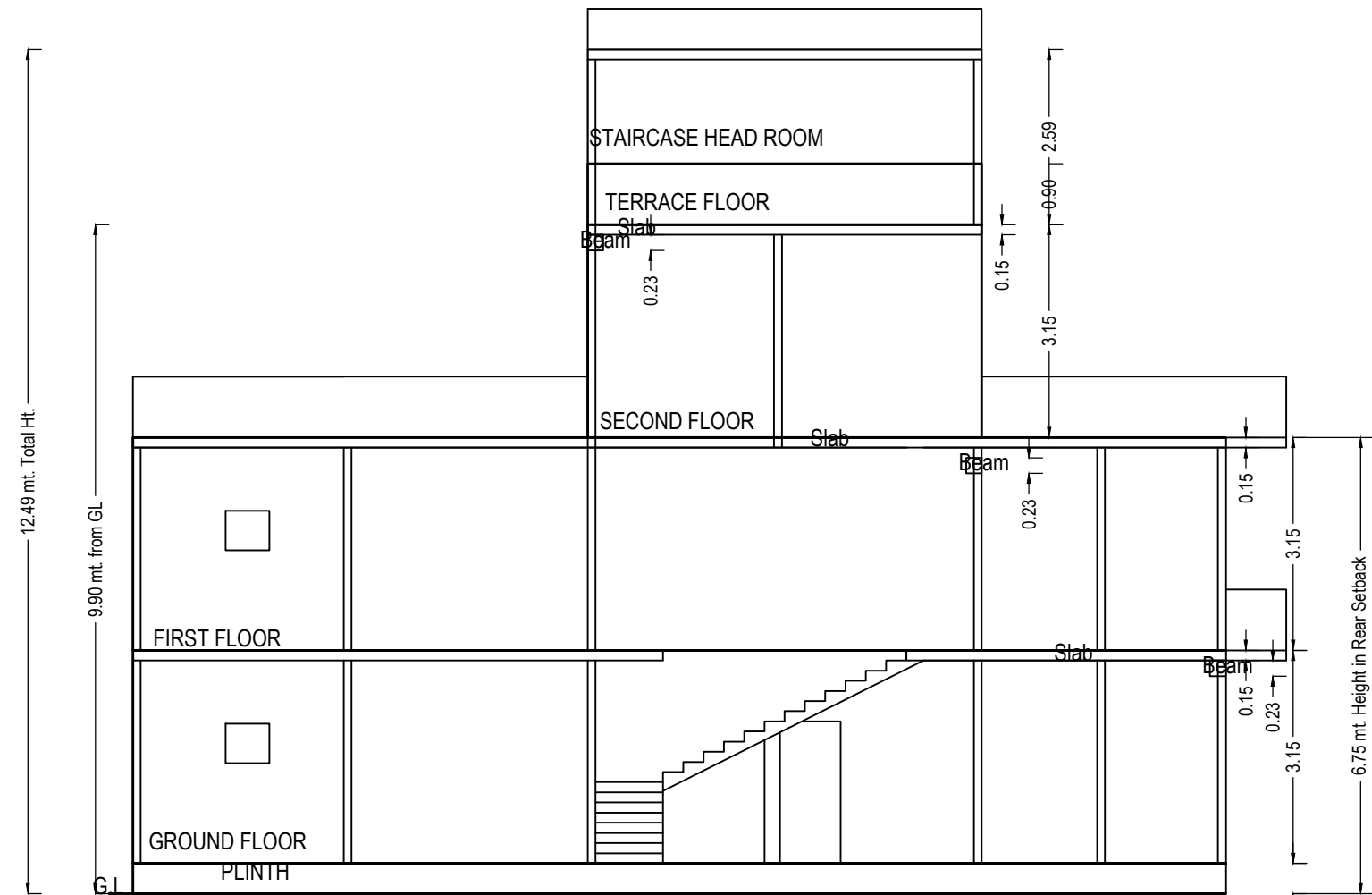
SITE PLAN
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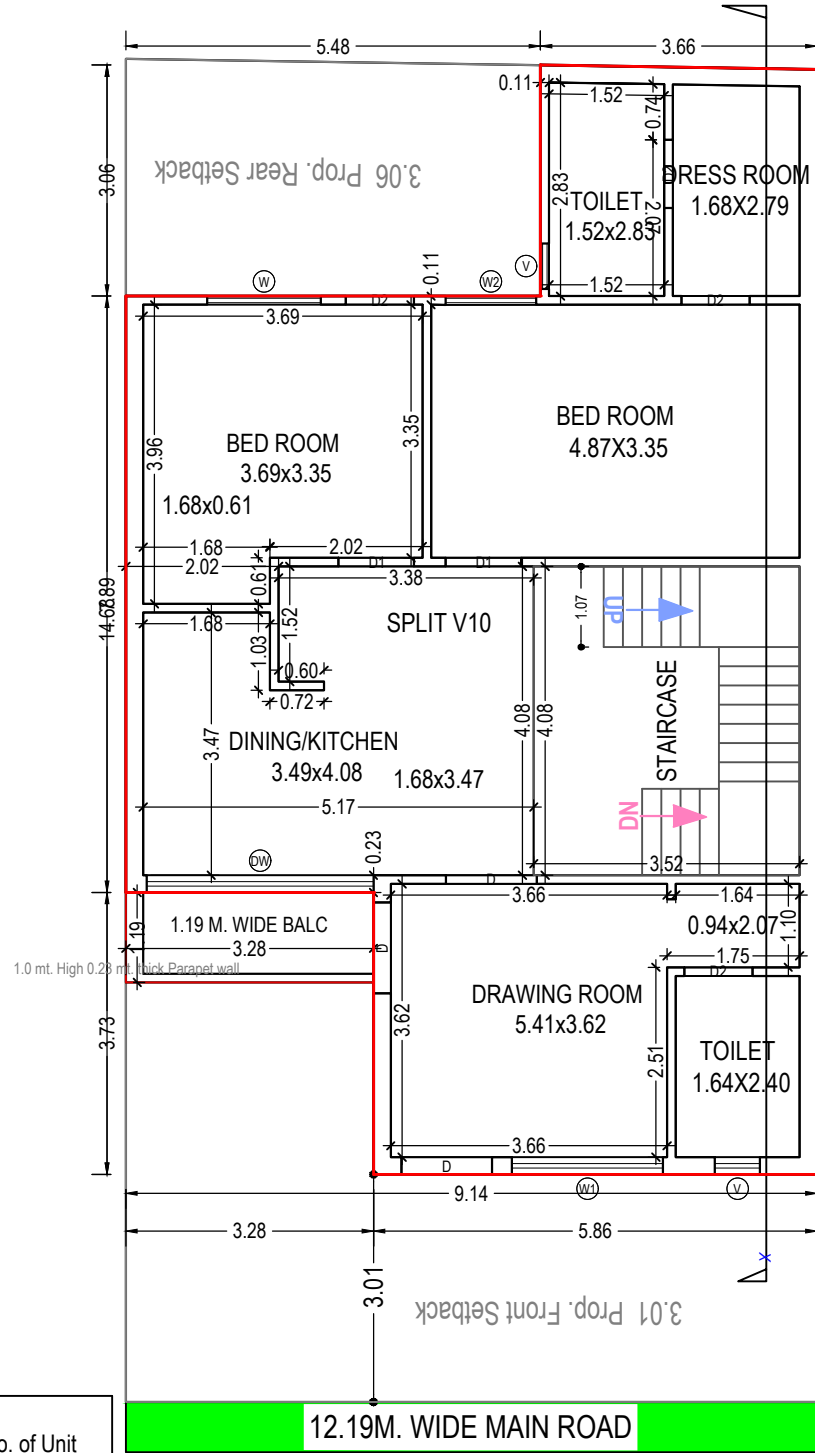
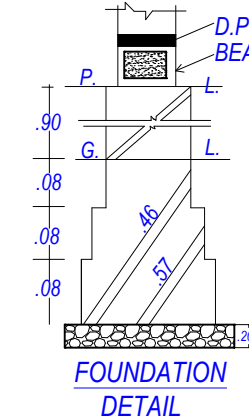
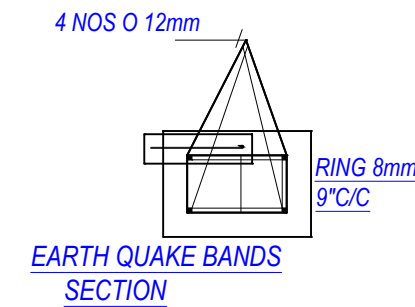
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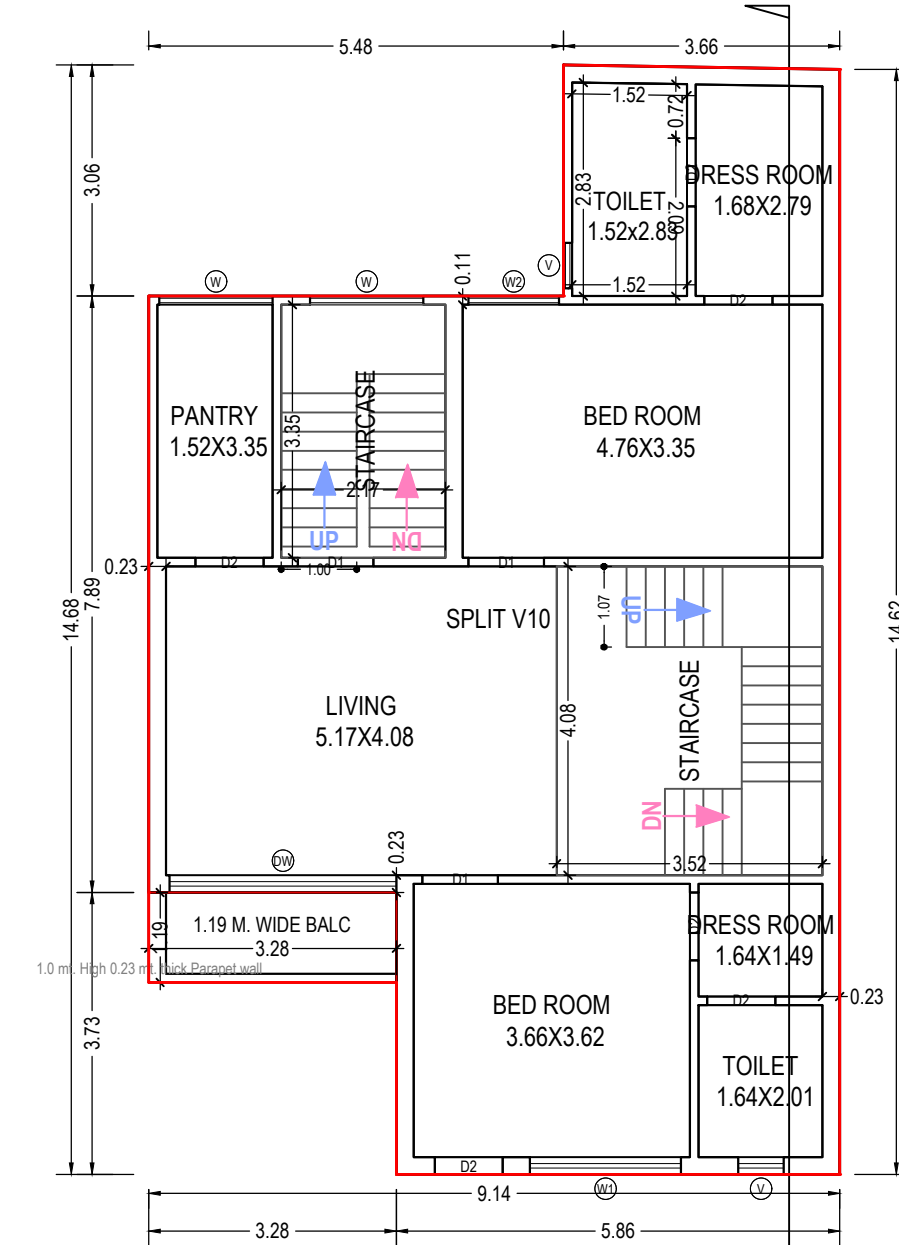
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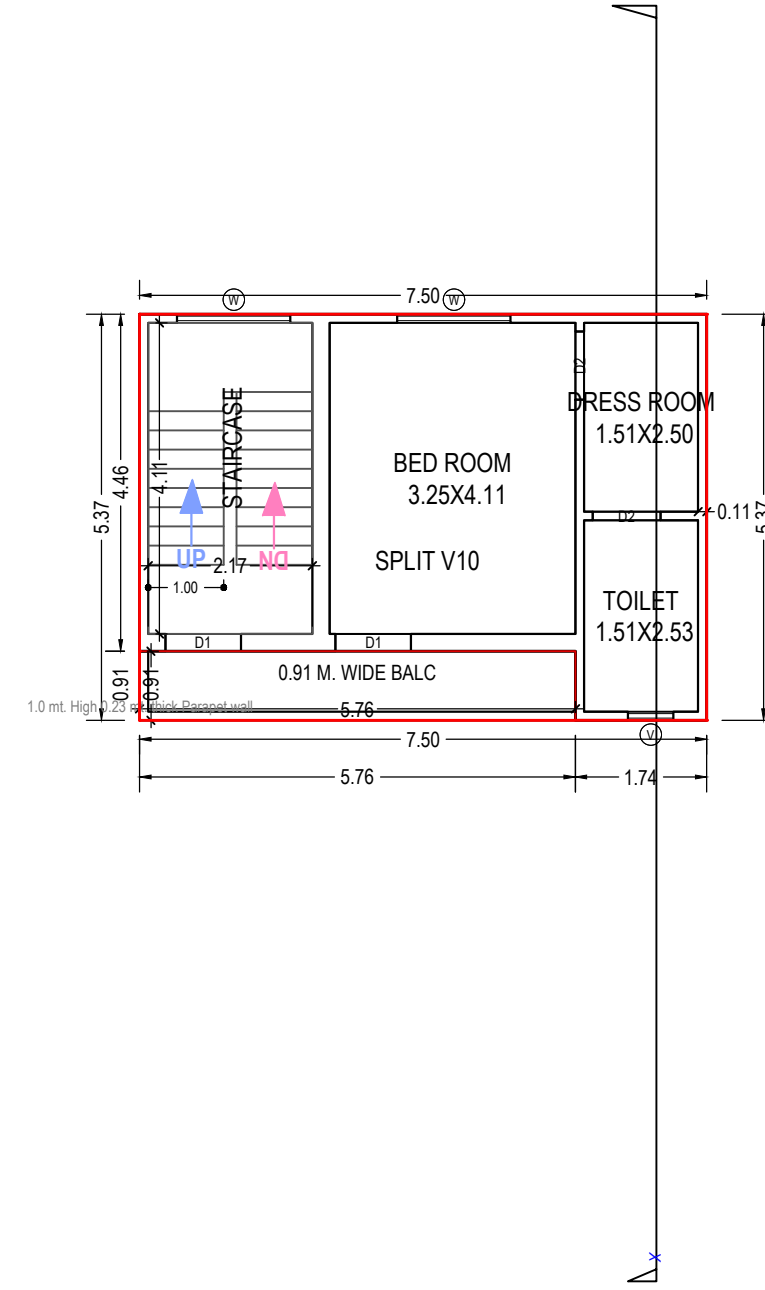
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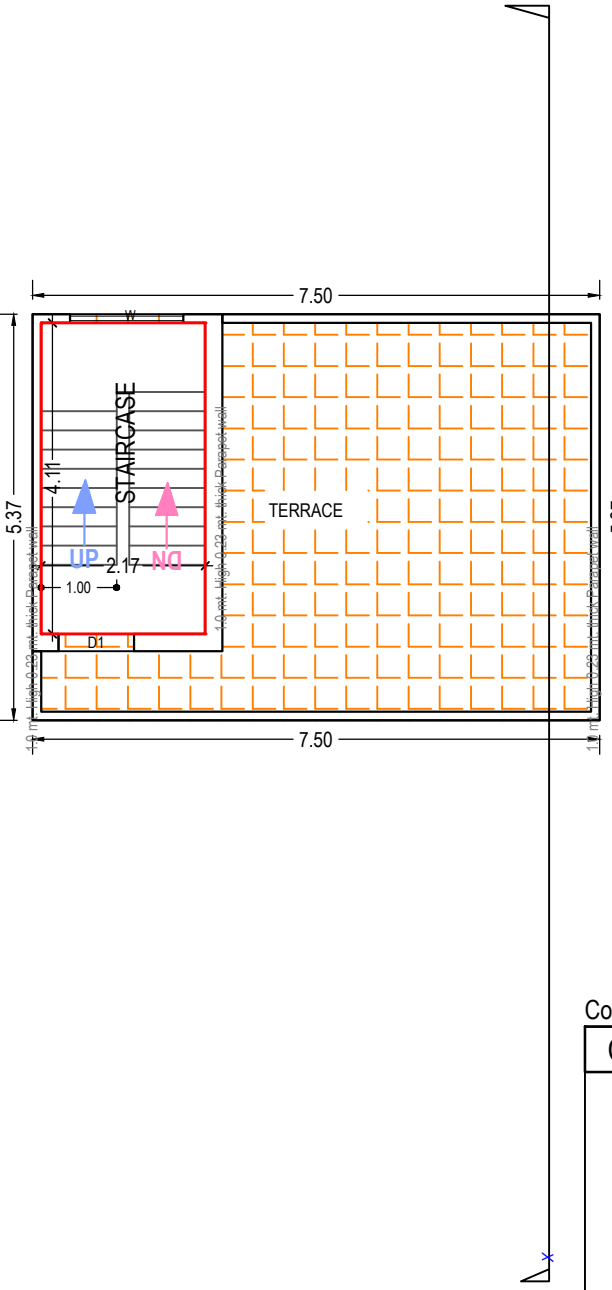
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



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



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



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

Building :V10 (VILLA)					
Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit
Ground Floor	105.05	0.00	105.05	105.05	01
First Floor	105.05	0.00	105.05	105.05	00
Second Floor	35.03	0.00	35.03	35.03	00
Terrace Floor	8.93	0.00	0.00	0.00	00
Total:	254.06	8.93	245.13	245.13	01
Total Number of Same Buildings:	1				
Total:	254.06	8.93	245.13	245.13	01

FLOOR	SIZE	AREA	TOTAL AREA
GROUND FLOOR PLAN	1.19 X 3.28 X 1 X 1	3.90	3.90
FIRST FLOOR PLAN	1.19 X 3.28 X 1 X 1	3.90	3.90
SECOND FLOOR PLAN	0.91 X 5.76 X 1 X 1	5.27	5.27
Total			13.07

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
V10 (VILLA)	V	0.60	1.00	05
V10 (VILLA)	W2	1.20	2.10	02
V10 (VILLA)	W	1.50	2.10	06
V10 (VILLA)	W1	2.00	2.10	02
V10 (VILLA)	DW	3.00	2.10	02

Staircase Checks (Table 8a-1)				
Floor Name	StairCase Name	Flight Width	Tread Width	Riser Height
GROUND FLOOR PLAN	STAIRCASE	1.07	0.254	0.166
FIRST FLOOR PLAN	STAIRCASE	1.00	0.254	0.166
SECOND FLOOR PLAN	STAIRCASE	1.07	0.254	0.166
TERRACE FLOOR PLAN	STAIRCASE	1.00	0.254	0.000

UnitBUA Table for Building :V10 (VILLA)										
Floor	Name	UnitBUA Type	Net UnitBUA Area	Gross UnitBUA Area	UnitBUA Area	Deductions (Area in Sq.mt.)				No of Unit
GROUND FLOOR PLAN	SPLIT V10	DWELLING UNIT	108.95	108.95	108.95	3.90	0.65	1.66	7.43	01
			Total:	108.95	108.95	3.90	0.65	1.66	7.43	01
			Typical Floor = 1	108.95	108.95	3.90	0.65	1.66	7.43	01
FIRST FLOOR PLAN	SPLIT V10	DWELLING UNIT	108.95	108.95	108.95	3.90	0.21	1.83	7.35	00
			Total:	108.95	108.95	3.90	0.21	1.83	7.35	00
			Typical Floor = 1	108.95	108.95	3.90	0.21	1.83	7.35	00
SECOND FLOOR PLAN	SPLIT V10	DWELLING UNIT	40.30	40.30	40.30	5.27	0.46	0.41	2.74	00
			Total:	40.30	40.30	5.27	0.46	0.41	2.74	00
			Typical Floor = 1	40.30	40.30	5.27	0.46	0.41	2.74	00
Total:	-	-	258.20	258.20	258.20	13.06	1.31	3.90	17.52	01

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car	
				Parking space reqd for every	Prop.	Reqd./Unit	Reqd.
V10 (VILLA)	Residential	Row House	100 - 200	1	161.78	1.00	1
Total :				-	-	-	1

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Use Group	Building Type	Building Structure	No Of Residential Units	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse
V10 (VILLA)	Residential	Row House		Lowrise Building	1		GROUND FLOOR PLAN	Residential	Row House	Residential FAR	Residential	Row House
							FIRST FLOOR PLAN	Residential	Row House	Residential FAR	Residential	Row House
							SECOND FLOOR PLAN	Residential	Row House	Residential FAR	Residential	Row House
							TERRACE FLOOR PLAN	Residential	Row House	-	-	-

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
V10 (VILLA)	D2	0.90	2.10	12
V10 (VILLA)	D1	1.00	2.10	06
V10 (VILLA)	D	1.20	2.10	03

Color Notes

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

Buildingwise Floor FSI 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.)
Ground Floor	105.05	105.05	105.05	105.05
First Floor	105.05	105.05	105.05	105.05
Second Floor	35.03	35.03	35.03	35.03
Terrace Floor	8.93	0.00	8.93	0.00
Total:	254.06	245.13	254.06	245.13

FAR& Unit Details

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit
V10 (VILLA)	1	254.06	8.93	245.13	245.13	01
	1	254.06	8.93	245.13	245.13	01

Parking Check (Table 7b)

Vehicle Type	Regd.		Prop.	
	No.	Reduced Regd Parking (Incase of Plot having R/W area surrendered FOC)	Area	Area
Equivalent Car Space	-	-	1	13.75
Total Car	1	-	1	13.75
Total			13.75	13.75

Tree Details (Table 3h)

Plot	Name	Nos Of Trees	
		Regd	Prop
V-10	Tree	1	2

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.

Total Plot Area: -	161.78	Total FAR Area: -	245.13
Total Coverage Area: -	105.05	Total BUA Area: -	254.06

	File No	FSDA/BP/25-26/0063	Sheet	1 / 1
	Submission Date	2025-06-07	Scale	1:100
		VERSION NO. : 1.0.97		
		VERSION DATE: 27/02/2025		
A AREA STATEMENT				
PROJECT DETAIL:				
Authority: Firozabad-Shikohabad Development Authority		Plot Use: Residential		
Authority/Class: Category D		Plot SubUse: Row House		
Authority/Grade: Development Authority (DA)		Development Plan: Master Plan		
Case/Track: Regular		Land Use Zone: Residential Use Zone		
Project Type: Building Permission		Land SubUse Zone: Residential Zone		
Nature of Development: NEW		Layout Type: NA		
Case/Type: Revision				
Development Area: Developed Area				
SubDevelopment Area: Other Town Area				
Special Project: NA				
Site Address: District-Firozabad, Tehsil-Firozabad, Village-Milikhani, Jhanpur				
AREA DETAILS:		Sq.Mts.		
1	Area of Plot As per record	-		
	Document Area		160.50	
	As per site condition		160.50	
	Area of Plot Considered		160.50	
2	Deduction for			
	(a) Proposed roads		0.00	
	(b) Any reservations		0.00	
	Total(a + b)		0.00	
3	Net Area of plot (1 - 2) AREA OF PLOT		160.50	
	Plot Area For Coverage		160.50	
	Plot Area For FAR		160.50	
	Perm. FAR Area (1.91)		305.88	
	Previous Perm. FAR Area (2.00)		200.00	
	Current Perm. FAR Area (1.75)		105.88	
	Total Perm. FAR area (1.91)		305.88	
4	Total Built up area permissible at:			
	Permissible Coverage area (71.23 %)		114.32	
	Previous Coverage area (75.00 %)		75.00	
	Current Coverage area (65.00 %)		36.33	
	Proposed Coverage Area (64.78 %)		103.97	
	Total Prop. Coverage Area (64.78 %)		103.97	
	Balance coverage area (6.45 %)		10.35	
		Proposed Area at:		
	Proposed Built up	Existing Built up	Proposed FAR	Existing FAR
	Ground Floor	108.62	0.00	103.97
	First Floor	103.97	0.00	103.97
	Second Floor	35.02	0.00	35.02
	Terrace Floor	8.94	0.00	8.94
	Total Area	256.55	0.00	242.96
	Total FAR Area:			242.96
	Total BuiltUp Area:			256.55
	Proposed FAR consumed			1.51
5	Tenement Statement			
6	Tenement Proposed At:			
	G.F.	1		
7	Total Tenements (3 + 4)			
8	Parking Statement			
1	Parking Space Required as per Regulations:			
2	Proposed Parking Space:			

Color Notes				
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)				

Buildingwise Floor FSI 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.)
Ground Floor	108.62	103.97	108.62	103.97
First Floor	103.97	103.97	103.97	103.97
Second Floor	35.02	35.02	35.02	35.02
Terrace Floor	8.94	8.94	8.94	8.94
Total:	256.55	242.96	256.55	242.96

Details						
No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit
		Mumty	Covered Terrace	Resi.		
1	256.55	8.94	4.65	242.96	242.96	01
1	256.55	8.94	4.65	242.96	242.96	01

Parking Check (Table 7b)					
Vehicle Type	Rec'd.			Prop.	
	No.	Reduces Need Parking (Increase of Plot having R/W/area surrendered FOC)	Area	No.	Area
Equivalent Car Space	-	-	-	1	13.75
Total Car	1	-	13.75	1	13.75
			13.75		13.75

Building USE/SUBUSE Details									
Building Name	Building Use	Building SubUse	Building Use Group	Building Type	Building Structure	No Of Residential Units	Floor Name	Floor Use	Floor SubUse
V11 (VILLA)	Residential	Row House			Lowrise Building	1	GROUND FLOOR PLAN	Residential	Row House
							FIRST FLOOR PLAN	Residential	Row House
							SECOND FLOOR PLAN	Residential	Row House
							TERRACE FLOOR PLAN	Residential	Row House

Required Parking (Table 7a)					OWNER'S NAME AND SIGNATURE				
Building Name	Type	SubUse	Area (Sq.mt.)	Parking space reqd for every	Units	Car	MRPL DEVELOPERS FIROZABAD, mrpl.developers@gmail.com, 9893387147		
V11 (VILLA)	Residential	Row House	100 - 200	1	160.50	1.00	1	-	-
Total			-	-	-	-	1	1	1

ARCHENG'S NAME AND SIGNATURE
VINOD KUMAR SHARMA
CA/95/18544

Signature Not Verified
Firozabad Shikohabad Development Authority



Signature Not Verified
Firozabad Shikohabad Development Authority

Building Plan Application Number
FSDA/BP/25-26/0063

Sanctioned On
12 Jun 2025

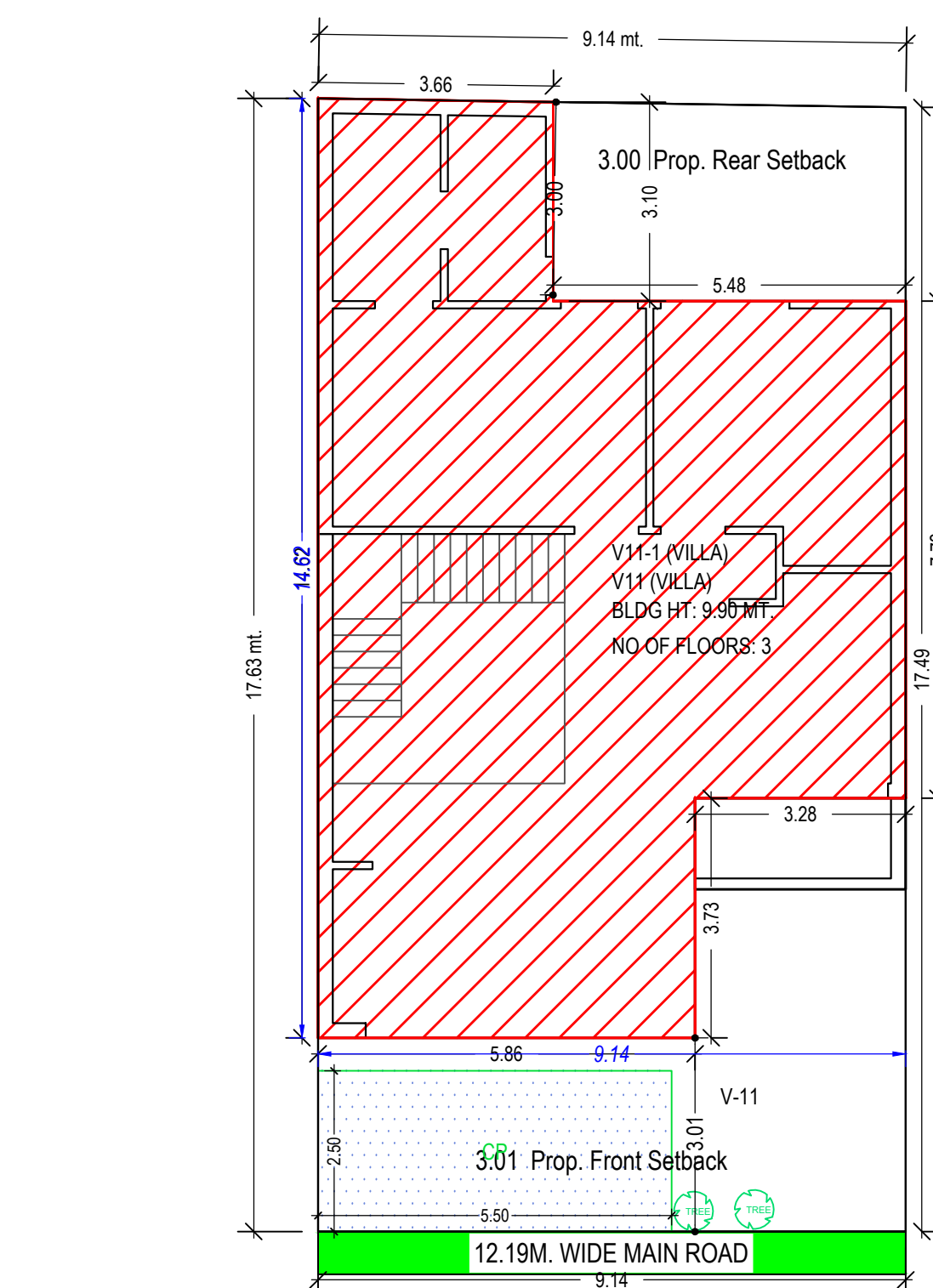
Valid Till
11 Jun 2030

Approved By
Vinod Kumar Pandey (Secretary)

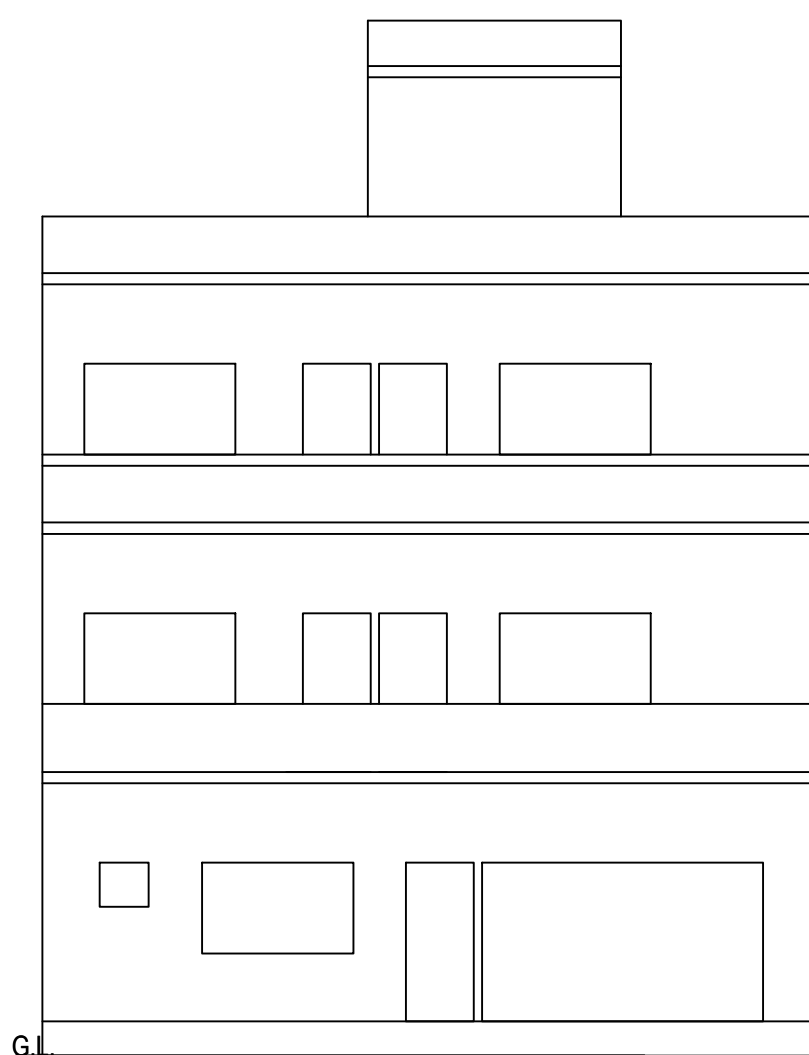
Examined By
Pradeep Kumar (Junior engineer)

Akramaddin . (Assistant Engineer)

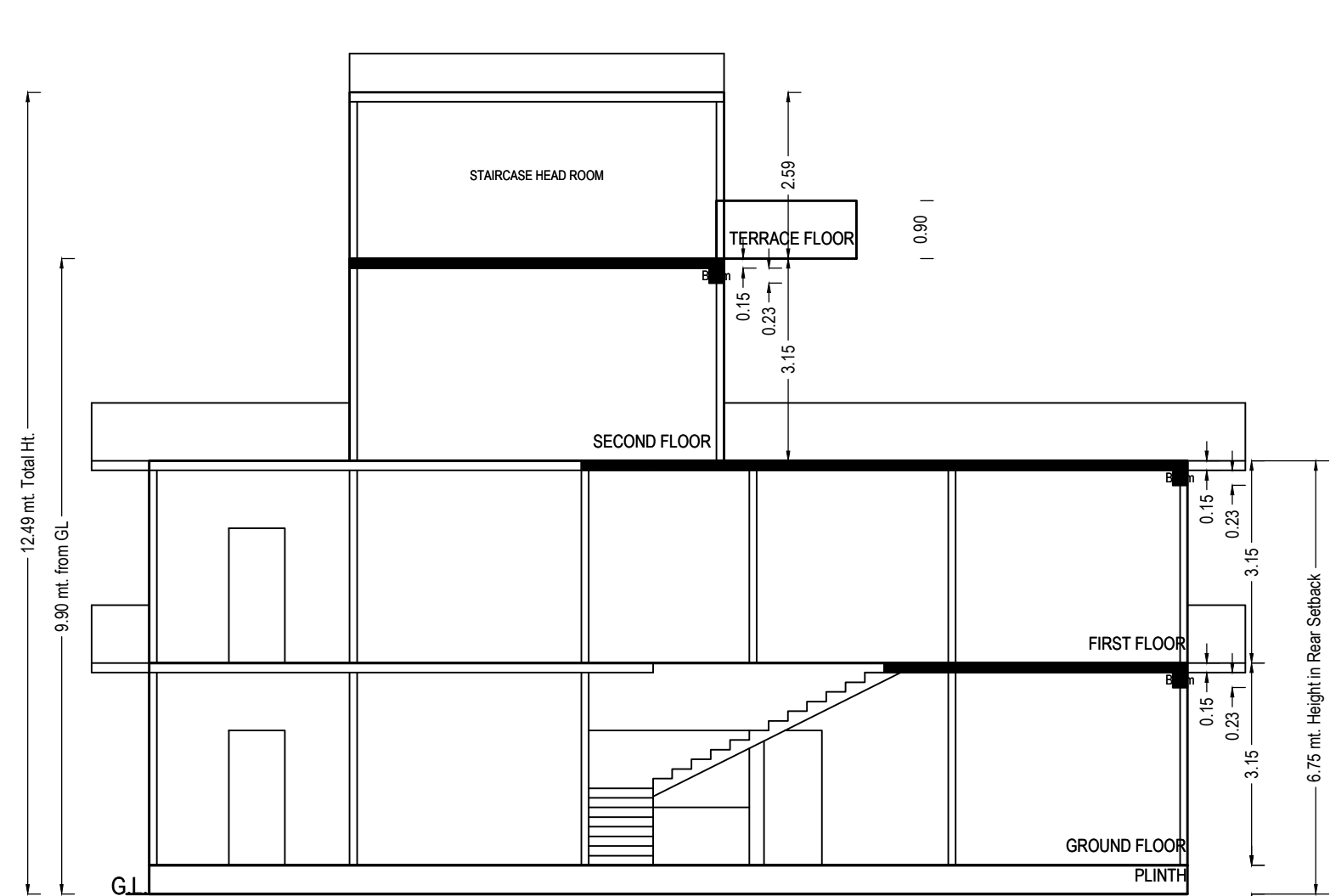
Vinod Kumar Pandey (Secretary)



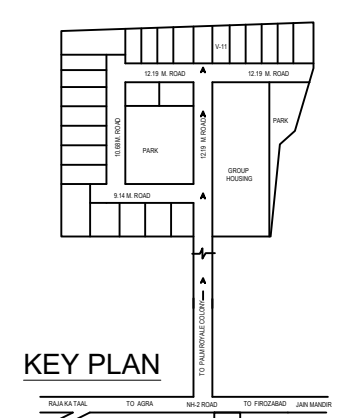
SITE PLAN
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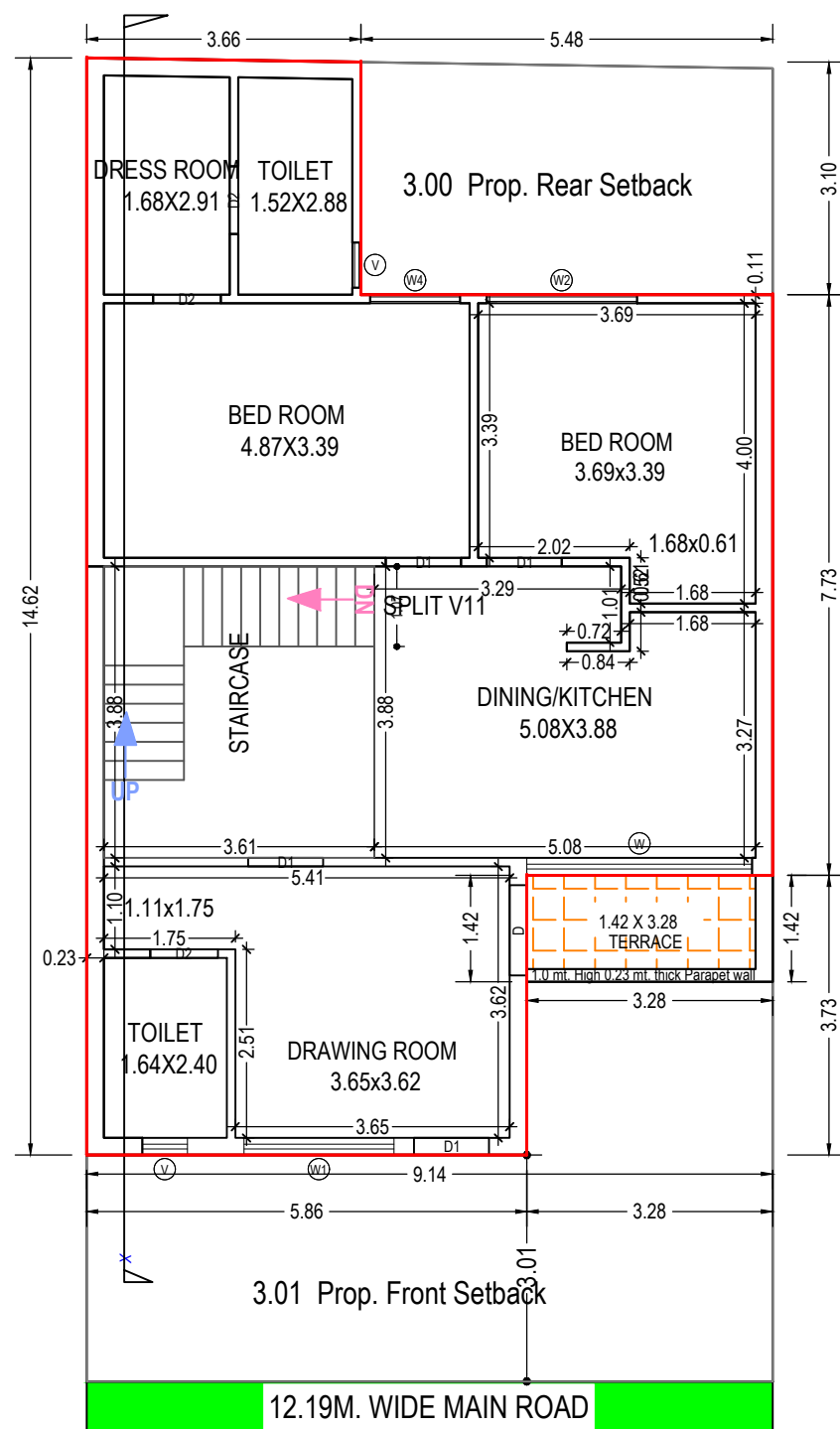
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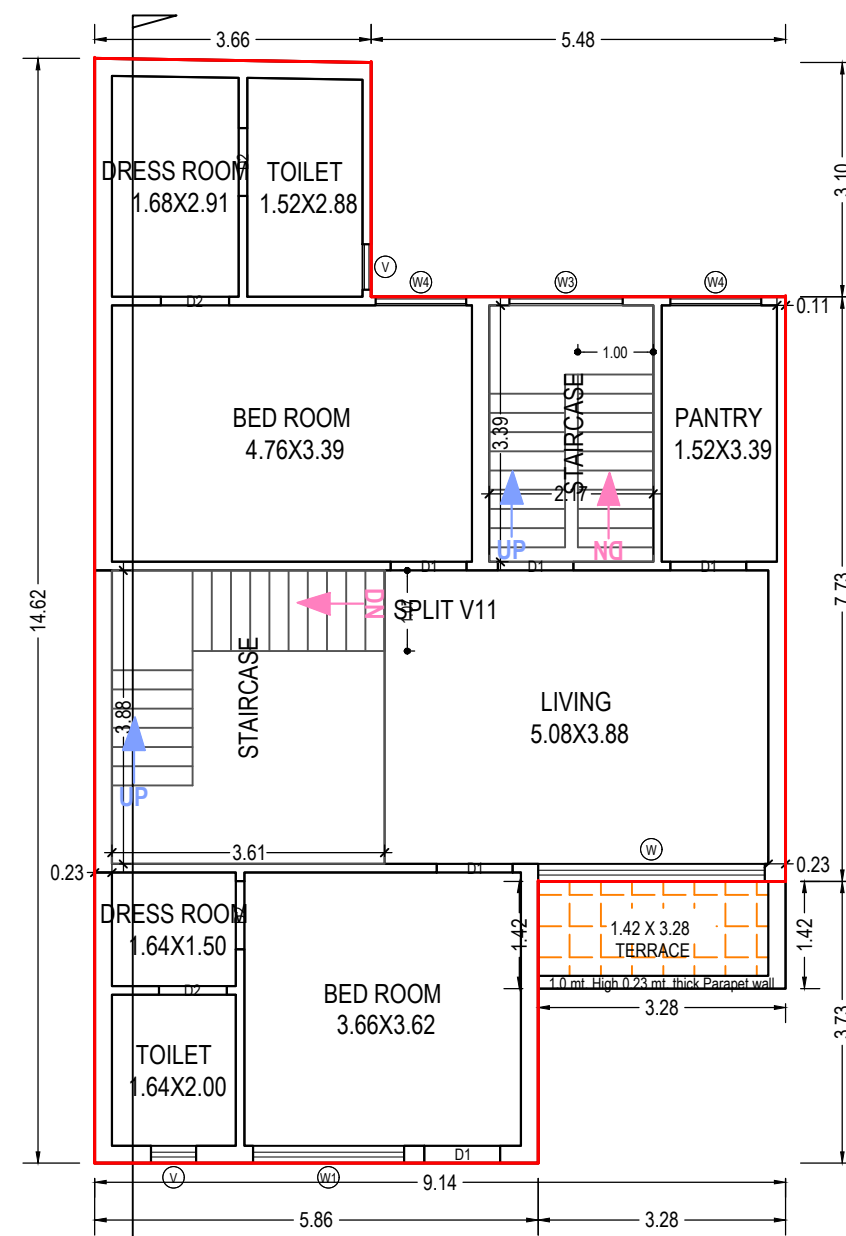
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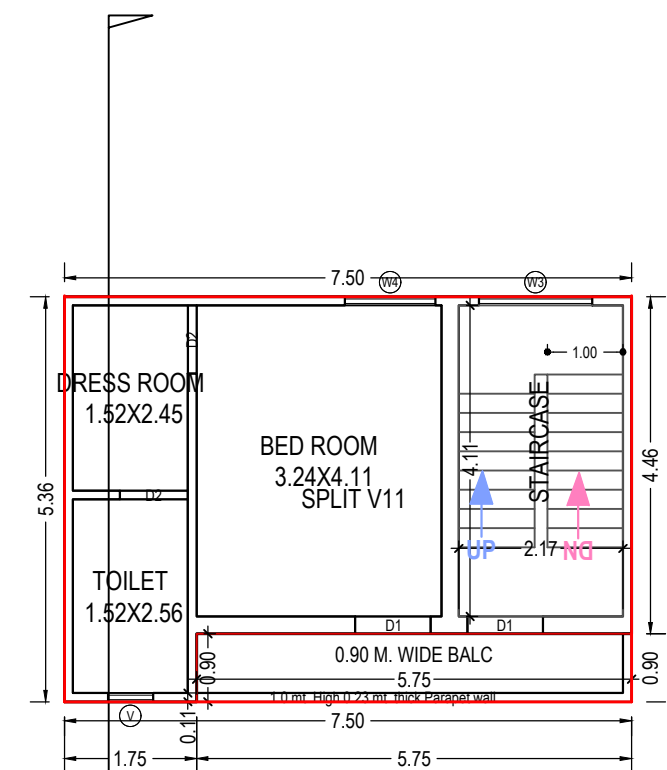
Key Plan-1



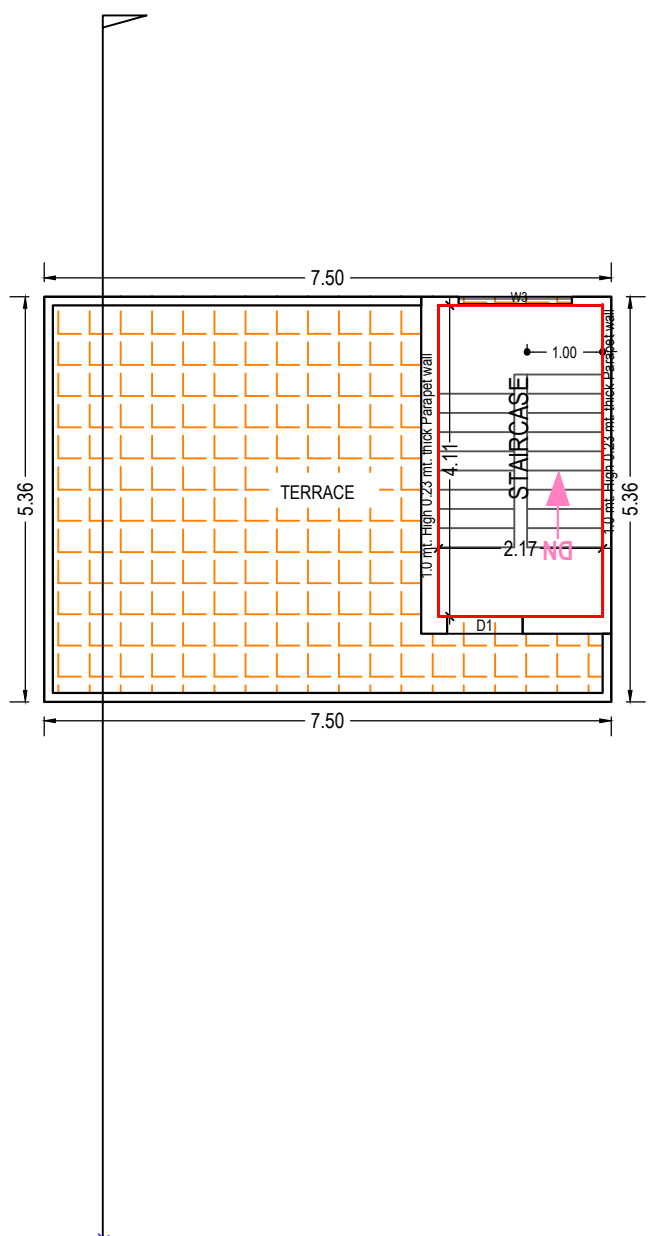
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



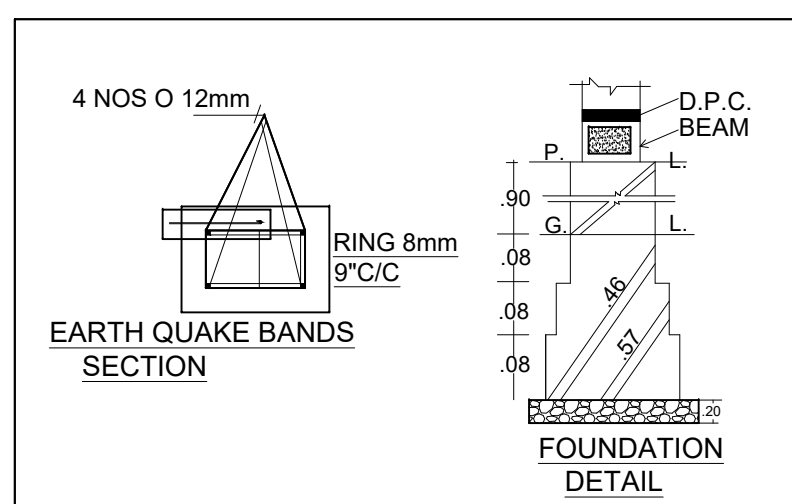
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



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



TERRACE FLOOR PLAN
(SCALE 1:100)



Foundation Details-1

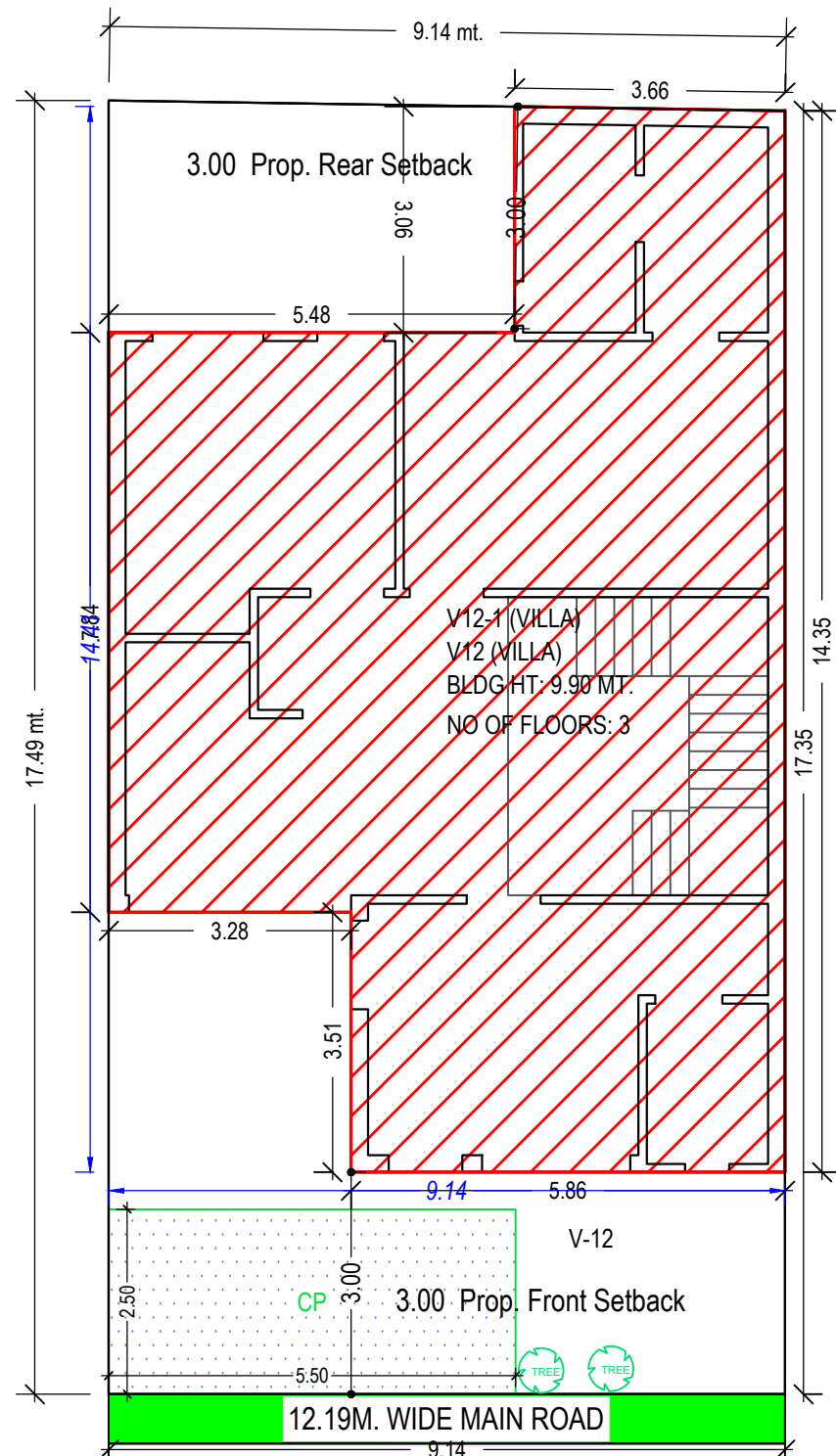
Staircase Checks (Table 8a-1)

Floor Name	StairCase Name	Flight Width	Tread Width	Riser Height	Railing Ht.
GROUND FLOOR PLAN	STAIRCASE	1.07	0.253	0.175	1.00
FIRST FLOOR PLAN	STAIRCASE	1.00	0.254	0.166	1.00
SECOND FLOOR PLAN	STAIRCASE	1.07	0.253	0.175	1.00
TERRACE FLOOR PLAN	STAIRCASE	1.00	0.254	0.166	1.00

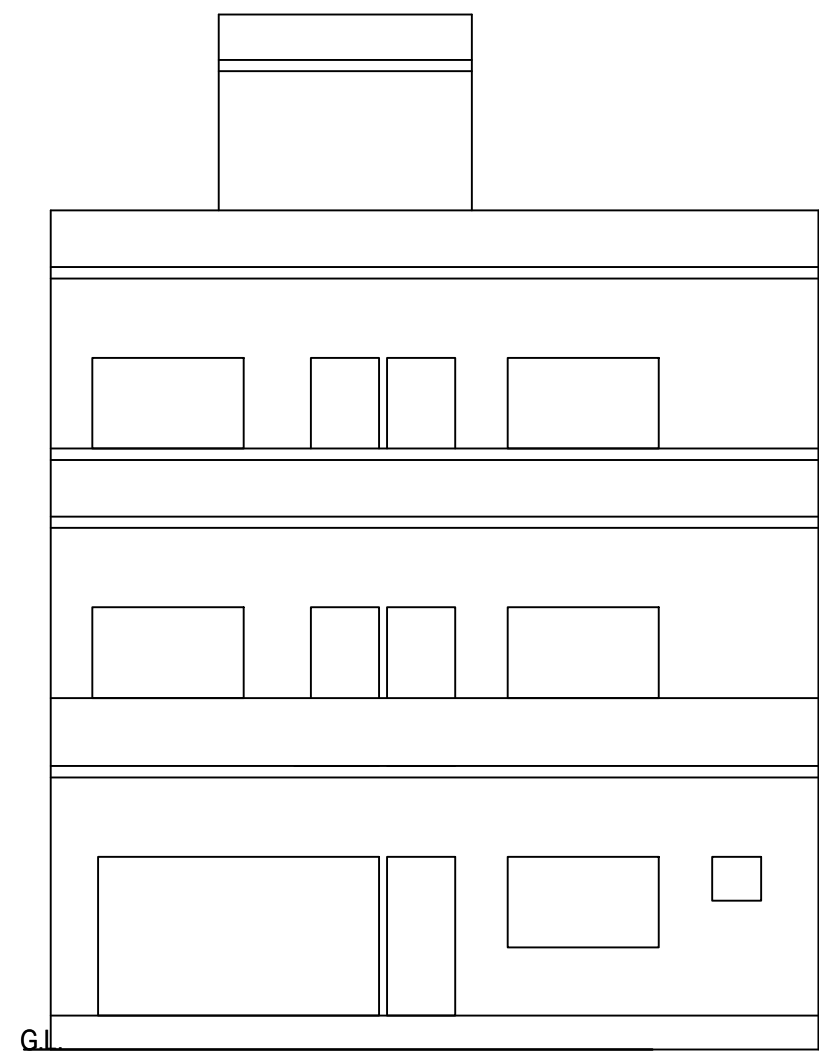
SCHEDULE OF WINDOW/VENTILATION:					
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS	
V11 (VILLA)	V	0.60	1.00	05	
V11 (VILLA)	W4	1.20	2.10	04	
V11 (VILLA)	W3	1.50	2.10	03	
V11 (VILLA)	W1	2.00	2.10	02	
V11 (VILLA)	W2	2.00	2.10	01	
V11 (VILLA)	W	3.00	2.10	02	

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.

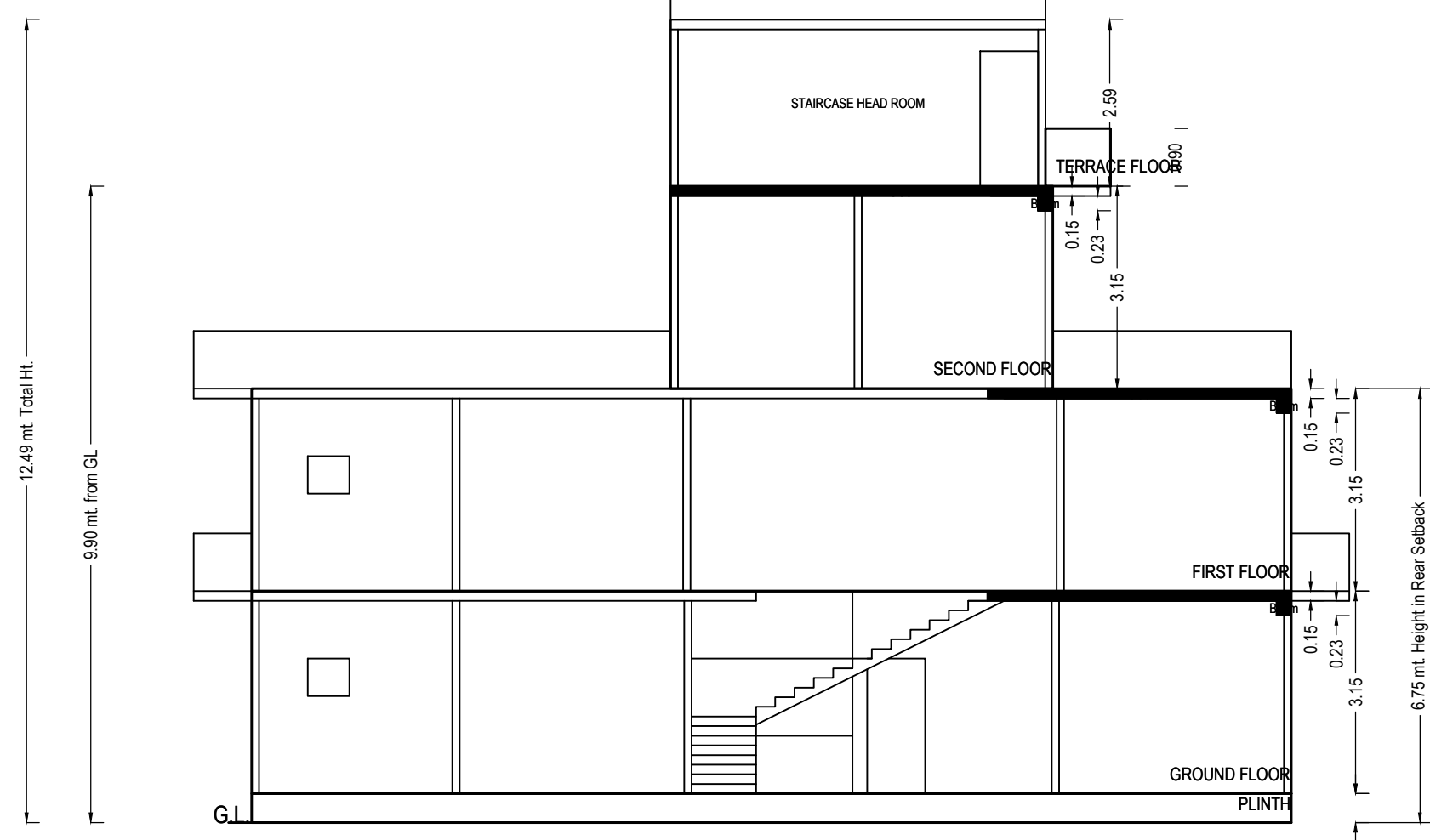
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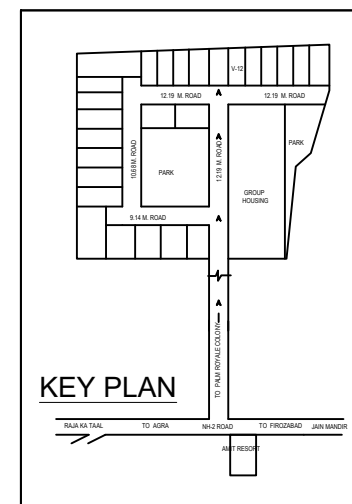
SITE PLAN
(Scale - 1:100)



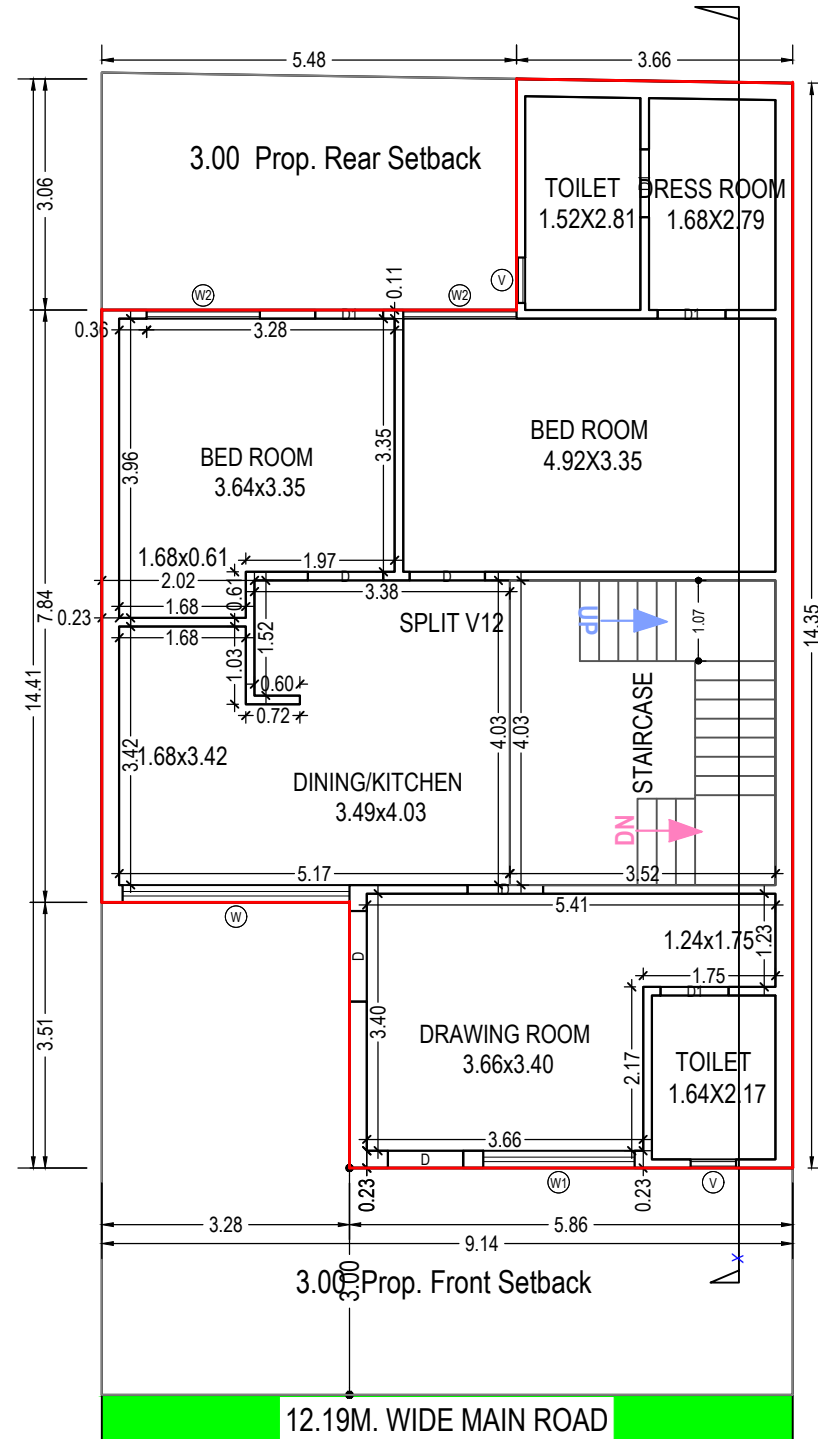
Elevation



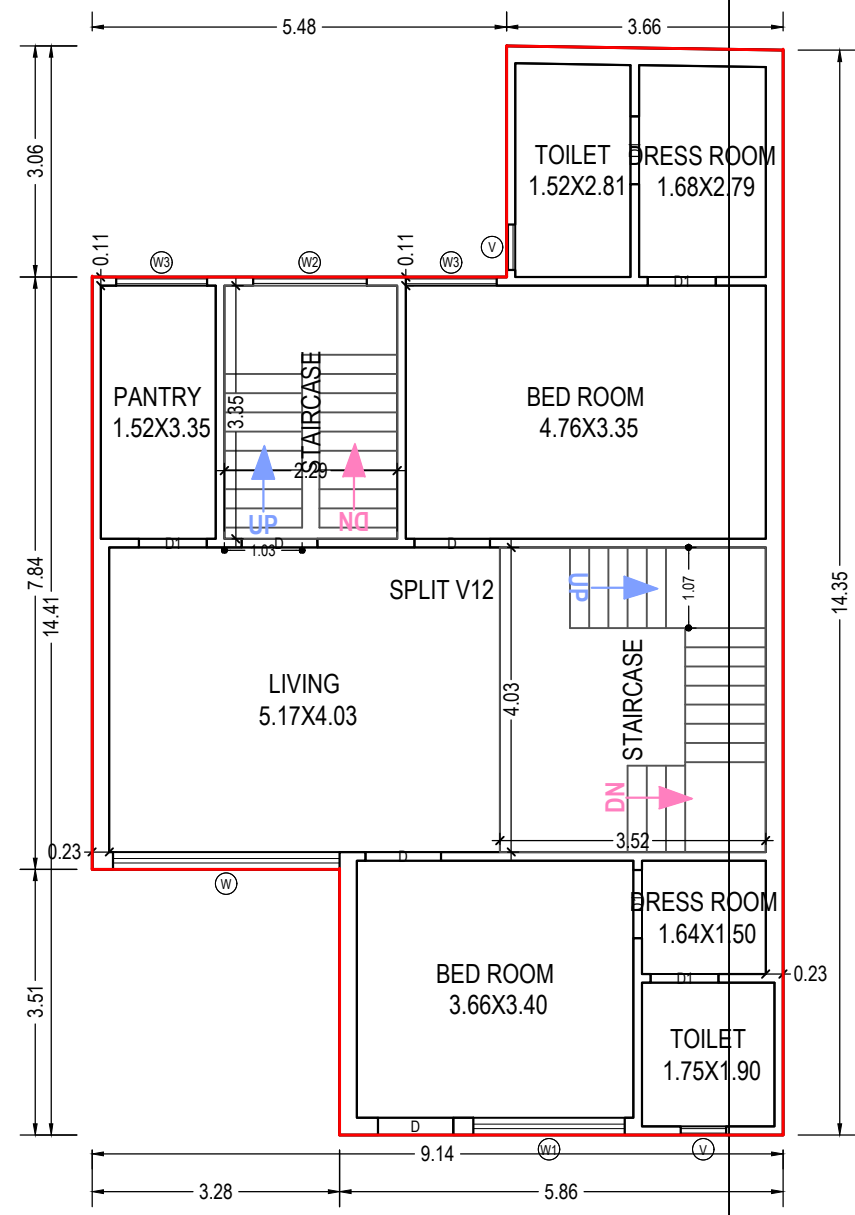
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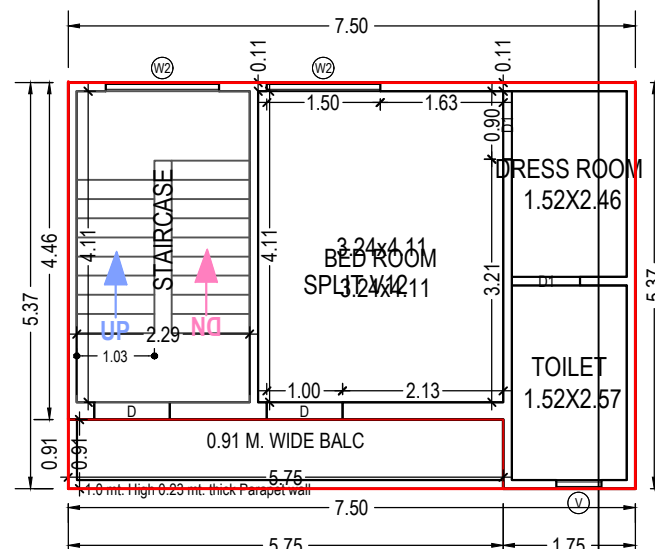
Key Plan-1



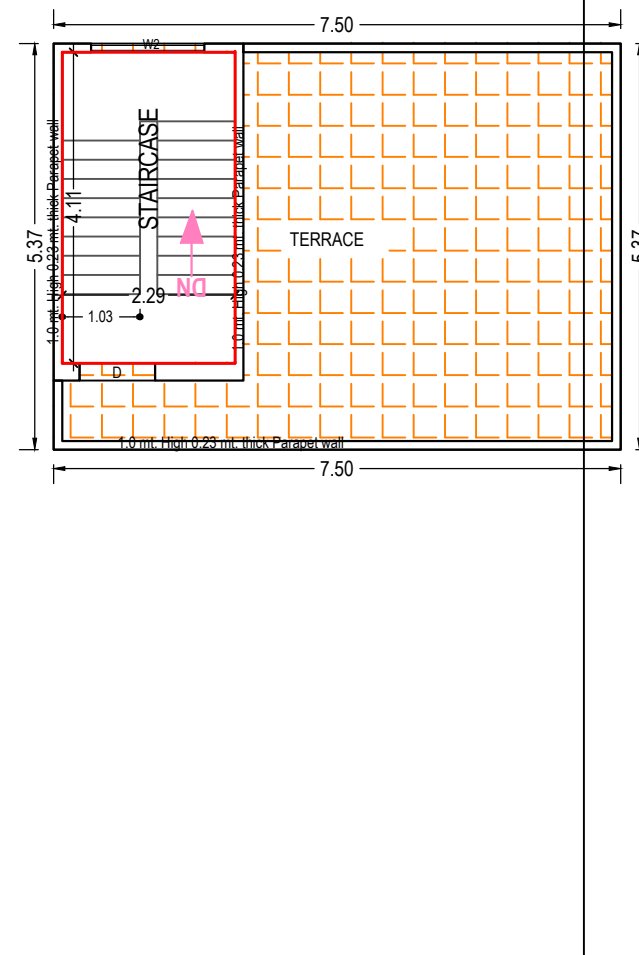
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



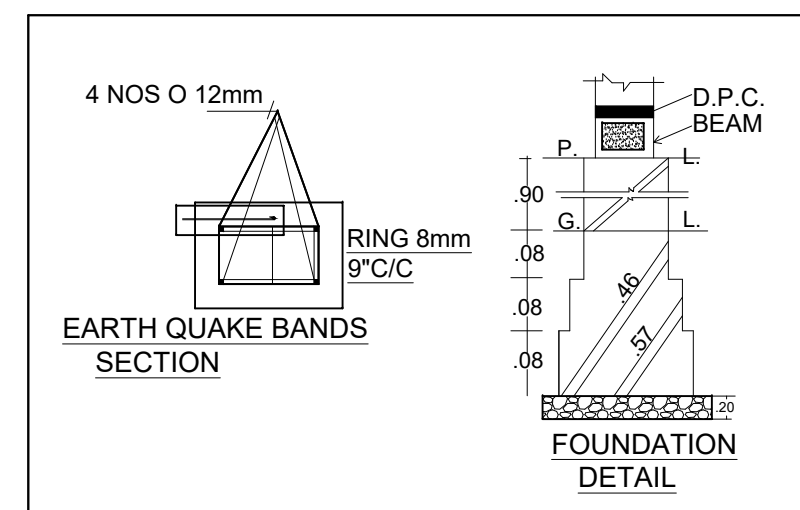
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



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



TERRACE FLOOR PLAN
(SCALE 1:100)



Foundation Details-1

Color Notes

Color	Index
Green	Plot Boundary
Red	Abutting Road
Yellow	Proposed Construction
Blue	Common Plot
Orange	Road Alignment (Road Widening Area)
Light Blue	Future T.P. Scheme Deduction Area
Dark Blue	Existing (To be retained)
Light Green	Existing (To be demolished)

Buildingwise Floor FSI Details

Floor Name	Building Name	Total
Proposed Built up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built up Area (Sq.mt.)
Ground Floor	103.30	103.30
First Floor	103.30	103.30
Second Floor	35.04	35.04
Terrace Floor	9.41	9.41
Total	251.05	241.64

FARs Unit Details

Building	No. of Same Bldg	Total Built up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit
V12 (VILLA)	1	251.05	9.41	241.64	241.64	01
Grand Total :	1	251.05	9.41	241.64	241.64	01

Parking Check (Table 7b)

Vehicle Type	No.	Reduced Road Parking (Increase of Plot having R/W/area surrendered FOC)	Area	No.	Area
Equivalent Car Space	-	-	-	1	13.75
Total Car	1	-	13.75	1	13.75
Total	-	-	-	-	13.75

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Use Group	Building Type	Building Structure	No. of Residential Units	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse
V12 (VILLA)	Residential	Row House	-	Lowrise Building	-	1	GROUND FLOOR PLAN	Residential	Row House	Residential FAR	Residential	Row House
							FIRST FLOOR PLAN	Residential	Row House	Residential FAR	Residential	Row House
							SECOND FLOOR PLAN	Residential	Row House	Residential FAR	Residential	Row House
							TERRACE FLOOR PLAN	Residential	Row House	-	-	-

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Parking space reqd for every	Prop.	Regd./Unit	Regd.	Prop.
V12 (VILLA)	Residential	Row House	100 - 200	1	159.22	1.00	1	-
Total	-	-	-	-	-	-	1	1

OWNER'S NAME AND SIGNATURE

MRPL DEVELOPERS FIROZABAD, mrpl.developers@gmail.com, 9893387147

ARCHENG'S NAME AND SIGN

VINOD KUMAR SHARMA
CA/95/18544

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Staircase Checks (Table 8a-1)

Floor Name	StairCase Name	Flight Width	Tread Width	Riser Height	Railing Ht.
GROUND FLOOR PLAN	STAIRCASE	1.07	0.254	0.175	1.00
FIRST FLOOR PLAN	STAIRCASE	1.03	0.254	0.166	1.00
SECOND FLOOR PLAN	STAIRCASE	1.03	0.254	0.175	1.00
TERRACE FLOOR PLAN	STAIRCASE	1.03	0.254	0.166	1.00

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
V12 (VILLA)	V1	0.60	1.00	05
V12 (VILLA)	V2	1.20	2.10	02
V12 (VILLA)	V3	1.50	2.10	06
V12 (VILLA)	V4	2.00	2.10	02
V12 (VILLA)	V5	3.00	2.10	02

UnitBUA Table for Building -V12 (VILLA)

Floor	Name	UnitBUA Type	Net UnitBUA Area	Gross UnitBUA Area	UnitBUA Area	Deductions (Area in Sq.mt.)	Carpet Area	No. of Unit
GROUND FLOOR PLAN	SPLIT V12	DWELLING UNIT	103.30	103.30	103.30	0.61	1.63	7.20
			103.30	103.30	103.30	0.61	1.63	7.20
			103.30	103.30	103.30	0.61	1.63	7.20
			103.30	103.30	103.30	0.61	1.63	7.20
FIRST FLOOR PLAN	SPLIT V12	DWELLING UNIT	103.30	103.30	103.30	0.23	1.73	6.89
			103.30	103.30	103.30	0.23	1.73	6.89
			103.30	103.30	103.30	0.23	1.73	6.89
			103.30	103.30	103.30	0.23	1.73	6.89
SECOND FLOOR PLAN	SPLIT V12	DWELLING UNIT	40.30	40.30	40.30	0.46	0.41	2.70
			40.30	40.30	40.30	0.46	0.41	2.70
			40.30	40.30	40.30	0.46	0.41	2.70
			40.30	40.30	40.30	0.46	0.41	2.70

Building -V12 (VILLA)

Floor Name	Total Built up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit
Ground Floor	103.30	0.00	103.30	103.30	01
First Floor	103.30	0.00	103.30	103.30	00
Second Floor	35.04	0.00	35.04	35.04	00
Terrace Floor	9.41	0.00	9.41	9.41	00
Total	251.05	0.00	241.64	241.64	01
Total Number of Same Buildings:	1	-	-	-	-
Total	251.05	0.00	241.64	241.64	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
V12 (VILLA)	D1	0.90	2.10	11
V12 (VILLA)	D2	1.00	2.10	09
V12 (VILLA)	D3	1.20	2.10	01

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
SECOND FLOOR PLAN	0.91 X 5.75 X 1 X 1	5.26	5.26
Total	-	-	5.26

Total Plot Area: -	159.22	Total FAR Area: -	241.64
Total Coverage Area: -	103.30	Total BUA Area: -	251.05

	File No	FSDA/BP/25-26/0068	Sheet	1 / 1
	Submission Date	2025-06-14	Scale	1:100
A	AREA STATEMENT		VERSION NO: 1.0/97	
			VERSION DATE: 27/02/2025	
	PROJECT DETAIL:			
	Authority: Firozabad Shikohabad Development Authority	Plot Use: Residential		
	Authority Class: Category D	Plot Sub Use: Row House		
	Authority/Grade: Development Authority (DA)	Development Plan: Master Plan		
	Case/Track: Regular	Land Use Zone: Residential Use Zone		
	Project Type: Building Permission	Land Sub Use Zone: Residential Zone		
	Nature of Development: NEW	Layout Type: NA		
	Case/Type: Revision			
	Development Area: Developed Area			
	SubDevelopment Area: NA			
	Special Project: NA			
	Site Address: District Firozabad, Tehsil Firozabad, Village Mishra Jhanpur			
	AREA DETAILS:			
Sq.Mts				
1	Area of Plot As per record	-		157.99
	Document Area			157.98
	As per site condition			157.98
	Area of Plot Considered			157.98
2	Deduction for			0.00
	(a) Proposed roads			0.00
	(b) Any reservations			0.00
	Total (a + b)			0.00
3	Net Area of plot (1 - 2) AREA OF PLOT			157.98
	Plot Area For Coverage			157.98
	Plot Area For FAR			157.98
	Perm. FAR Area (1.91)			301.47
	Previous Perm. FAR Area (2.00)			200.00
	Current Perm. FAR Area (1.75)			101.47
	Total Perm. FAR area (1.91)			301.47
8	Total Built up area permissible at:			
	Permissible Coverage area (71.33 %)			112.69
	Previous Coverage area (75.00 %)			75.00
	Current Coverage area (85.00 %)			37.69
	Proposed Coverage Area (64.78 %)			102.34
	Total Prop. Coverage Area (64.78 %)			102.34
	Balance coverage area (6.55 %)			10.35
Proposed Area at:				
	Proposed Built up	Existing Built up	Proposed FAR	Existing FAR
-	Ground Floor	102.34	0.00	102.34
-	First Floor	102.34	0.00	102.34
-	Second Floor	35.04	0.00	35.04
-	Terrace Floor	9.41	0.00	9.41
-	Total Area	249.13	0.00	239.72
-	Total FAR Area:			239.72
-	Total Built up Area:			249.13
-	Proposed FAR consumed			1.52
C	Tenement Statement			
D	Tenement Proposed At:			
	G.F.	1	0.00	
E	Total Tenements (3 + 4)			
F	Parking Statement			
1	Parking Space Required as per Regulations:			
2	Proposed Parking Space:			

Color Notes	
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)	

Buildingwise Floor FSI 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.)	
Ground Floor	102.34	102.34	102.34	102.34	
First Floor	102.34	102.34	102.34	102.34	
Second Floor	35.04	35.04	35.04	35.04	
Terrace Floor	9.41	9.41	9.41	9.41	
Total:	249.13	239.72	249.13	239.72	

FARs Unit Details					
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)
V14 (VILLA)	1	249.13	9.41	239.72	239.72
Grand Total:	1	249.13	9.41	239.72	239.72

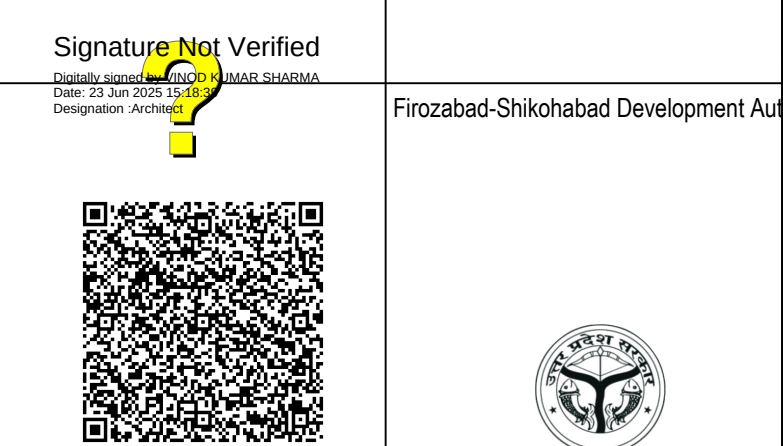
Parking Check (Table 7b)					
Vehicle Type	No.	Reduced Space Parking (Increase of Plot having RW/area surrendered FOC)	Area	No.	Area
Equivalent Car Space	-	-	-	1	13.75
Total Car	1	-	13.75	1	13.75

Building USE/SUBUSE Details											
Building Name	Building Use	Building Sub Use	Building Use Group	Building Type	Building Structure	No. Of Residential Units	Floor Name	Floor Use	Floor Sub Use	FAR Name	FAR Use
V14 (VILLA)	Residential	Row House			Lowrise Building	1	GROUND FLOOR PLAN	Residential	Row House	Residential FAR	Residential
							FIRST FLOOR PLAN	Residential	Row House	Residential FAR	Residential
							SECOND FLOOR PLAN	Residential	Row House	Residential FAR	Residential
							TERRACE FLOOR PLAN	Residential	Row House	-	-

Required Parking (Table 7a)							
Building Name	Type	Sub Use	Area (Sq.mt.)	Parking space reqd for every	Prop.	Regd./Unit	Regd.
V14 (VILLA)	Residential	Row House	100 - 200	1	157.98	1.00	1
Total	-	-	-	-	-	-	1

OWNERS NAME AND SIGNATURE
MRPL DEVELOPERS FIROZABAD, mrpl.developers@gmail.com, 9893387147

ARCHENG'S NAME AND SIGN
VINOD KUMAR SHARMA
CA/95/18544

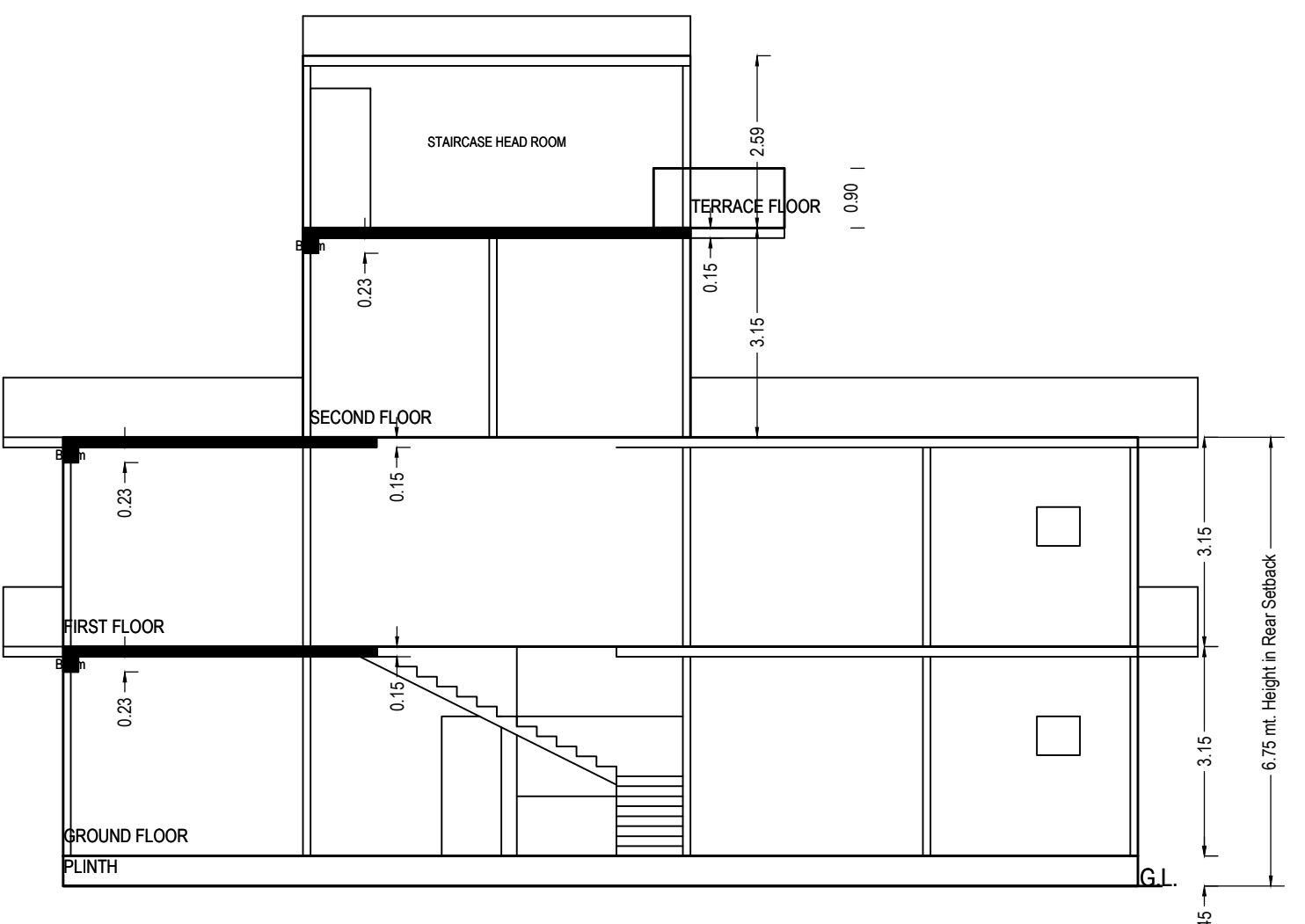
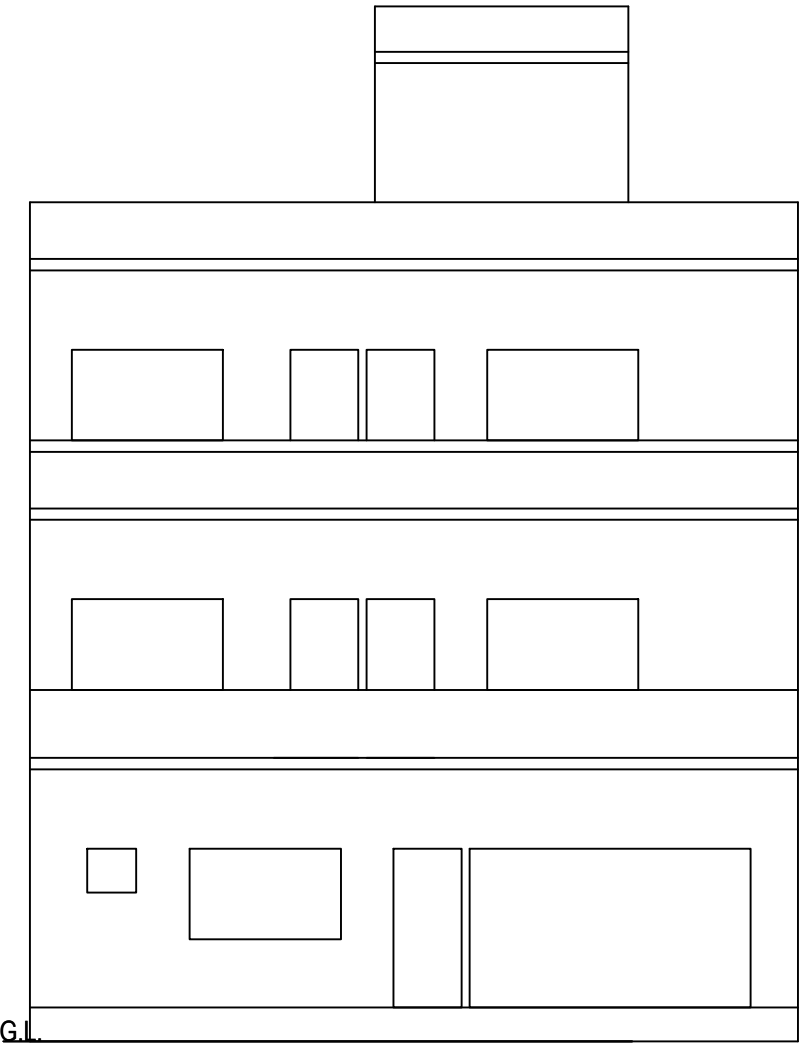
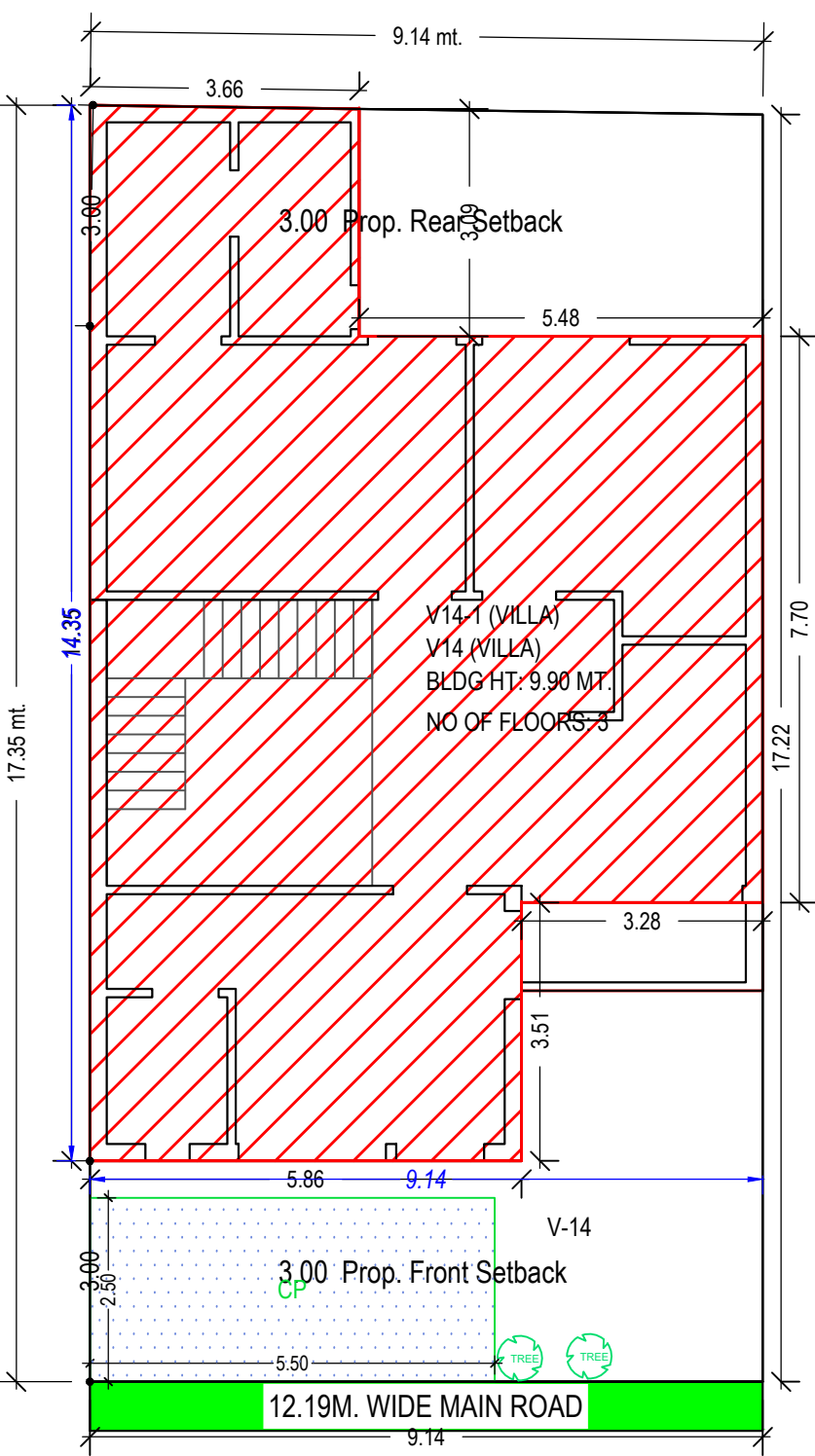


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Building Plan Application Number
FSDA/BP/25-26/0068
Sanctioned On
19 Jun 2025
Valid Till
22 Jun 2030
Approved By
Vinod Kumar Pandey (Secretary)
Examined By
Pradeep Kumar (Junior engineer)
Akramaddin . (Assistant Engineer)
Vinod Kumar Pandey (Secretary)

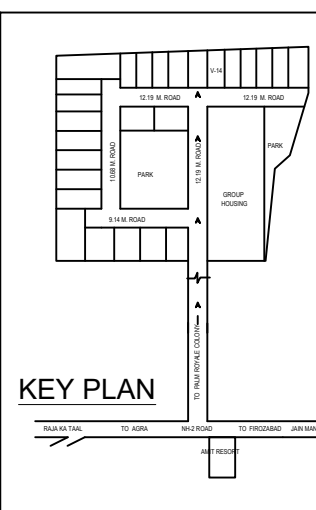
Total Plot Area: -	157.98	Total FAR Area: -	239.72
Total Coverage Area: -	102.34	Total BUA Area: -	249.13



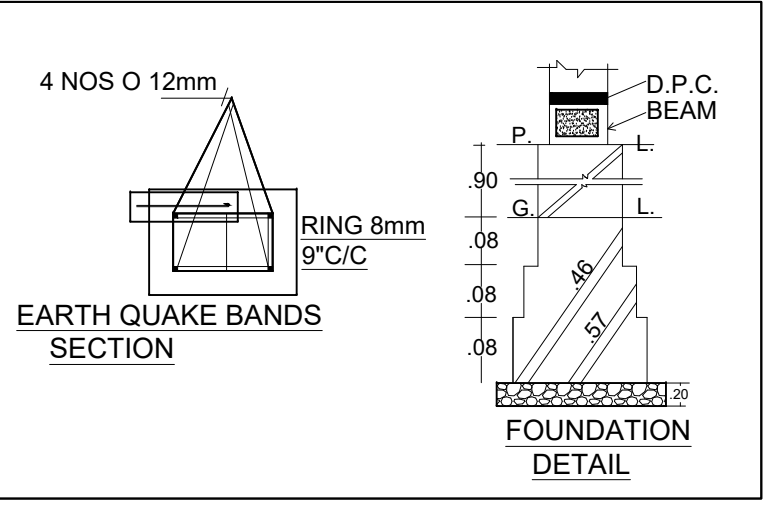
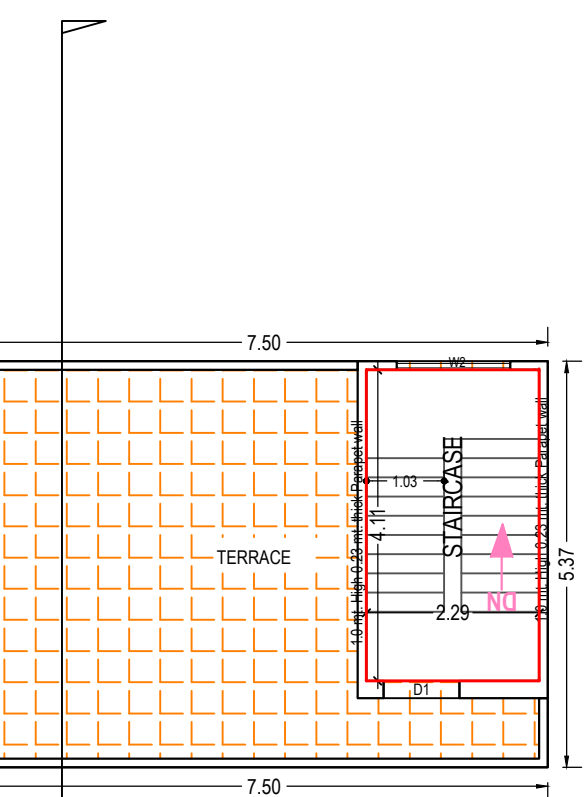
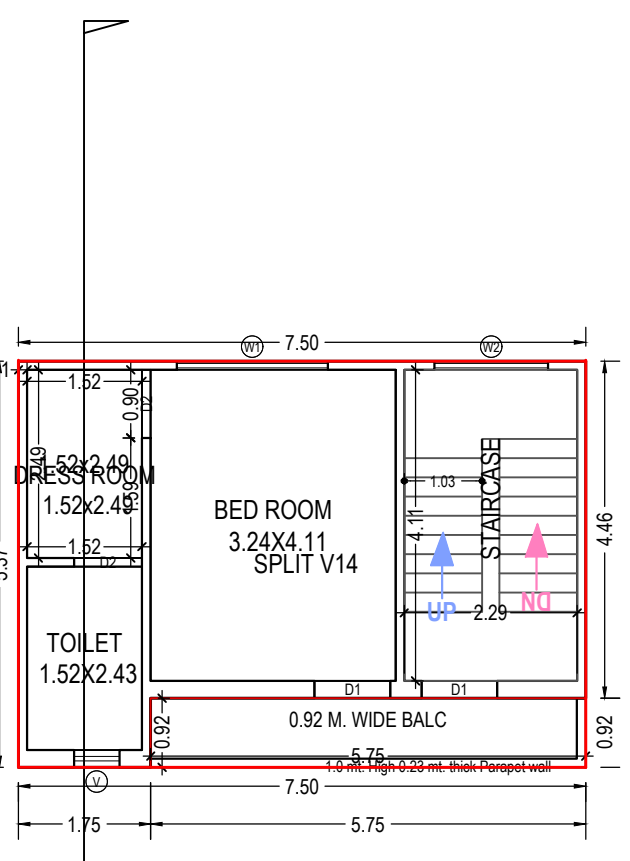
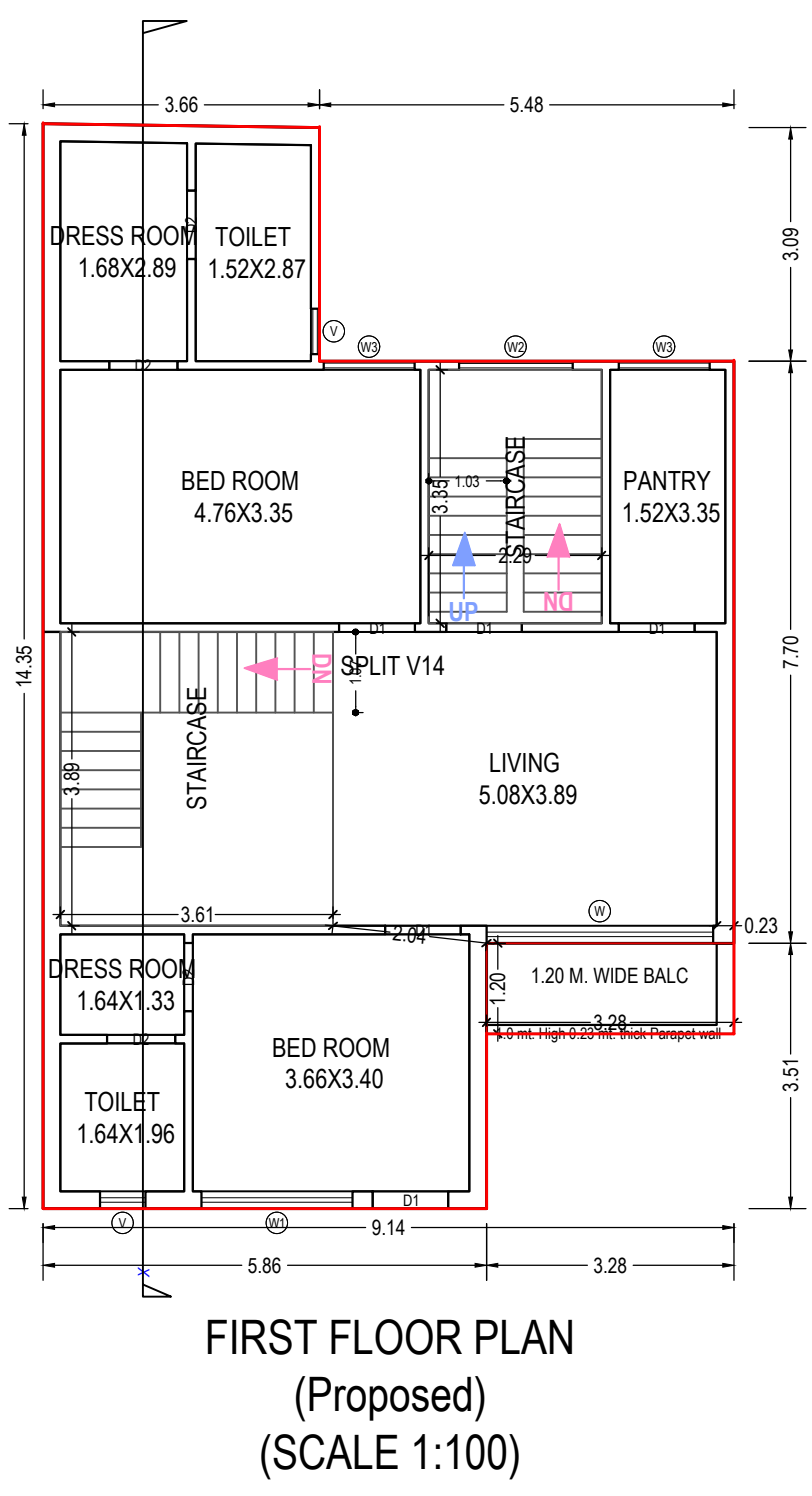
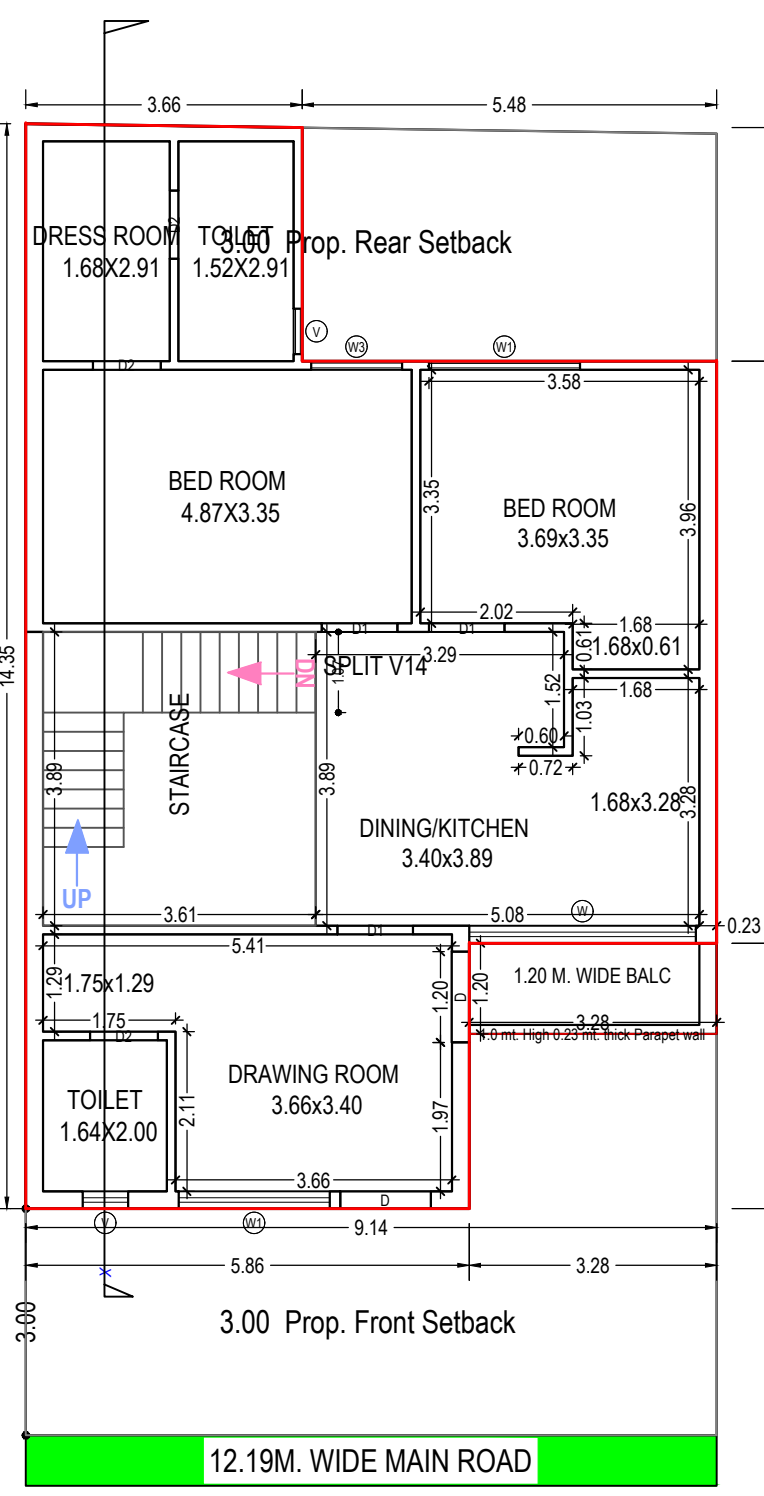
SITE PLAN
(Scale - 1:100)

Elevation

SECTION



Key Plan-1



Foundation Details-1

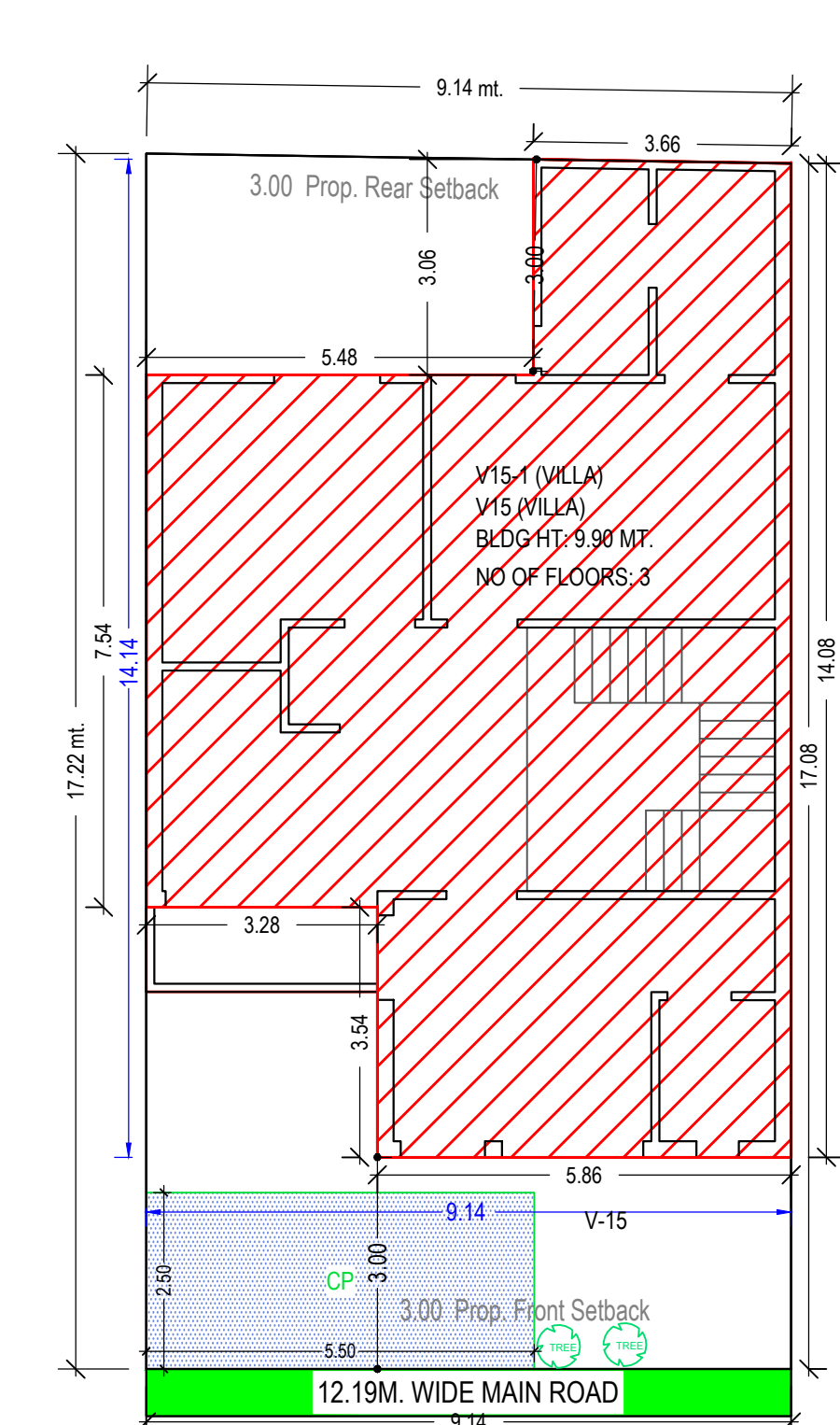
Staircase Checks (Table 8a-1)				
Floor Name	StairCase Name	Flight Width	Tread Width	Riser Height
GROUND FLOOR PLAN	STAIRCASE	1.07	0.254	0.175
FIRST FLOOR PLAN	STAIRCASE	1.07	0.254	0.175
SECOND FLOOR PLAN	STAIRCASE	1.03	0.254	0.166
TERRACE FLOOR PLAN	STAIRCASE	1.03	0.254	0.166

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
V14 (VILLA)	V1	0.60	1.00	05
V14 (VILLA)	V2	1.20	2.10	03
V14 (VILLA)	V3	1.50	2.10	04
V14 (VILLA)	V4	2.00	2.10	04
V14 (VILLA)	V5	3.00	2.10	02

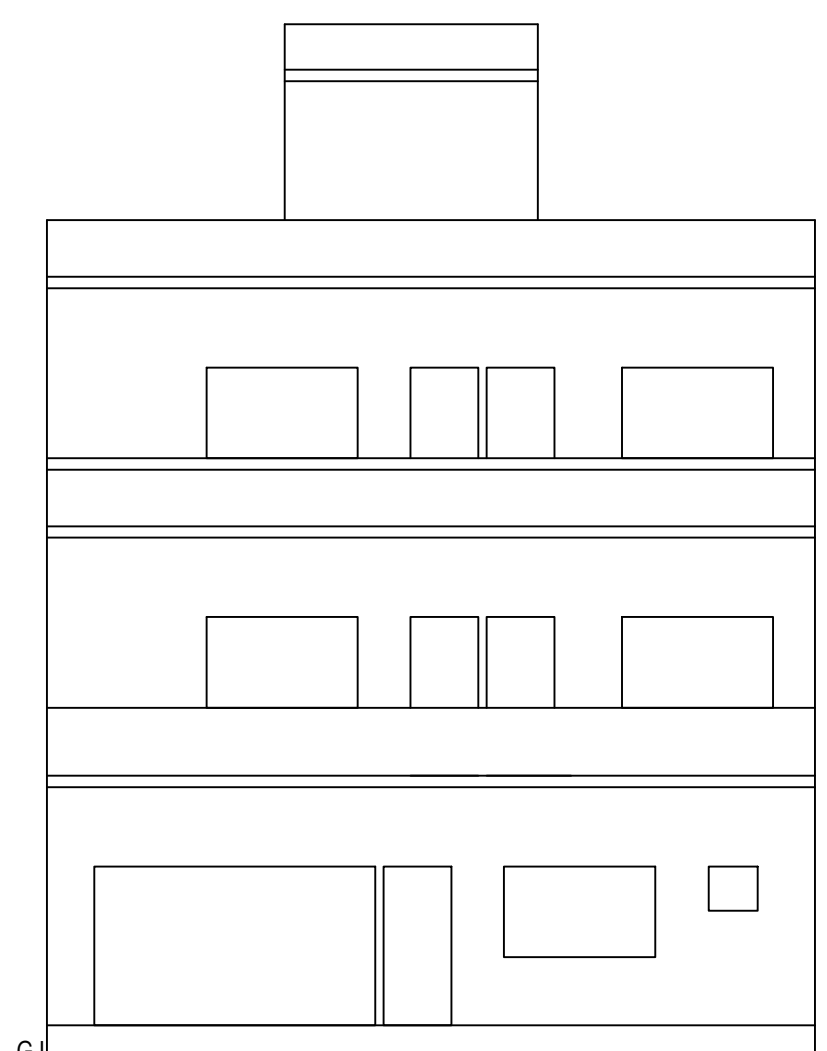
UnitBUA Table for Building 'V14 (VILLA)												
Floor	Name	UnitBUA Type	Net UnitBUA Area	Gross UnitBUA Area	UnitBUA Area	Deductions (Area in Sq.mt.)			Carpet Area	No. of Unit		
						Balcony	Door	Window	External Wall			
GROUND FLOOR PLAN	SPLIT V14	DWELLING UNIT	106.27	106.27	106.27	3.93	0.55	1.72	7.25	92.82	01	
			Total	106.27	106.27	3.93	0.55	1.72	7.25	92.82	01	
			Typical Floor = 1									
FIRST FLOOR PLAN	SPLIT V14	DWELLING UNIT	106.27	106.27	106.27	3.93	0.23	1.80	7.21	93.01	01	
			Total	106.27	106.27	3.93	0.23	1.80	7.21	93.01	01	
			Typical Floor = 1									
SECOND FLOOR PLAN	SPLIT V14	DWELLING UNIT	40.31	40.31	40.31	5.27	0.46	0.54	2.71	31.29	00	
			Total	40.31	40.31	5.27	0.46	0.54	2.71	31.29	00	
			Typical Floor = 1									
Balcony Calculations Table												
FLOOR	SIZE	AREA	TOTAL AREA									
GROUND FLOOR PLAN	1.20 X 3.28 X 1.1 X 1	3.93	3.93									
FIRST FLOOR PLAN	1.20 X 3.28 X 1.1 X 1	3.93	3.93									
SECOND FLOOR PLAN	0.92 X 5.75 X 1.1 X 1	5.27	5.27									
Total			13.13									
Total	-	-	252.86	253.85	252.85	13.12	1.24	4.06	17.22	217.31	00	

Building 'V14 (VILLA)					
Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit
Ground Floor	102.34	0.00	102.34	102.34	01
First Floor	102.34	0.00	102.34	102.34	00
Second Floor	35.04	0.00	35.04	35.04	00
Terrace Floor	9.41	0.00	9.41	9.41	00
Total	249.13	0.00	239.72	239.72	01

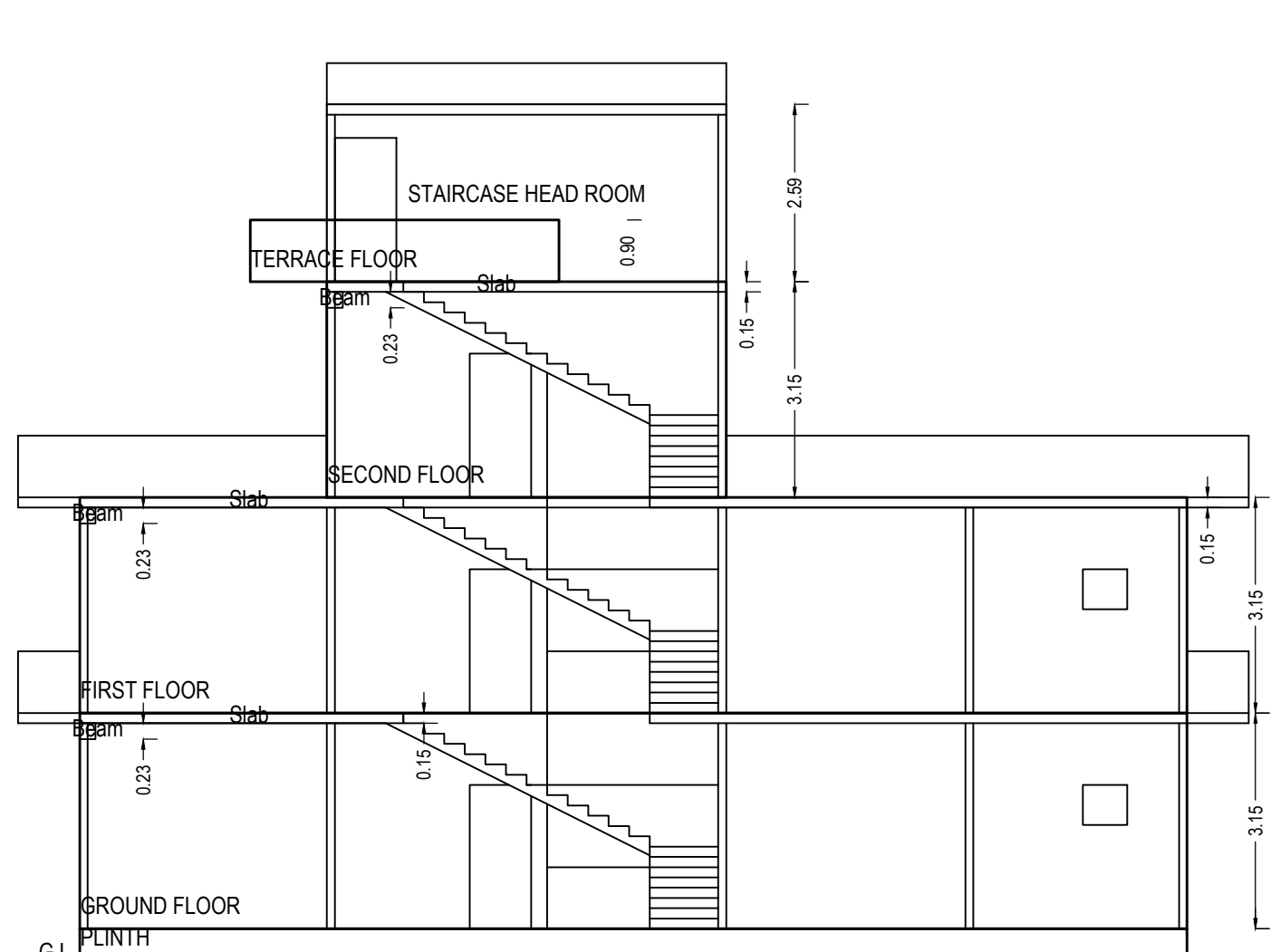
SCHEDULE OF DOOR:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
V14 (VILLA)	D1	0.90	2.10	09
V14 (VILLA)	D2	1.00	2.10	09
V14 (VILLA)	D3	1.20	2.10	02



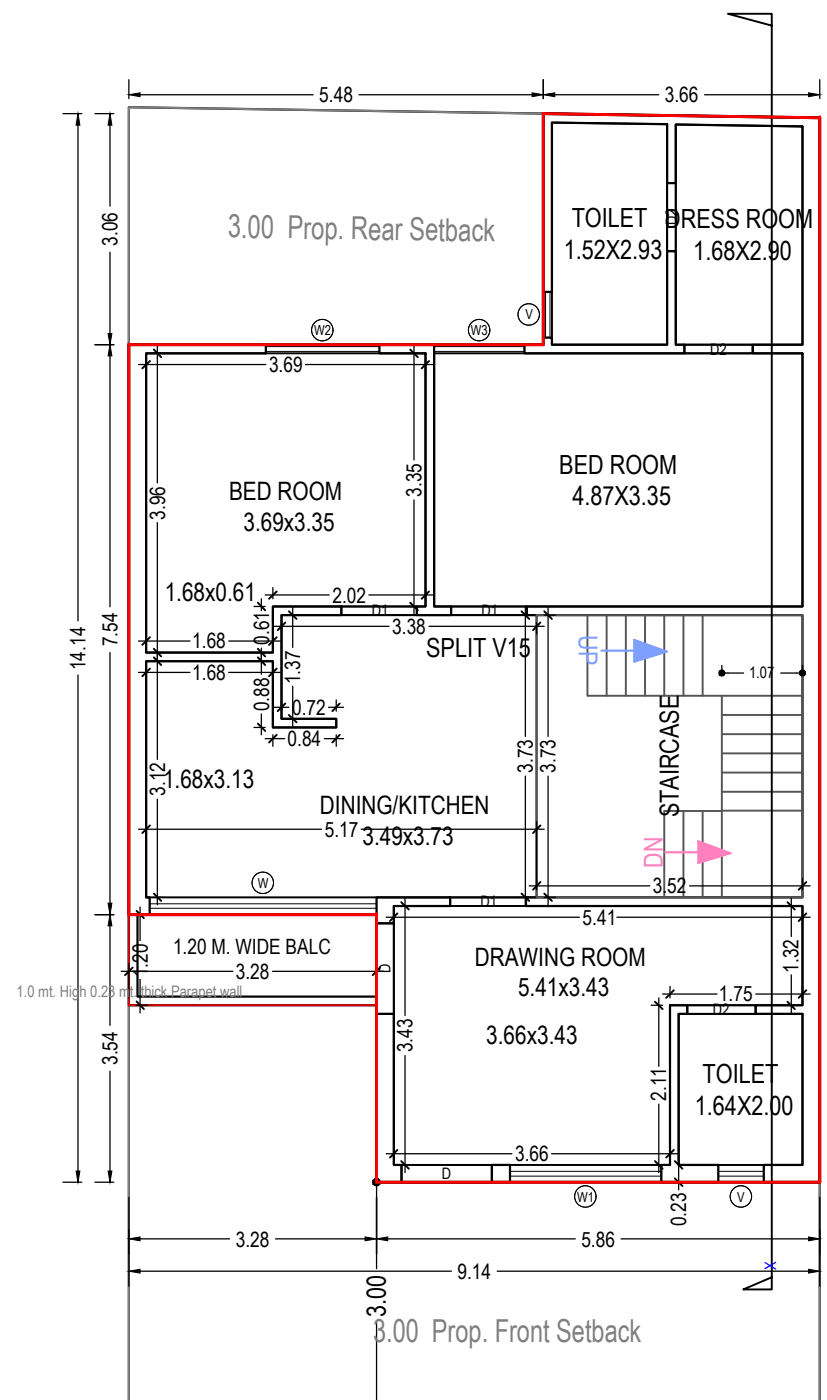
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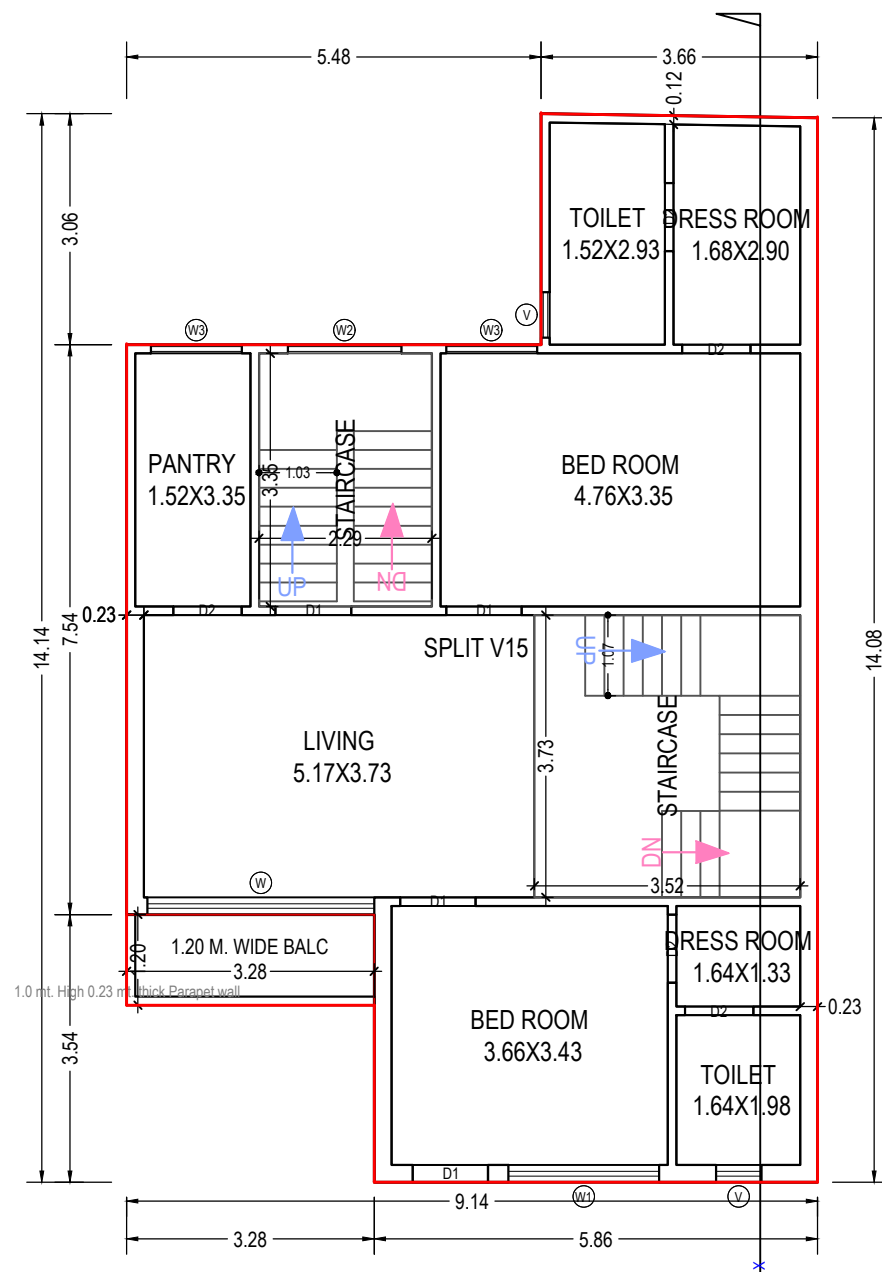
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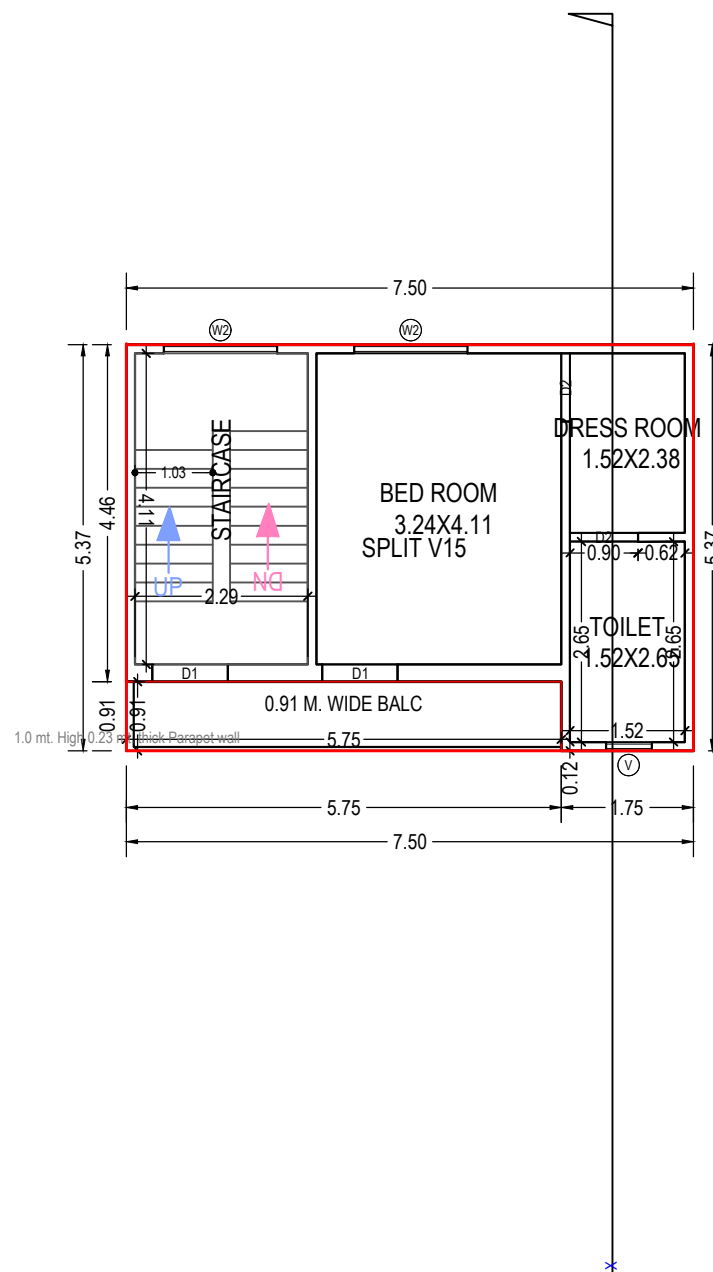
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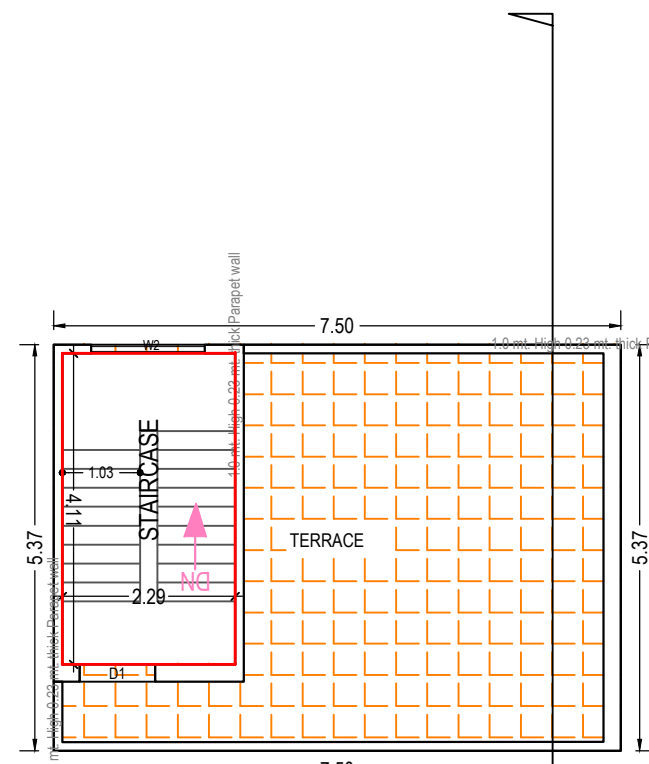
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



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



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



TERRACE FLOOR PLAN
(SCALE 1:100)

Staircase Checks (Table 8a-1)				
Floor Name	StairCase Name	Flight Width	Tread Width	Riser Height
GROUND FLOOR PLAN	STAIRCASE	1.07	0.254	0.175
FIRST FLOOR PLAN	STAIRCASE	1.07	0.254	0.175
SECOND FLOOR PLAN	STAIRCASE	1.03	0.250	0.166
TERRACE FLOOR PLAN	STAIRCASE	1.03	0.250	0.166

UnitBUA Table for Building :V15 (VILLA)									
Floor	Name	UnitBUA Type	Net UnitBUA Area	Gross UnitBUA Area	UnitBUA Area	Deductions (Area in Sq.mt.)	Door	Window	No. of Unit
GROUND FLOOR PLAN	SPILT V15	DWELLING UNIT	104.67	104.67	104.67	3.93	0.55	1.66	01
			104.67	104.67	104.67	3.93	0.55	1.66	01
			104.67	104.67	104.67	3.93	0.55	1.66	01
			104.67	104.67	104.67	3.93	0.55	1.66	01
FIRST FLOOR PLAN	SPILT V15	DWELLING UNIT	104.67	104.67	104.67	3.93	0.23	1.79	00
			104.67	104.67	104.67	3.93	0.23	1.79	00
			104.67	104.67	104.67	3.93	0.23	1.79	00
			104.67	104.67	104.67	3.93	0.23	1.79	00
SECOND FLOOR PLAN	SPILT V15	DWELLING UNIT	40.30	40.30	40.30	5.26	0.46	0.41	00
			40.30	40.30	40.30	5.26	0.46	0.41	00
			40.30	40.30	40.30	5.26	0.46	0.41	00
			40.30	40.30	40.30	5.26	0.46	0.41	00

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
V15 (VILLA)	V	0.60	1.00	05
V15 (VILLA)	W1	1.20	2.10	03
V15 (VILLA)	W2	1.50	2.10	05
V15 (VILLA)	W1	2.00	2.10	02
V15 (VILLA)	W	3.00	2.10	02

Building :V15 (VILLA)				
Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	100.74	0.00	100.74	100.74
First Floor	100.74	0.00	100.74	100.74
Second Floor	35.04	0.00	35.04	35.04
Terrace Floor	9.41	0.00	9.41	9.41
Total	245.93	0.00	236.52	236.52
Total Number of Same Buildings:	1			
Total	245.93	0.00	236.52	236.52

Balcony Calculations Table			
FLOOR	SIZE	AREA	TOTAL AREA
GROUND FLOOR PLAN	1.20 X 3.28 X 1 X 1	3.93	3.93
FIRST FLOOR PLAN	1.20 X 3.28 X 1 X 1	3.93	3.93
SECOND FLOOR PLAN	0.91 X 5.75 X 1 X 1	5.26	5.26
Total	-	-	13.12

Total Plot Area: -	156.72	Total FAR Area: -	236.52
Total Coverage Area: -	100.74	Total BUA Area: -	245.93

	File No	FSDA/BP/25-26/070	Sheet	1 / 1
	Submission Date	2025-06-14	Scale	1:100
A	AREA STATEMENT		VERSION NO: 1.0.97 VERSION DATE: 27/02/2025	
	PROJECT DETAIL:			
	Authority: Firozabad Shikohabad Development Authority	Plot Use: Residential		
	Authority Class: Category D	Plot Sub Use: Row House		
	Authority Grade: Development Authority (DA)	Development Plan: Master Plan		
	Case Track: Regular	Land Use Zone: Residential Use Zone		
	Project Type: Building Permission	Land Sub Use Zone: Residential Zone		
	Nature of Development: NEW	Layout Type: NA		
	Development Area: Developed Area			
	Sub Development Area: NA			
	Special Project: NA			
	Site Address: District Firozabad, Tehsil Firozabad, Village-Milikhan Jhanpur			
	AREA DETAILS:		Sq.Mts.	
	Area of Plot As per record			
	Document Area	156.72		
	Area of Plot Considered	156.72		
	Deduction for			
	a)Proposed roads	0.00		
	b) Dry reservations	0.00		
	Total (a + b)	0.00		
	Net Area of plot (1 - 2) AREA OF PLOT	156.72		
	Plot Area For Coverage	156.72		
	Plot Area For FAR	156.72		
	Perm. FAR Area (1.91)	296.26		
	Previous Perm. FAR Area (2.00)	200.00		
	Current Perm. FAR Area (1.75)	99.50		
	Total Perm. FAR area (1.91)	296.26		
B	Total Built up area permissible at			
	Permissible Coverage area (71.18 %)	111.87		
	Previous Coverage area (75.00 %)	75.00		
	Current Coverage area (65.00 %)	36.87		
	Proposed Coverage Area (64.28 %)	100.74		
	Total Prop. Coverage Area (64.28 %)	100.74		
	Balance coverage area (7.10 %)	11.13		
	Proposed Area at:			
	Proposed Built up	Existing Built up	Proposed FAR	Existing FAR
	Ground Floor	100.74	0.00	100.74
	First Floor	100.74	0.00	100.74
	Second Floor	35.04	0.00	35.04
	Terrace Floor	9.41	0.00	9.41
	Total Area	245.93	0.00	236.52
	Total FAR Area			236.52
	Total Built Up Area:			245.93
	Proposed FAR consumed:			1.51
C	Tenement Statement			
	4. Tenement Proposed At:	1	0.00	
	5. Total Tenements (3 + 4)	1	0.00	
D	Parking Statement			
	1. Parking Spaces Required as per Regulations:		13.75	
	2. Proposed Parking Space:		13.75	

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)			

Buildingwise Floor FSI Details				
Floor Name	Building Name	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	V15 (VILLA)	100.74	100.74	100.74
First Floor	V15 (VILLA)	100.74	100.74	100.74
Second Floor	V15 (VILLA)	35.04	35.04	35.04
Terrace Floor	V15 (VILLA)	9.41	9.41	9.41
Total	V15 (VILLA)	245.93	236.52	245.93

FAR & Unit Details				
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Total FAR Area (Sq.mt.)
V15 (VILLA)	1	245.93	9.41	236.52
Grand Total	1	245.93	9.41	236.52

Parking Check (Table 7b)				
Vehicle Type	No.	Reduced Reqdt. Parking (Increase of Plot having Private surrendered FOC)	Area	Prop.
Equivalent Car Space	-	-	-	1
Total Car	1	-	13.75	1
Total			13.75	13.75

Building USE/SUBUSE Details									
Building Name	Building Use	Building Sub Use	Building Group	Building Type	Building Structure	No. Of Residential Units	Floor Name	Floor Use	Floor Sub Use
V15 (VILLA)	Residential	Row House			Lowrise Building	1	GROUND FLOOR PLAN	Residential	Row House
							FIRST FLOOR PLAN	Residential	Row House
							SECOND FLOOR PLAN	Residential	Row House
							TERRACE FLOOR PLAN	Residential	Row House

Tree Details (Table 3h)				
Plot	Name	No. Of Trees	Reqdt.	Prop.
V-15	Tree	1	2	

Required Parking (Table 7a)				
Building Name	Type	Sub Use	Area (Sq.mt.)	Parking space reqdt. for every
V15 (VILLA)	Residential	Row House	100 - 200	-
Total				-

OWNER'S NAME AND SIGNATURE
MRPL DEVELOPERS FIROZABAD, mrpl.developers@gmail.com, 9893387147

ARCHENG'S NAME AND SIGN
VINOD KUMAR SHARMA
CA/95/18544

Signature Not Verified
Firozabad Shikohabad Development Authority



Signature Not Verified
Firozabad Shikohabad Development Authority

Building Plan Application Number
FSDA/BP/25-26/0070

Sanctioned On
19 Jun 2025

Valid Till
22 Jun 2030

Approved By
Vinod Kumar Pandey (Secretary)

Examined By
Beant Singh (Junior engineer)

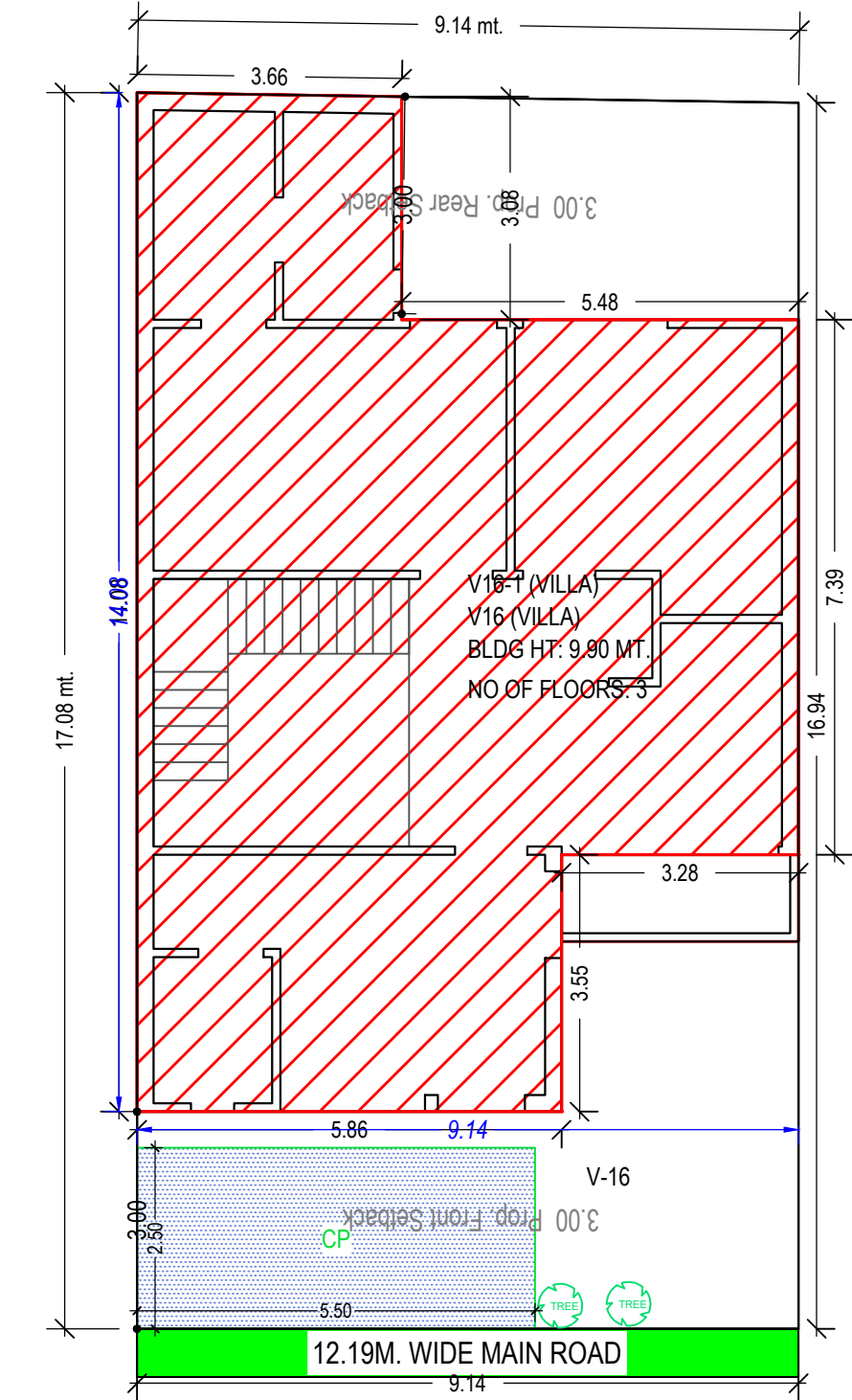
Rakesh Kumar Toner (Assistant Engineer)

Vinod Kumar Pandey (Secretary)

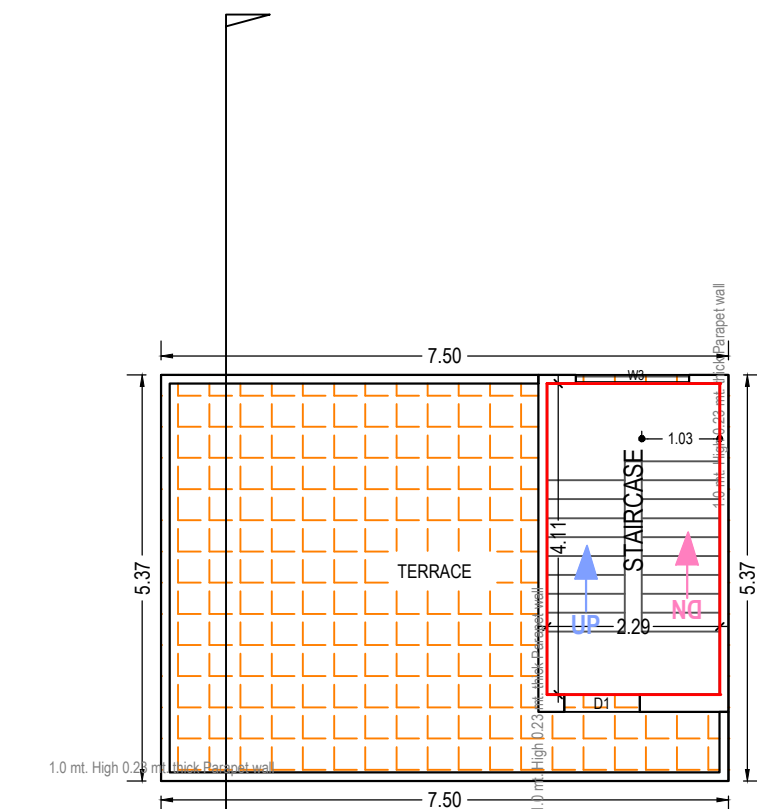
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FirozabadPARTNER- RAJEEV KUMAR AGRAWAL, PRERNA AGRAWAL, PRATEESH AGRAWAL, PRIYANKA AGRAWAL R/O-MC AGRAWAL NURSING HOME Firozabad

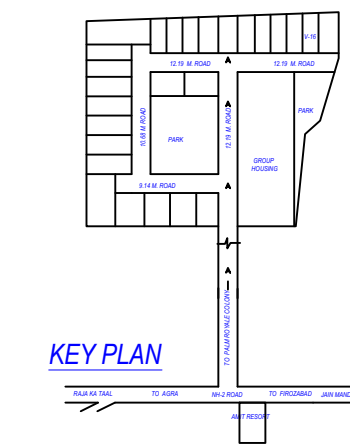
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Submission Date	2025-06-16	Scale	1:100



SITE PLAN
(Scale - 1:100)

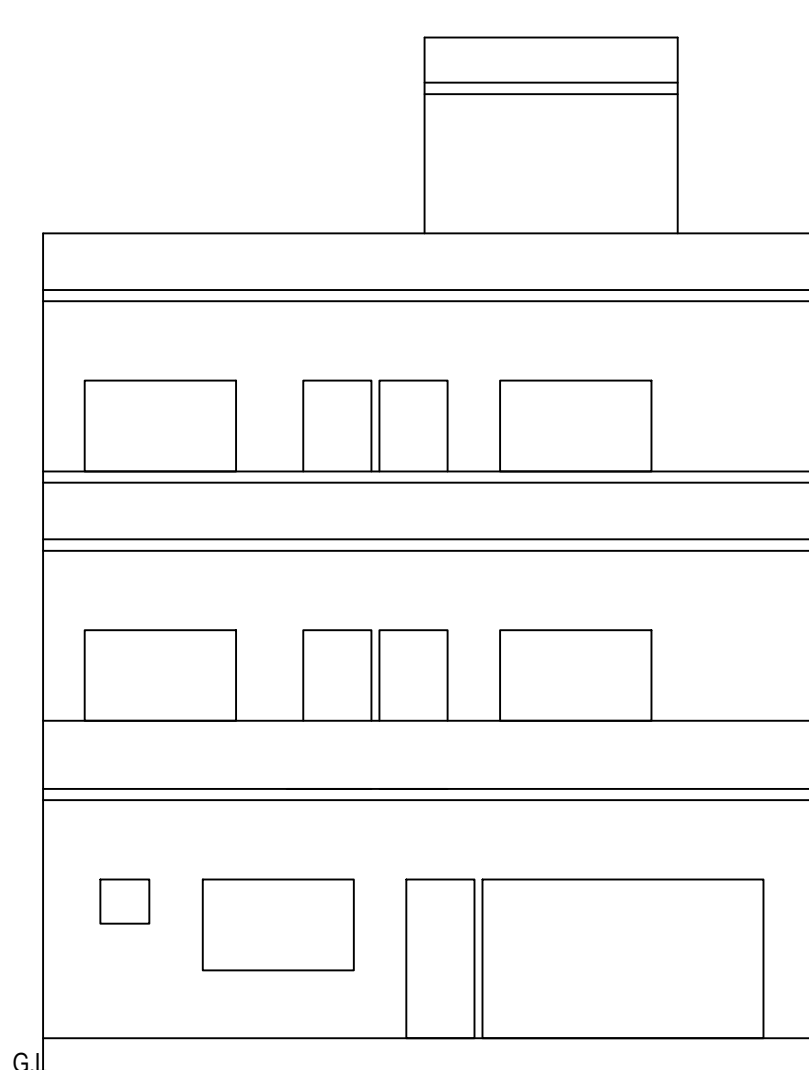


TERRACE FLOOR PLAN
(SCALE 1:100)

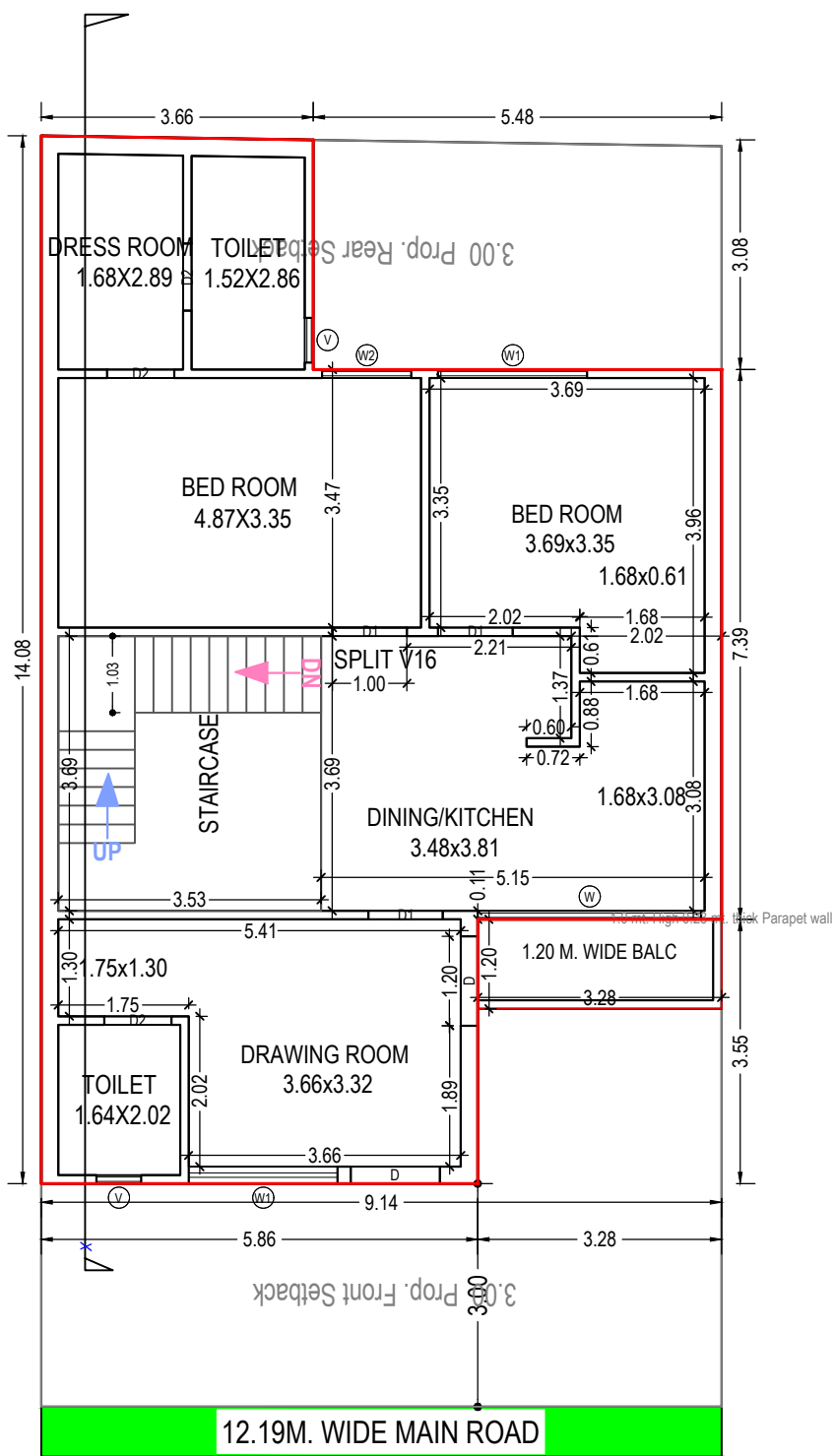


Staircase Checks (Table 8a-1)

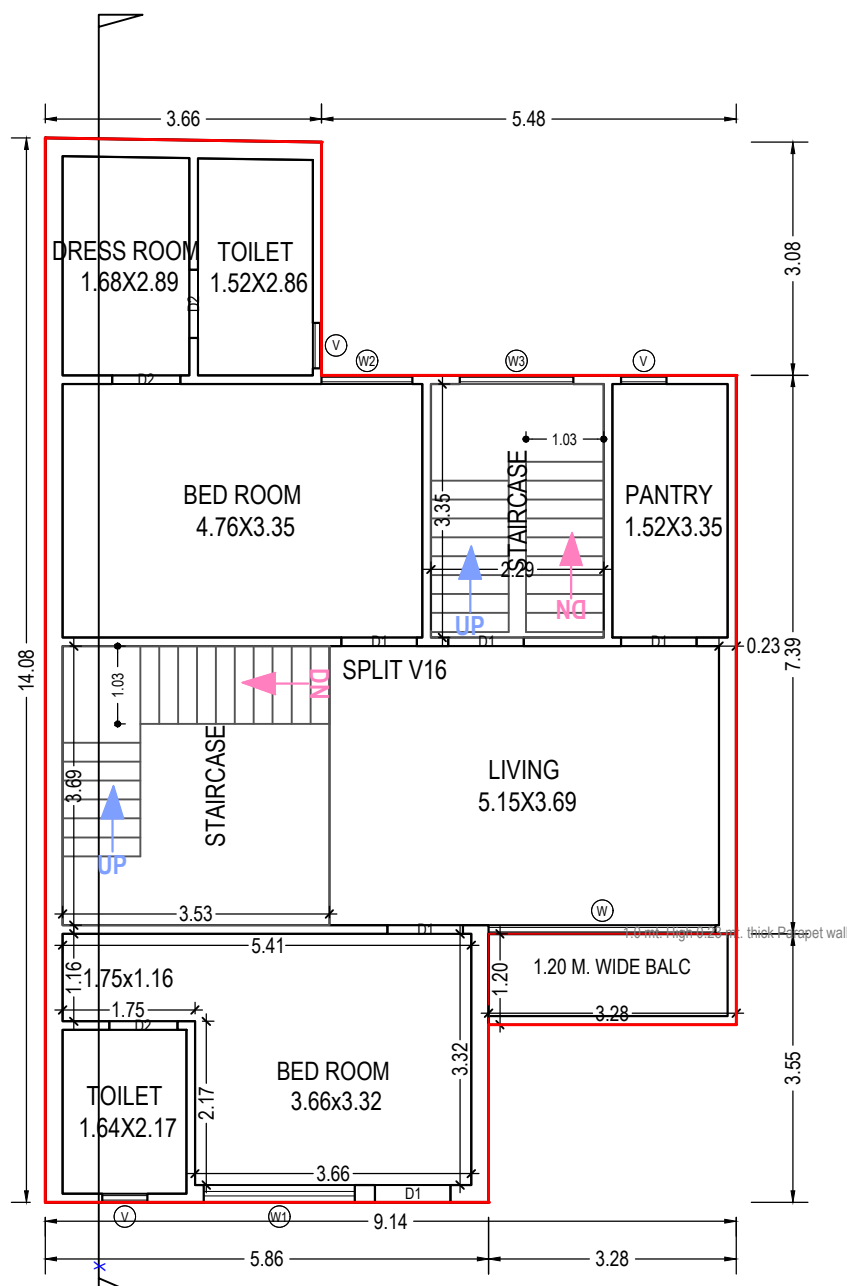
Floor Name	StairCase Name	Flight Width	Tread Width	Riser Height	Railing Ht.
GROUND FLOOR PLAN	STAIRCASE	1.03	0.250	0.175	1.00
FIRST FLOOR PLAN	STAIRCASE	1.03	0.250	0.166	1.00
SECOND FLOOR PLAN	STAIRCASE	1.03	0.250	0.175	1.00
TERRACE FLOOR PLAN	STAIRCASE	1.03	0.250	0.166	1.00



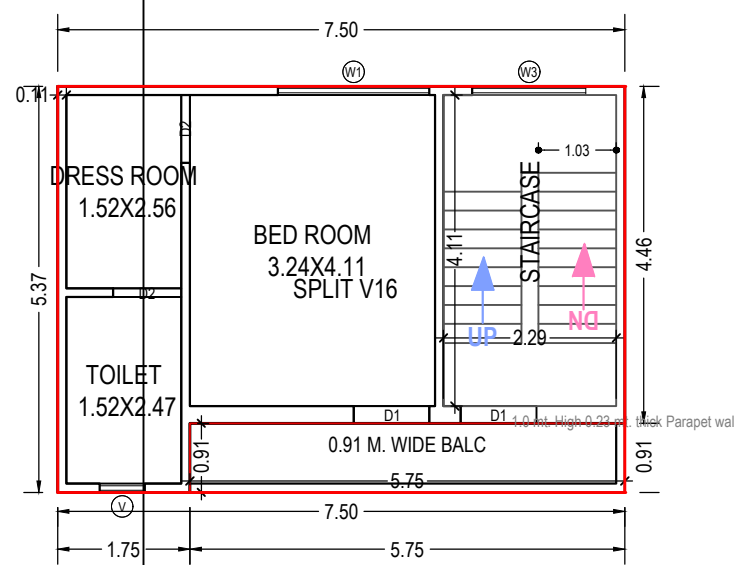
ELEVATION



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



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



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

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
GROUND FLOOR PLAN	1.20 X 3.28 X 1 X 1	3.93	3.93
FIRST FLOOR PLAN	1.20 X 3.28 X 1 X 1	3.93	3.93
SECOND FLOOR PLAN	0.91 X 5.75 X 1 X 1	5.26	5.26
Total	-	-	13.12

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
V16 (VILLA)	V	0.60	1.00	06
V16 (VILLA)	W2	1.20	2.10	02
V16 (VILLA)	W3	1.50	2.10	03
V16 (VILLA)	W1	2.00	2.10	04
V16 (VILLA)	W	3.00	2.10	02

SCHEDULE OF DOOR:

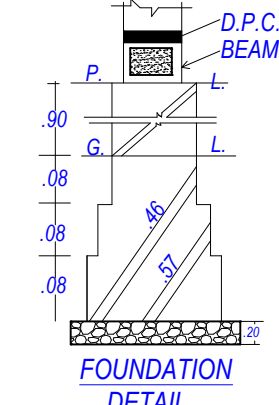
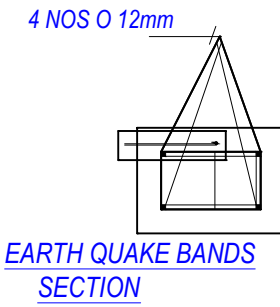
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
V16 (VILLA)	D2	0.90	2.10	08
V16 (VILLA)	D1	1.00	2.10	09
V16 (VILLA)	D	1.20	2.10	02

Building :V16 (VILLA)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) Mumty	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	No. of Unit
Ground Floor	99.74	0.00	99.74	99.74	01
First Floor	99.74	0.00	99.74	99.74	00
Second Floor	35.04	0.00	35.04	35.04	00
Terrace Floor	9.41	0.00	9.41	9.41	00
Total:	243.93	0.00	234.52	234.52	01
Total Number of Same Buildings:	1	-	-	-	-
Total:	243.93	0.00	234.52	234.52	01

Required Parking(Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Parking space reqd for every	Prop.	Reqd./Unit	Reqd.	Prop.
V16 (VILLA)	Residential	Row House	100 - 200	1	155.45	1.00	1	-
Total :	-	-	-	-	-	-	1	1



UnitBUA Table for Building :V16 (VILLA)

Floor	Name	UnitBUA Type	Net UnitBUA Area	Gross UnitBUA Area	UnitBUA Area	Deductions (Area in Sq.mt.)				Carpet Area	No. of Unit	
						Balcony	Door	Window	External Wall			
GROUND FLOOR PLAN	SPLIT V16	DWELLING UNIT	103.67	103.67	103.67	3.93	0.55	1.30	7.08	90.81	01	
		Total :	103.67	103.67	103.67	3.93	0.55	1.30	7.08	90.81	01	
	Total per Floor:	Typical Floor = 1										
		Total :	103.67	103.67	103.67	3.93	0.55	1.30	7.08	90.81	01	
FIRST FLOOR PLAN	SPLIT V16	DWELLING UNIT	103.67	103.67	103.67	3.93	0.23	1.31	7.02	91.18	00	
		Total :	103.67	103.67	103.67	3.93	0.23	1.31	7.02	91.18	00	
	Total per Floor:	Typical Floor = 1										
		Total :	103.67	103.67	103.67	3.93	0.23	1.31	7.02	91.18	00	
SECOND FLOOR PLAN	SPLIT V16	DWELLING UNIT	40.30	40.30	40.30	5.26	0.46	0.47	1.85	32.26	00	
		Total :	40.30	40.30	40.30	5.26	0.46	0.47	1.85	32.26	00	
	Total per Floor:	Typical Floor = 1										
		Total :	40.30	40.30	40.30	5.26	0.46	0.47	1.85	32.26	00	
+												
Total:	-	-	247.64	247.64	247.64	13.12	1.24	3.09	15.96	214.25	01	

Color Notes

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)	

Buildingwise Floor FSI Details

Floor Name	Building Name	Total
	V16 (VILLA)	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)
Ground Floor	99.74	99.74
First Floor	99.74	99.74
Second Floor	35.04	35.04
Terrace Floor	9.41	9.41
Total:	243.93	234.52

FAR& Unit Details

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) Mumty	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	No. of Unit
V16 (VILLA)	1	243.93	0.00	234.52	234.52	01
Grand Total :	1	243.93	0.00	234.52	234.52	01

Parking Check (Table 7b)

Vehicle Type	No.	Reduced Reqrd Parking (Incase of Plot having RWArea surrendered FOC)	Area	No.	Area
Equivalent Car Space	-	-	-	1	13.75
Total Car	1	-	13.75	1	13.75
Total	-	-	13.75	-	13.75

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Use Group	Building Type	Building Structure	No Of Residential Units	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse
V16 (VILLA)	Residential	Row House	-	Lowrise Building	-	1	GROUND FLOOR PLAN	Residential	Row House	Residential FAR	Residential	Row House
							FIRST FLOOR PLAN	Residential	Row House	Residential FAR	Residential	Row House
							SECOND FLOOR PLAN	Residential	Row House	Residential FAR	Residential	Row House
							TERRACE FLOOR PLAN	Residential	Row House	-	-	-

Tree Details (Table 3h)

Plot	Name	Nos Of Trees
V-16	Tree	1

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.

Total Plot Area: -	155.45	Total FAR Area: -	234.52
Total Coverage Area: -	99.74	Total BUA Area: -	243.93