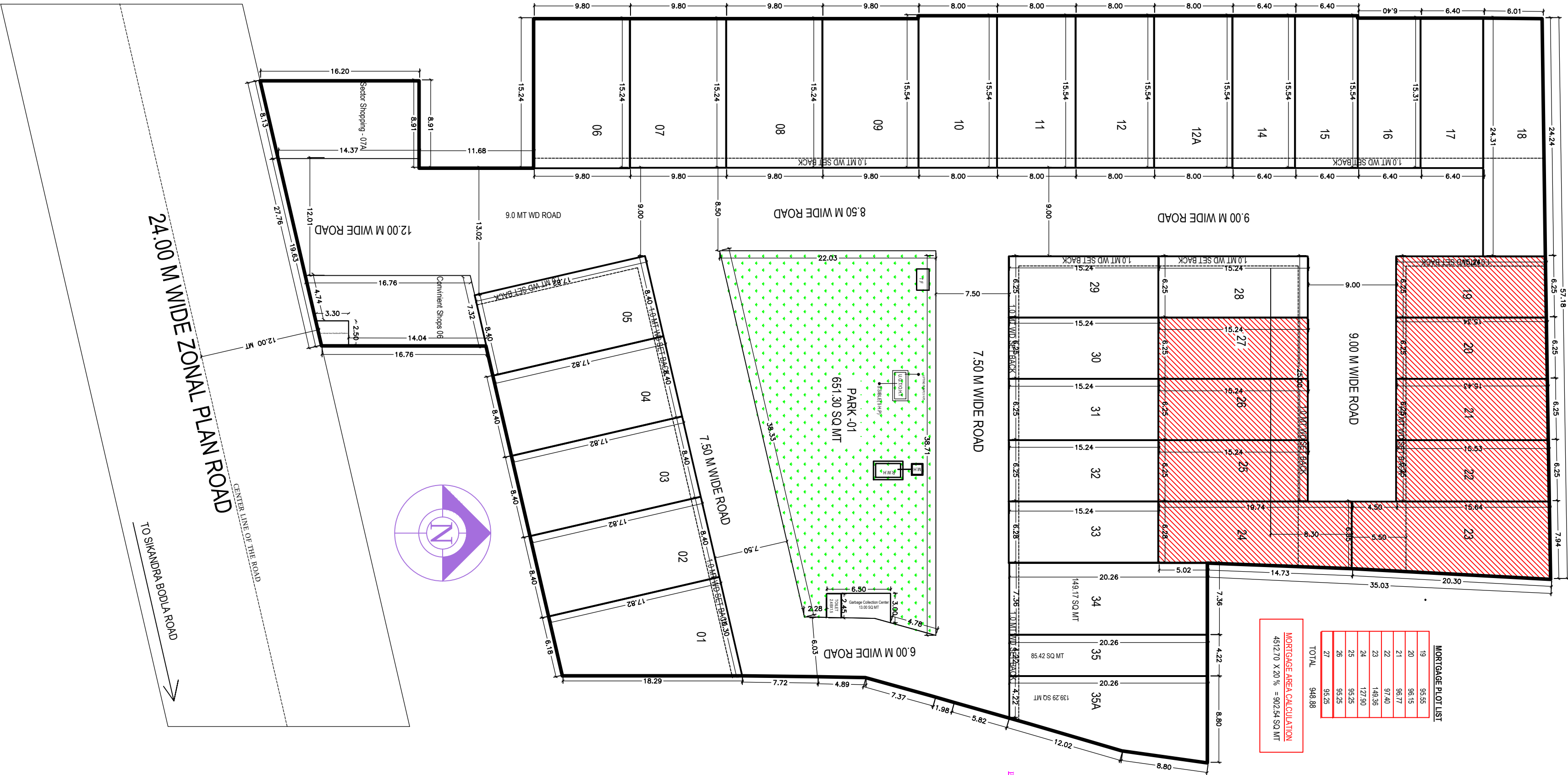


Project Title: REVISED RESIDENTIAL LAY - OUT PLAN **DWARIKA PALMS** (OLD FILE NO. -ADA/LD/24 / 26 / 0447) SITUATED AT KHASRA NO. - 1999, 1899 MAULANA BANERJIA MISTRI, SHIKANDRA AGRA. OWNER - SHRI NIKETAN HOUSING THROUGH PARTNER & SIGNATORY SRI JAWESH CHAND AGARWAL.

DWARIKA PALMS

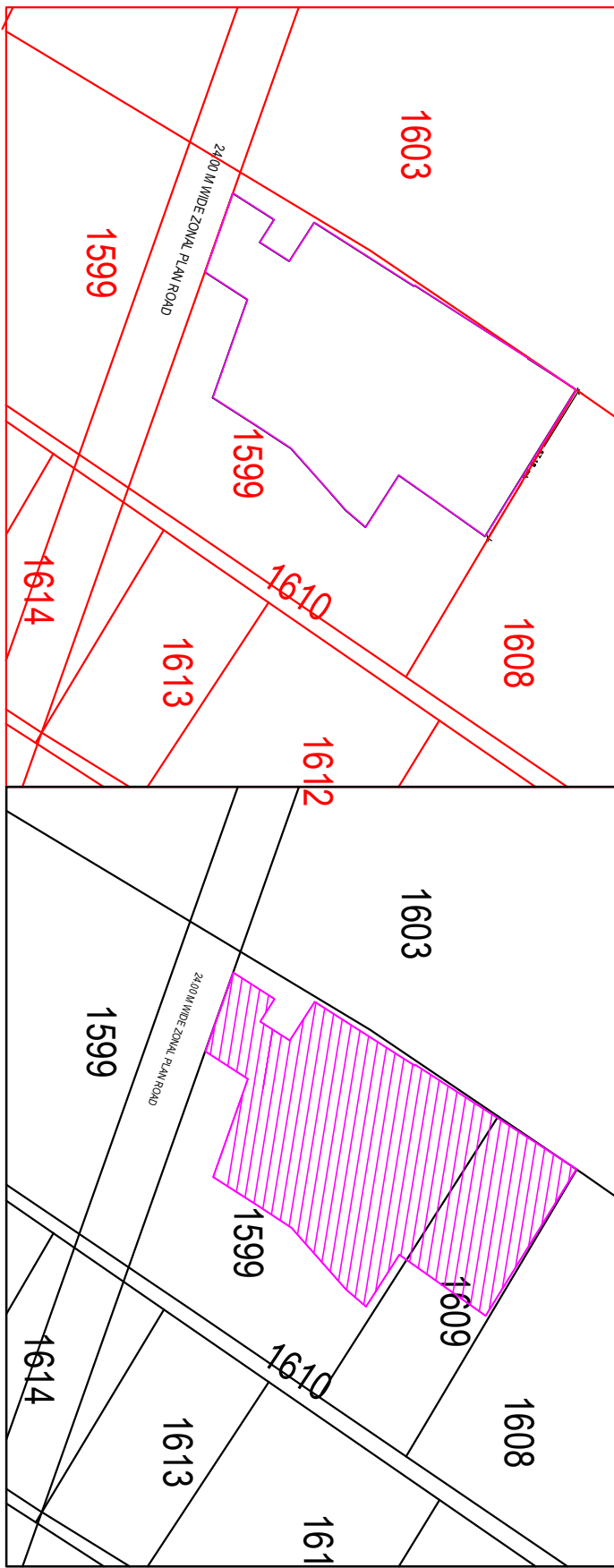
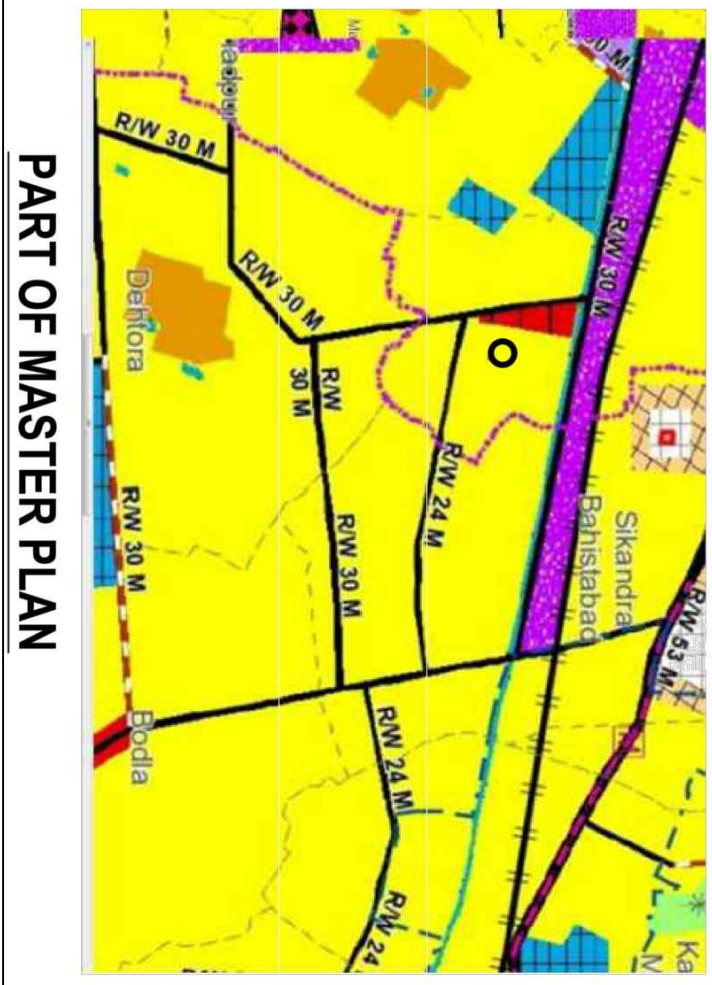
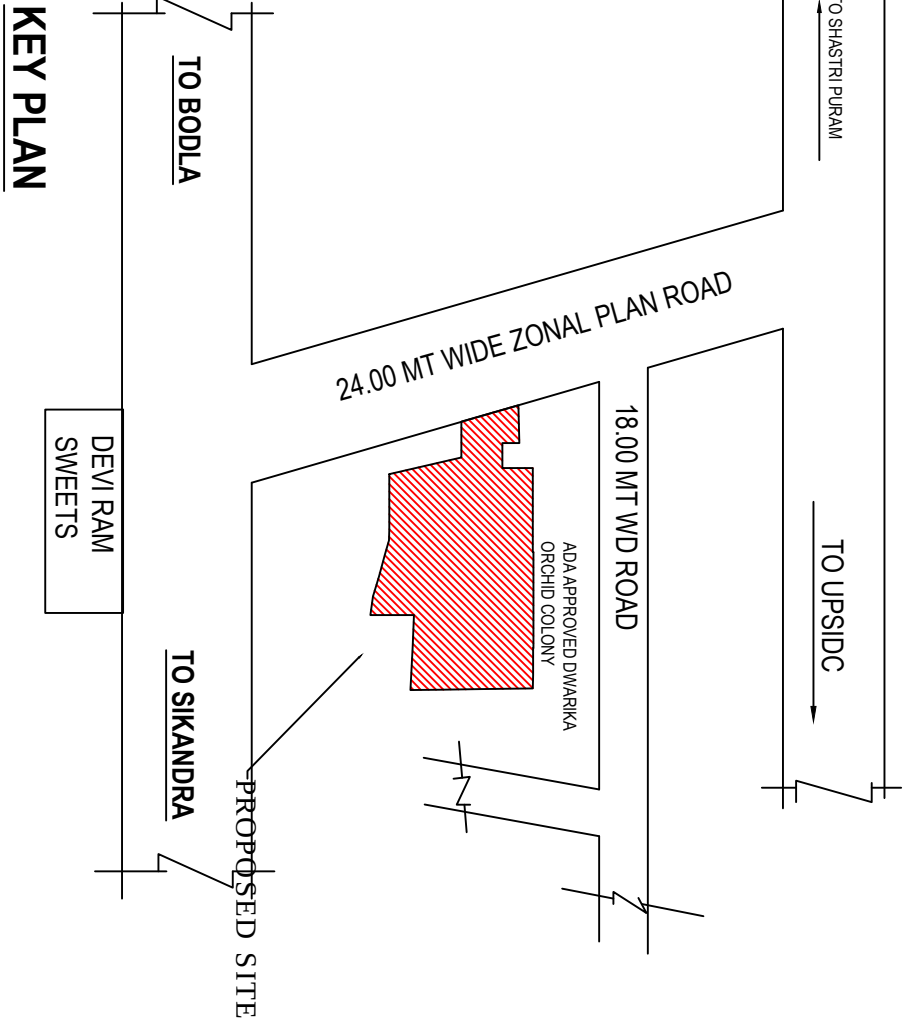


MORTGAGE FLOUT LIST

18	18.50
19	18.50
20	18.50
21	18.50
22	18.50
23	18.50
24	18.50
25	18.50
26	18.50
27	18.50
28	18.50
29	18.50
30	18.50
31	18.50
32	18.50
33	18.50
34	18.50
35	18.50
TOTAL	968.80

MORTGAGE AREA CALCULATION
4632.70 X 20 % = 926.54 SQ MT

KEY PLAN



PLOTS DETAIL

Plot No.	Area (Sq. M)	Area (Sq. M)	Area (Sq. M)
01	18.50	18.50	18.50
02	18.50	18.50	18.50
03	18.50	18.50	18.50
04	18.50	18.50	18.50
05	18.50	18.50	18.50
06	18.50	18.50	18.50
07	18.50	18.50	18.50
08	18.50	18.50	18.50
09	18.50	18.50	18.50
10	18.50	18.50	18.50
11	18.50	18.50	18.50
12	18.50	18.50	18.50
13	18.50	18.50	18.50
14	18.50	18.50	18.50
15	18.50	18.50	18.50
16	18.50	18.50	18.50
17	18.50	18.50	18.50
18	18.50	18.50	18.50
19	18.50	18.50	18.50
20	18.50	18.50	18.50
21	18.50	18.50	18.50
22	18.50	18.50	18.50
23	18.50	18.50	18.50
24	18.50	18.50	18.50
25	18.50	18.50	18.50
26	18.50	18.50	18.50
27	18.50	18.50	18.50
28	18.50	18.50	18.50
29	18.50	18.50	18.50
30	18.50	18.50	18.50
31	18.50	18.50	18.50
32	18.50	18.50	18.50
33	18.50	18.50	18.50
34	18.50	18.50	18.50
35	18.50	18.50	18.50
TOTAL	968.80	968.80	968.80

FILE NO - ADA / LD / 26-26 / 0447

AREA CHART

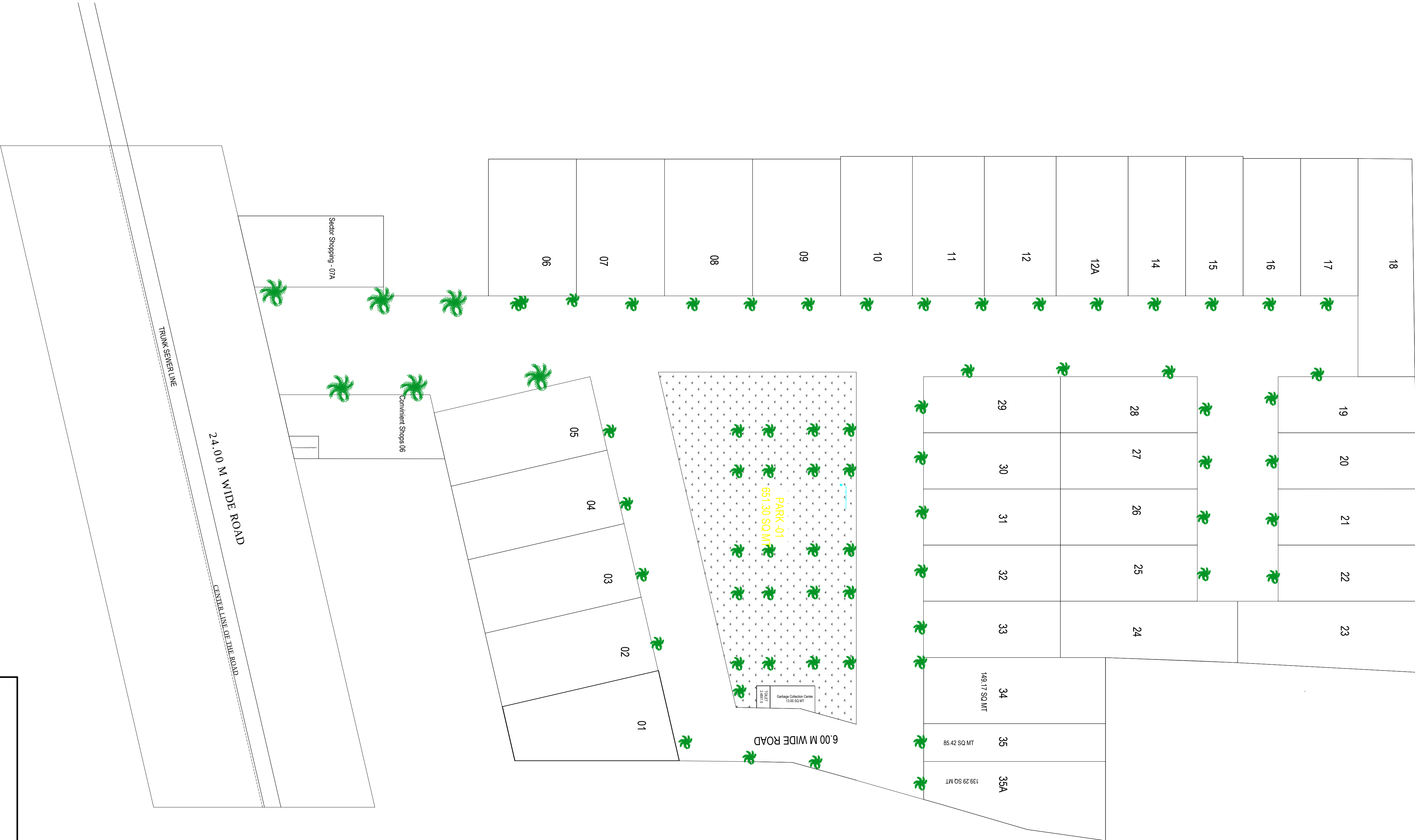
Area	Area (Sq. M)	Area (Sq. M)
TOTAL PLOT AREA	11256.00	11256.00
AREA AS PER SITE	7333.89	100%
AREA UNDER ROAD	2152.97	
AREA UNDER PARK	651.30	
AREA UNDER COM. PLOTS	232.89	
AREA UNDER RESIDENTIAL PLOTS	4279.81	
AREA UNDER DALAB CHAR	13.00	
AREA UNDER PUBLIC TOILET	03.72	

OWNERS SIGNATURE

MODERN HOUSE PLANNERS
OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908, OFF: 9760702742.

A. Vishnu Upadhyay
B. Arch.
CA/2023/14921
56, Jaipur House Market, Agra

FILE NO - ADA / LD / 25-26 / 0447



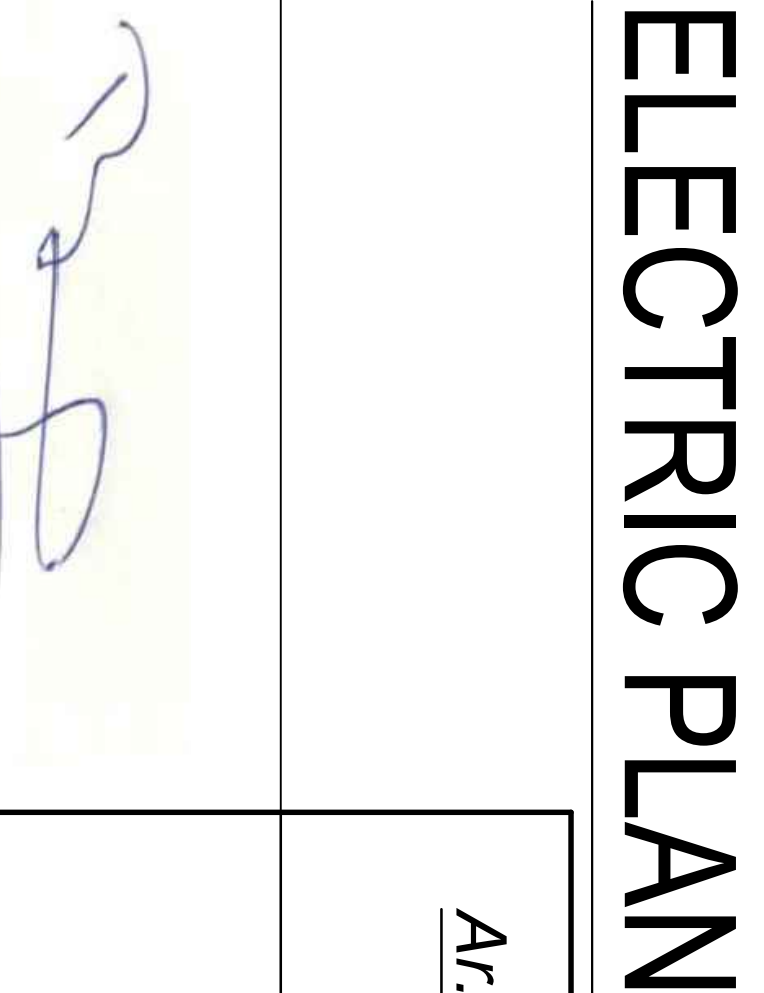
LANDSCAPE PLAN

Ar. Vishnu Upadhyay

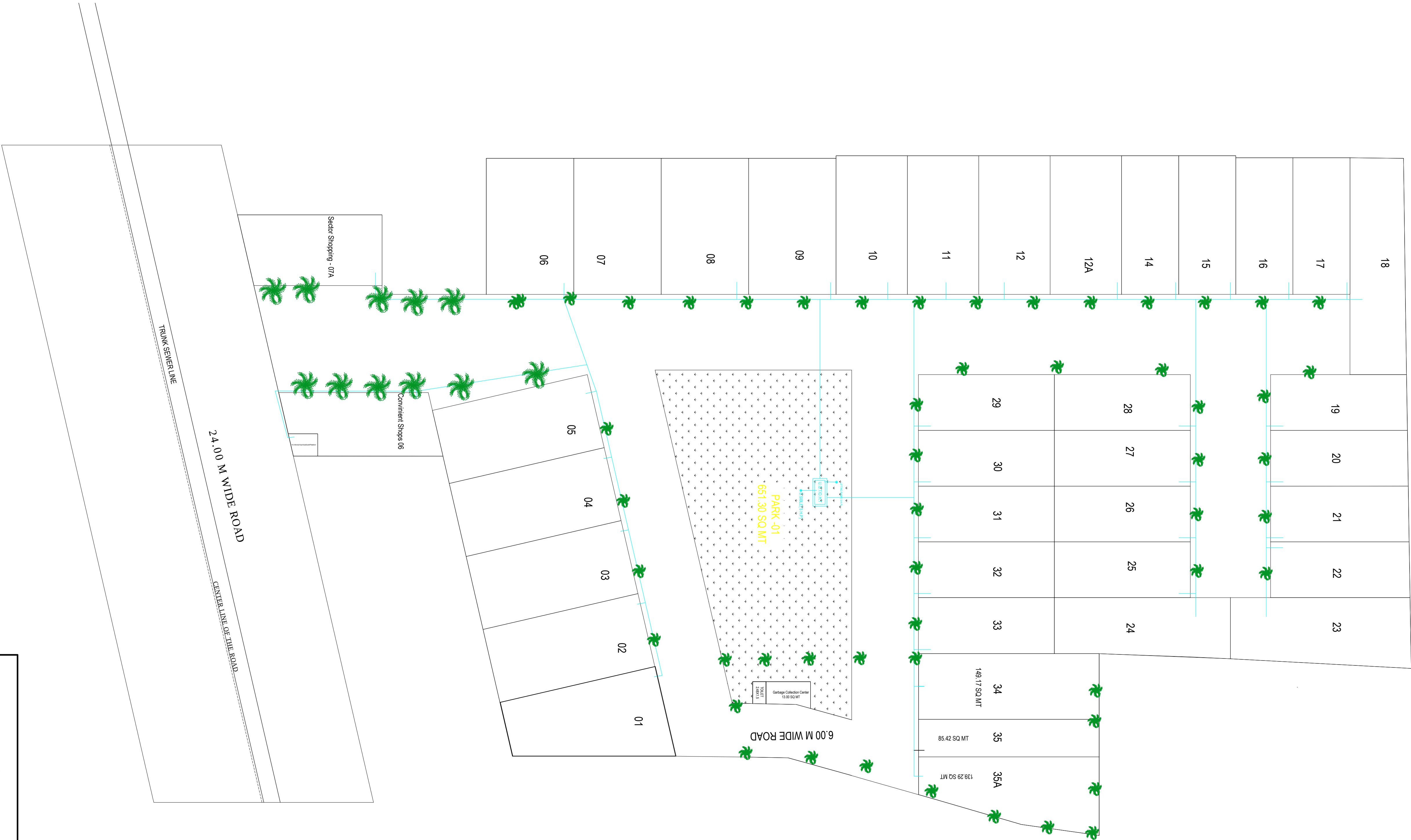
Ar. VISHNU UPADHYAY
B.Arch.
CA/2022/148821
56, Jaipur House Market, Agra

OWNERS SIGNATURE

MODERN HOUSE PLANNERS
OFF : 56 JAIPUR HOUSE MARKET AGRA
PH : 9897690908, OFF: 9760702742.



FILE NO - ADA / LD / 25-26 / 0447



WATER SUPPLY PLAN

Ar. Vishnu Upadhyay

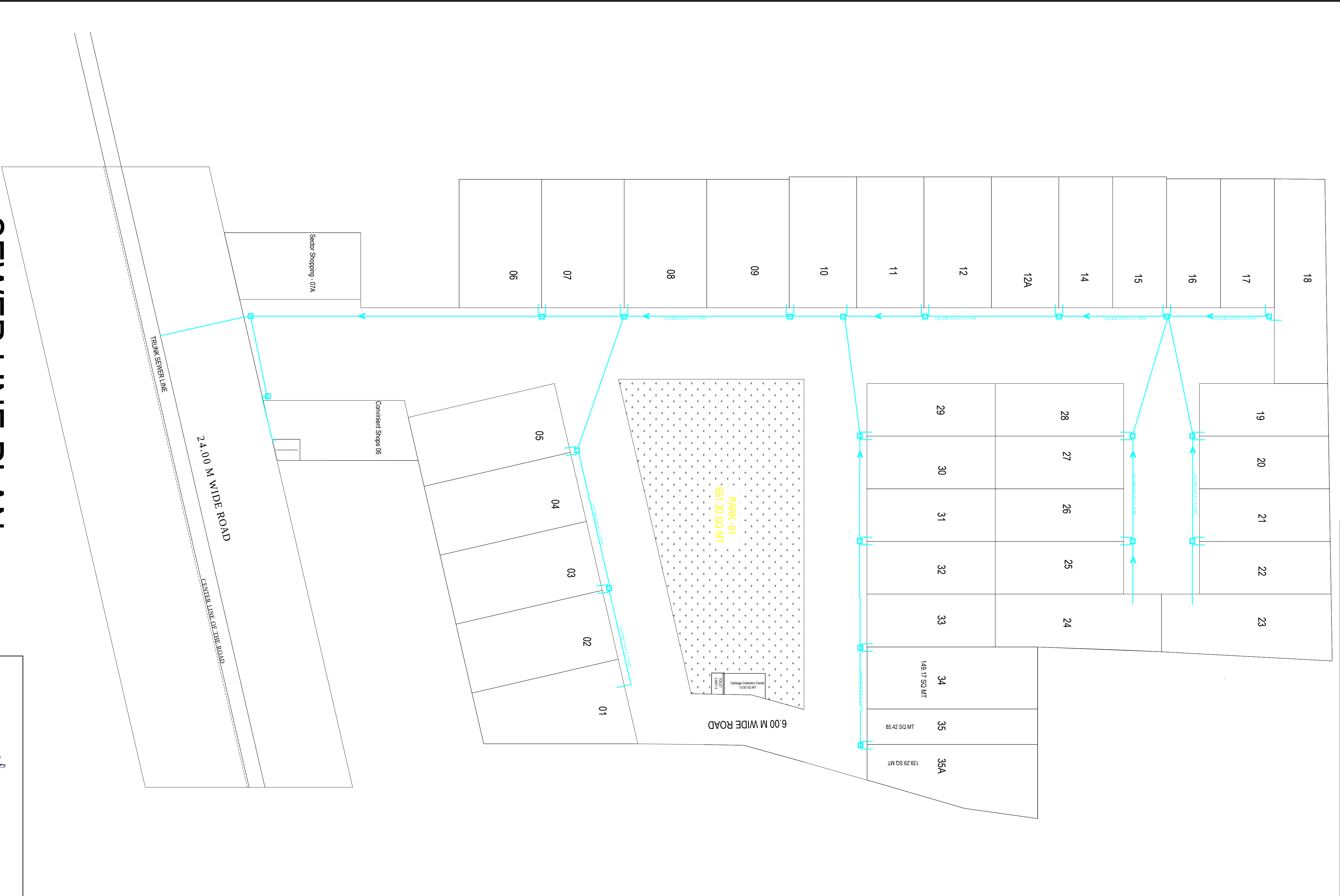
Ar. VISHNU UPADHYAY
B.Arch.
CA/2022/148821
56, Jaipur House Market, Agra

OWNERS SIGNATURE

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908, OFF: 9760702742.

FILE NO - ADA / LD / 25-26 / 0447

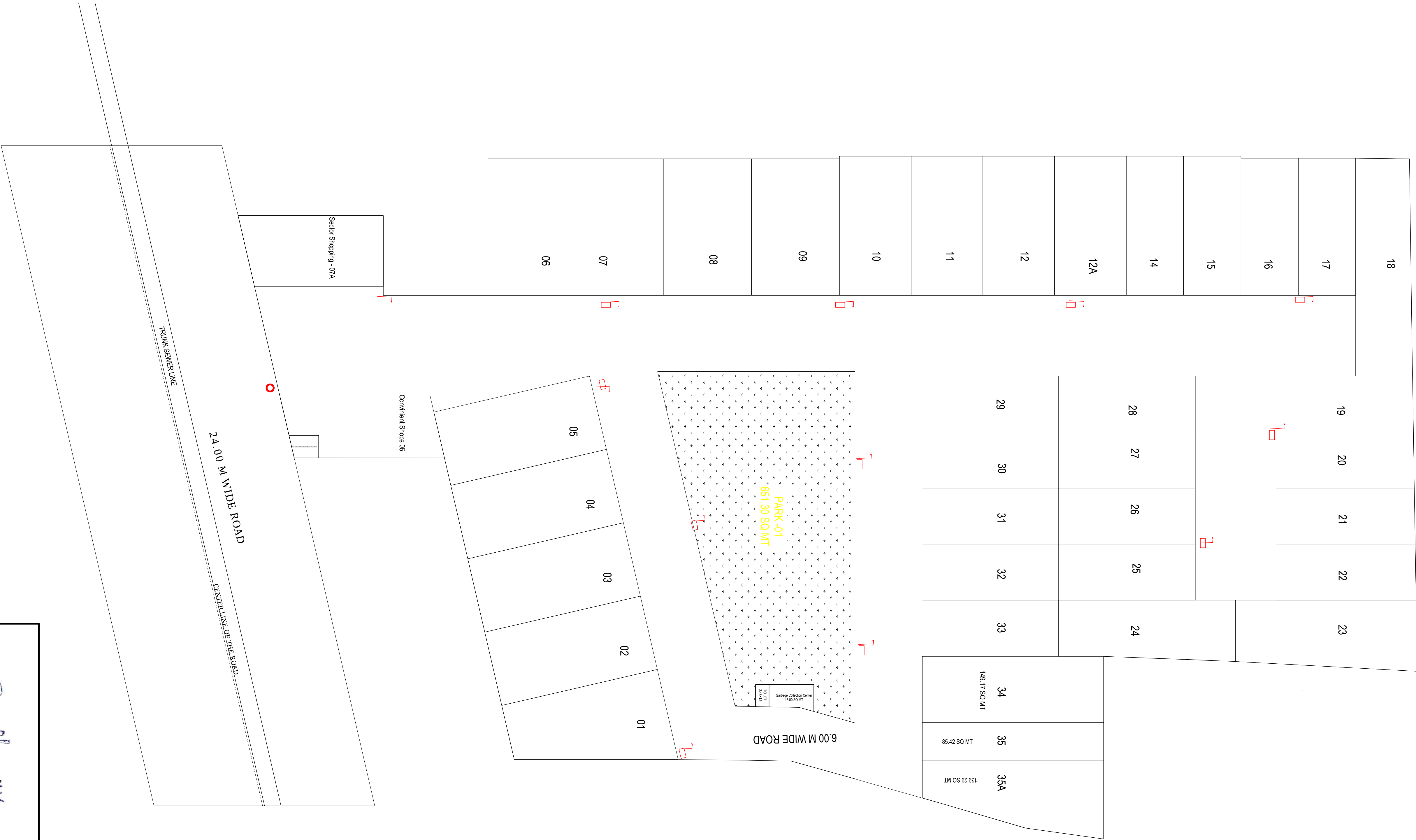


SEWER LINE PLAN


Dr. VISHNU UPADHYAY
S.Arch.
CA/2023/148621
56, Jaipur House Market, Agra

MODERN HOUSE PLANNERS
OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908, OFF: 9760702742.

FILE NO - ADA / LD / 25-26 / 0447



STREET LIGHT PLAN

Ar. Vishnu Upadhyay

Ar. VISHNU UPADHYAY
B.Arch.
CA/2022/14882-1
56, Jaipur House Market, Agra

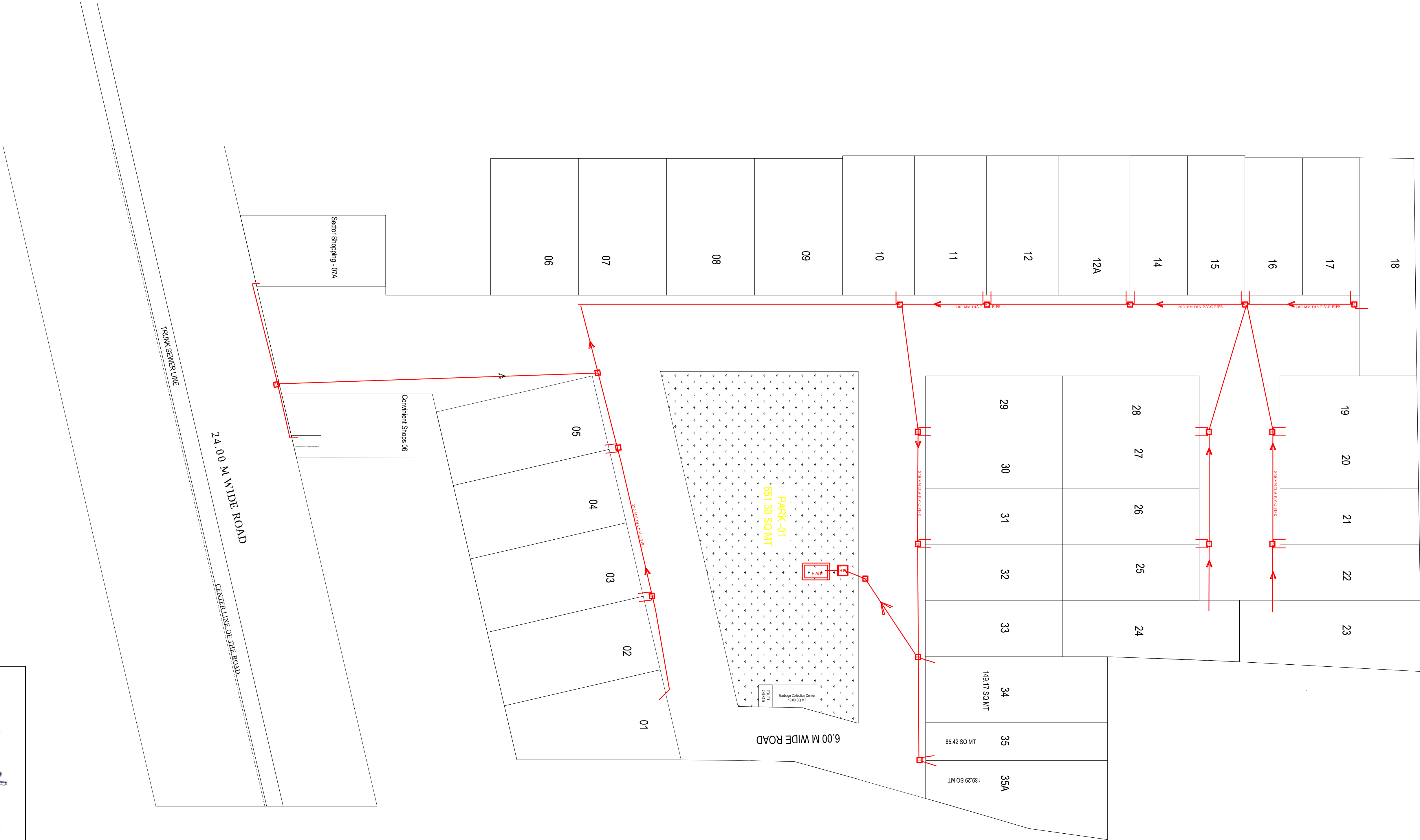
OWNERS SIGNATURE

[Handwritten Signature]

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908, OFF: 9760702742.

FILE NO - ADA / LD / 25-26 / 0447



RAIN WATER HARVASTING

Ar. Vishnu Upadhyay

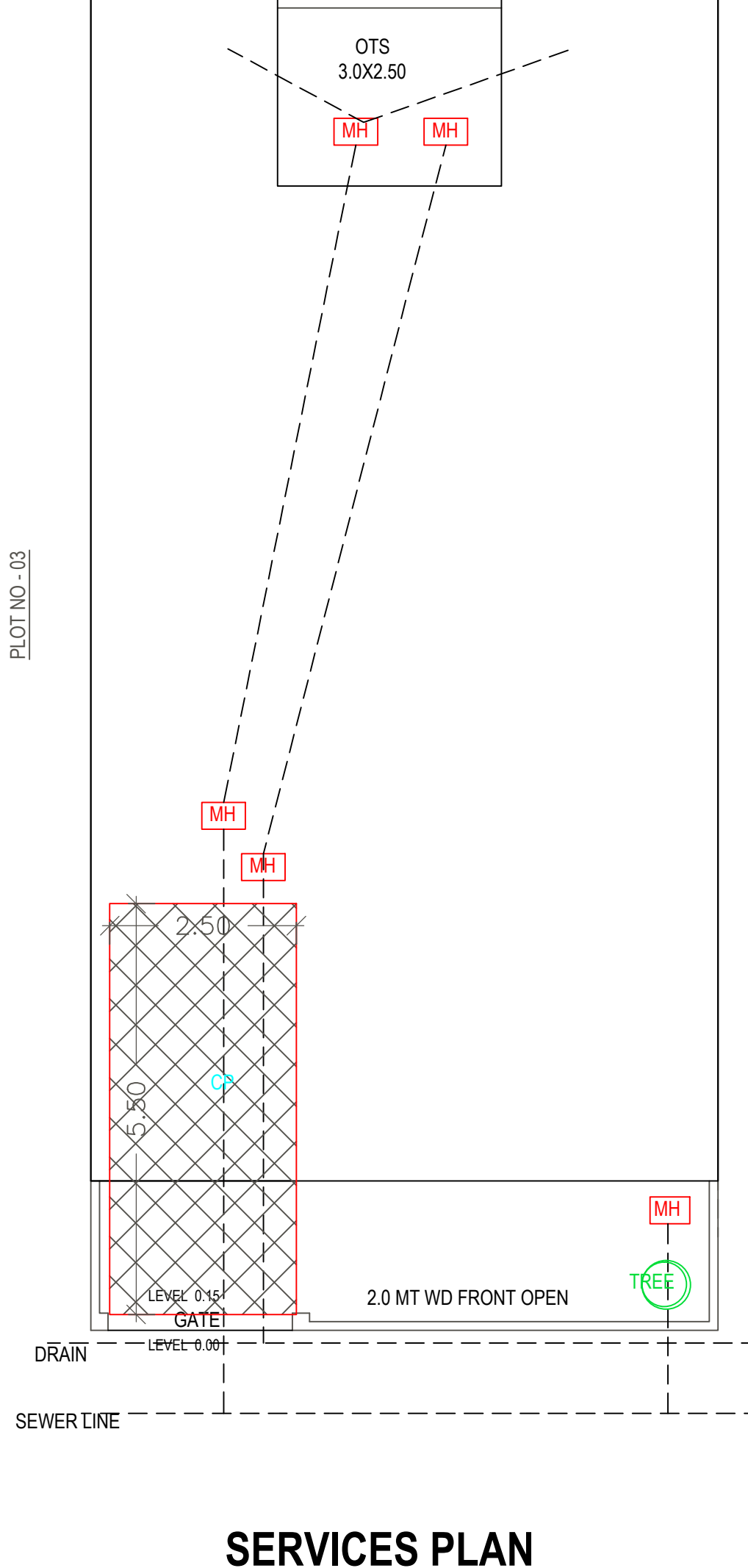
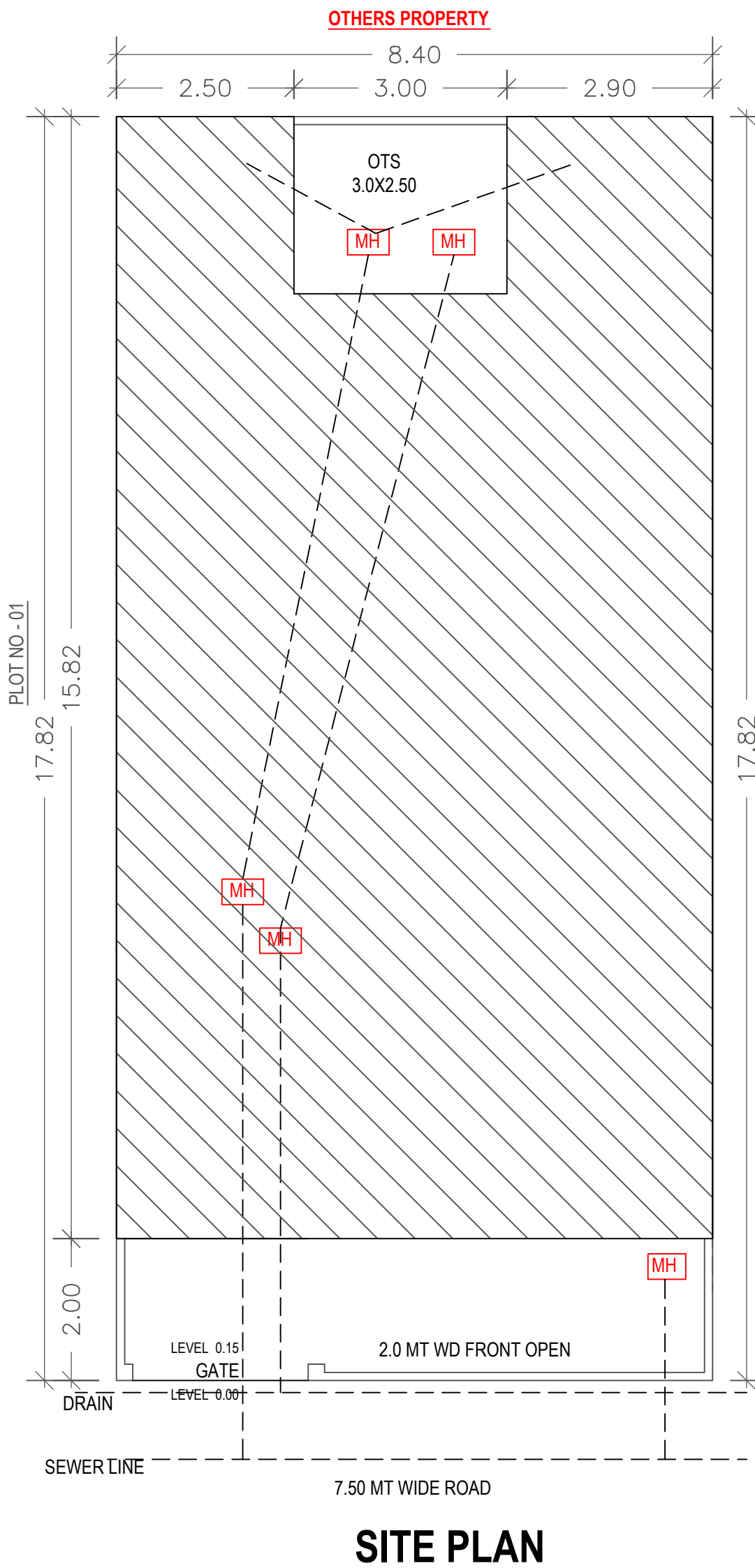
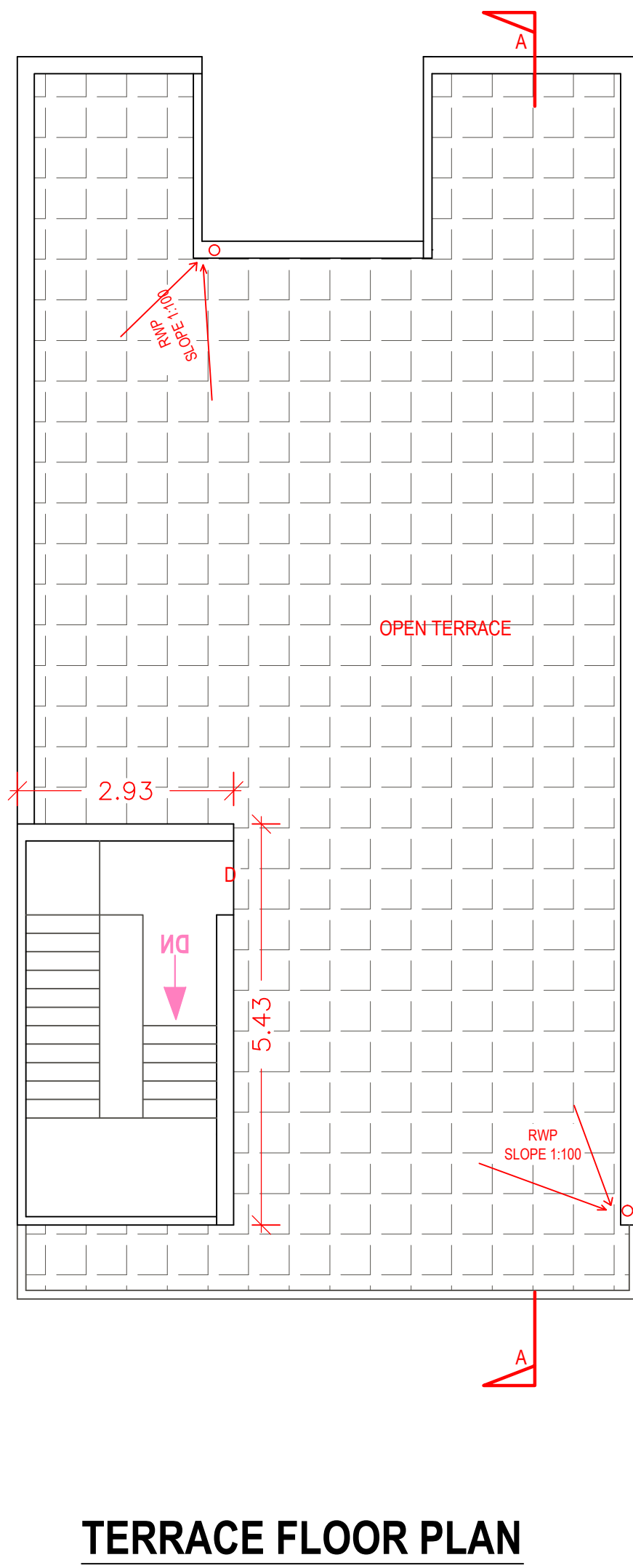
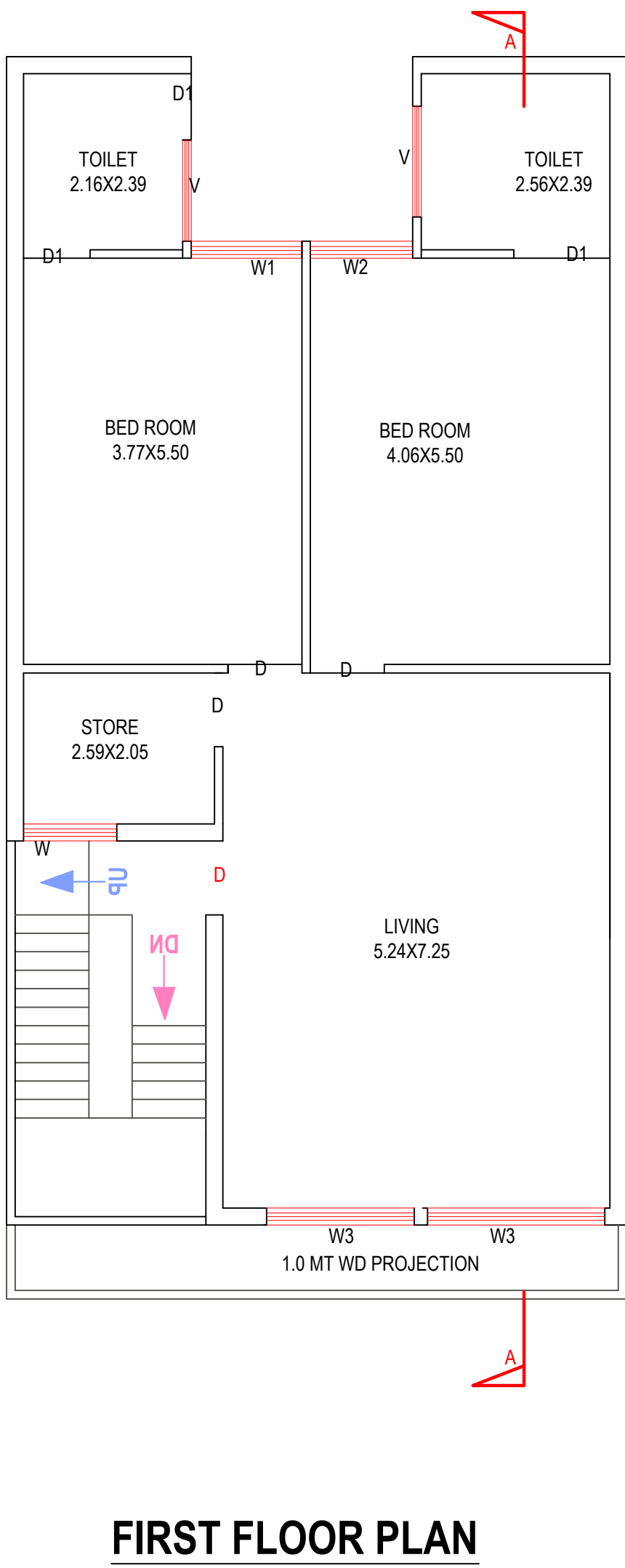
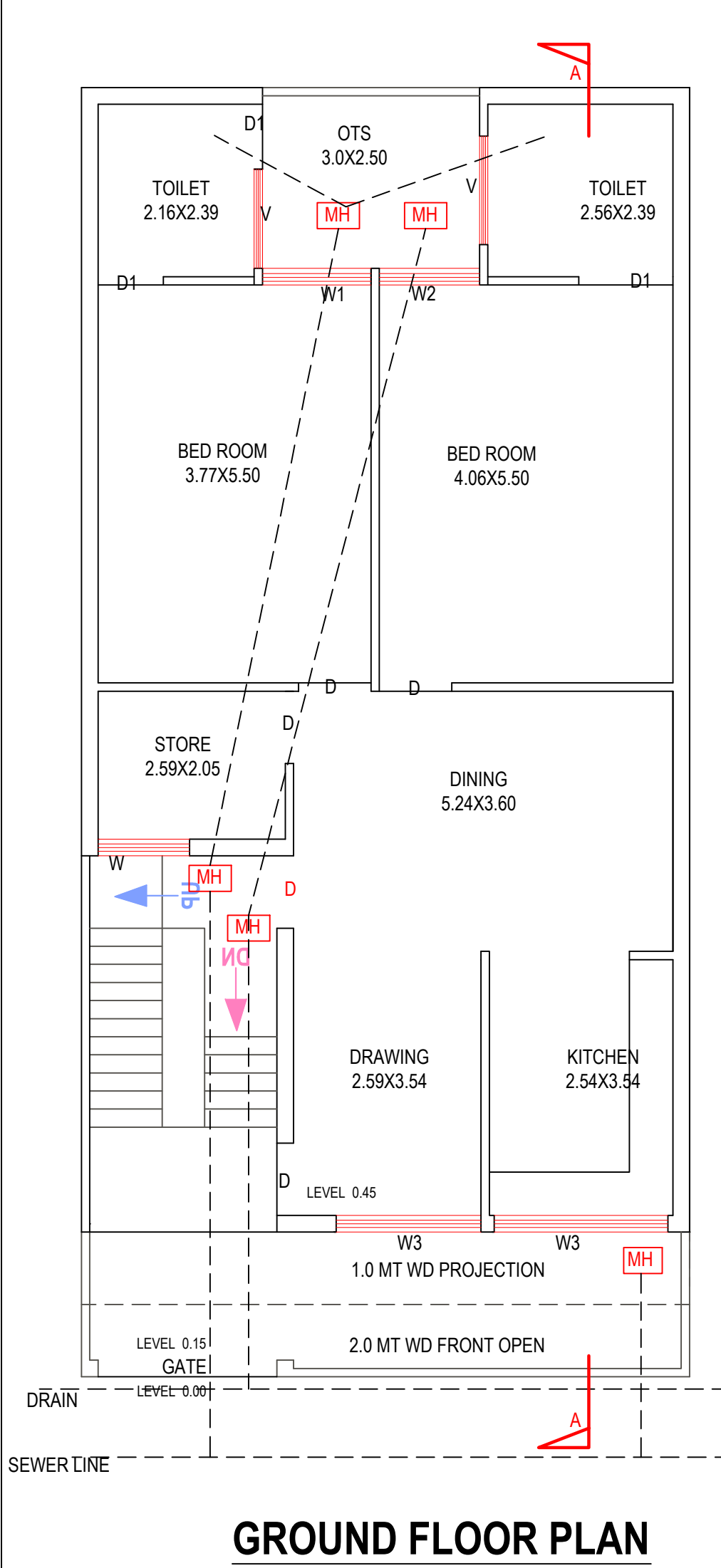
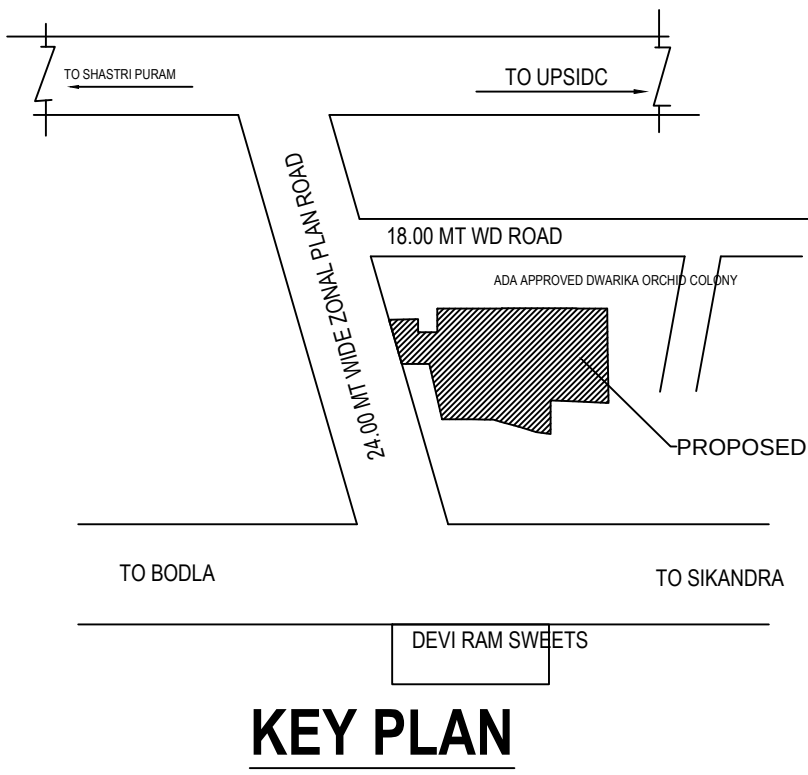
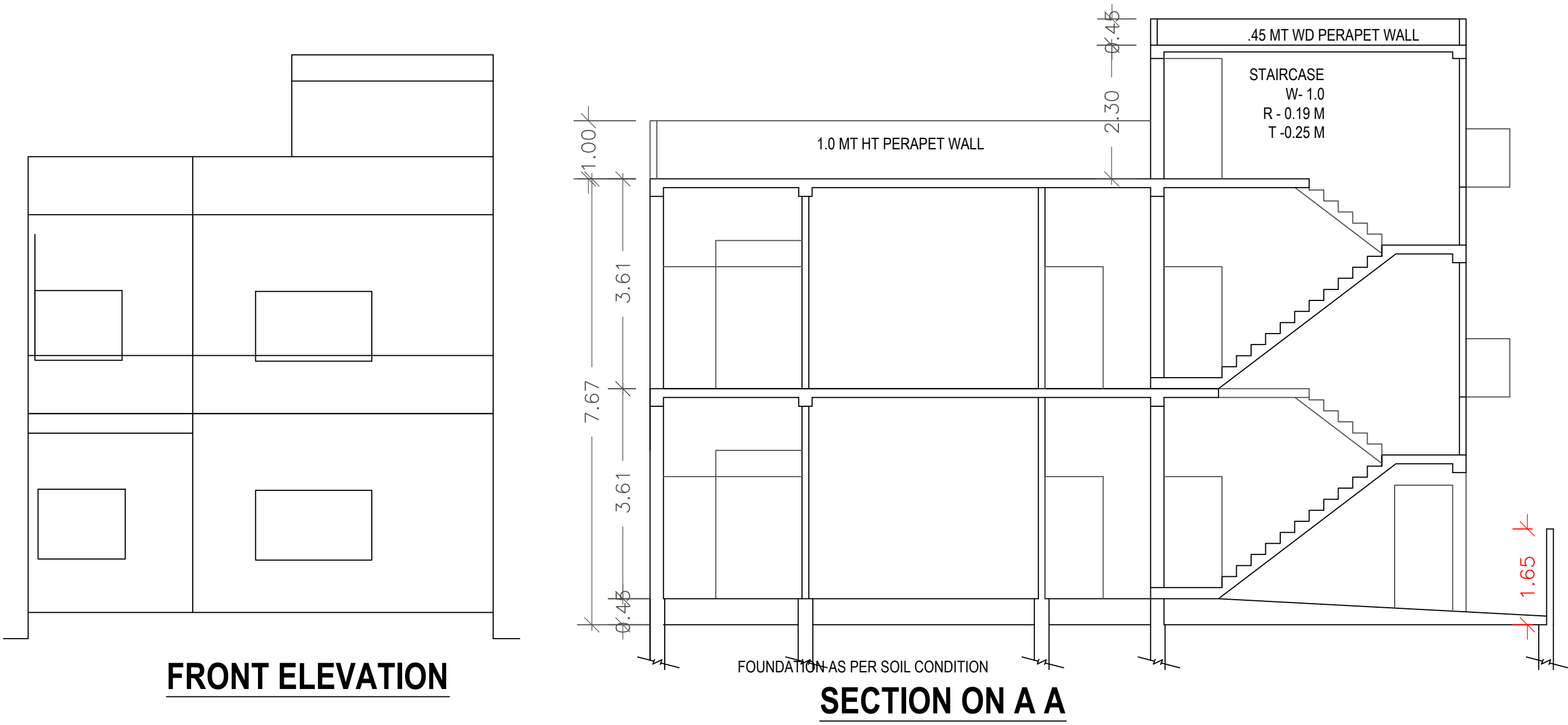
Ar. VISHNU UPADHYAY
B.Arch.
CA/2022/148821
56, Jaipur House Market, Agra

OWNERS SIGNATURE

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908, OFF: 9760702742.

Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 02 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL



FILE NO - ADA/BP/25-26/0693

PERMISABEL FAR CALCULATION

FAR 35 TO 150 SQ MT = 2.00

TOTAL PLOT AREA = 149.68

THEN PERMISSIBLE FAR

149.68X 2.0 = 299.36 SQ MT

PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	149.68	
PROPOSED GR. FLOOR COV. AREA	125.38	
OPEN AREA	24.00	
PROPOSED FT. FLOOR COV. AREA	125.38	
AREA UNDER F S I (ACHIEVED)	250.76	1.675
MUMTY COV. AREA	15.90	
TOTAL PROPOSED BUILDUP AREA	266.66	

DOOR & WINDOW

D	1.0X2.10	W	1.80X1.20
D1	.90X2.10	W1	1.50X1.20
W2	1.2X2.10	V	1.50X0.45
W3	3.0 X 1.50		

OWNER SIGN

Er. A.K. Upadhyay

B.Tech(A-549085-6)

NORTH

ER. A.K. UPADHYAY

B. Tech. (Civil)

Structural & Architectural Consultant

Regd. A-549085-6

56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA

PH: 9897690908, OFF: 9760702742.

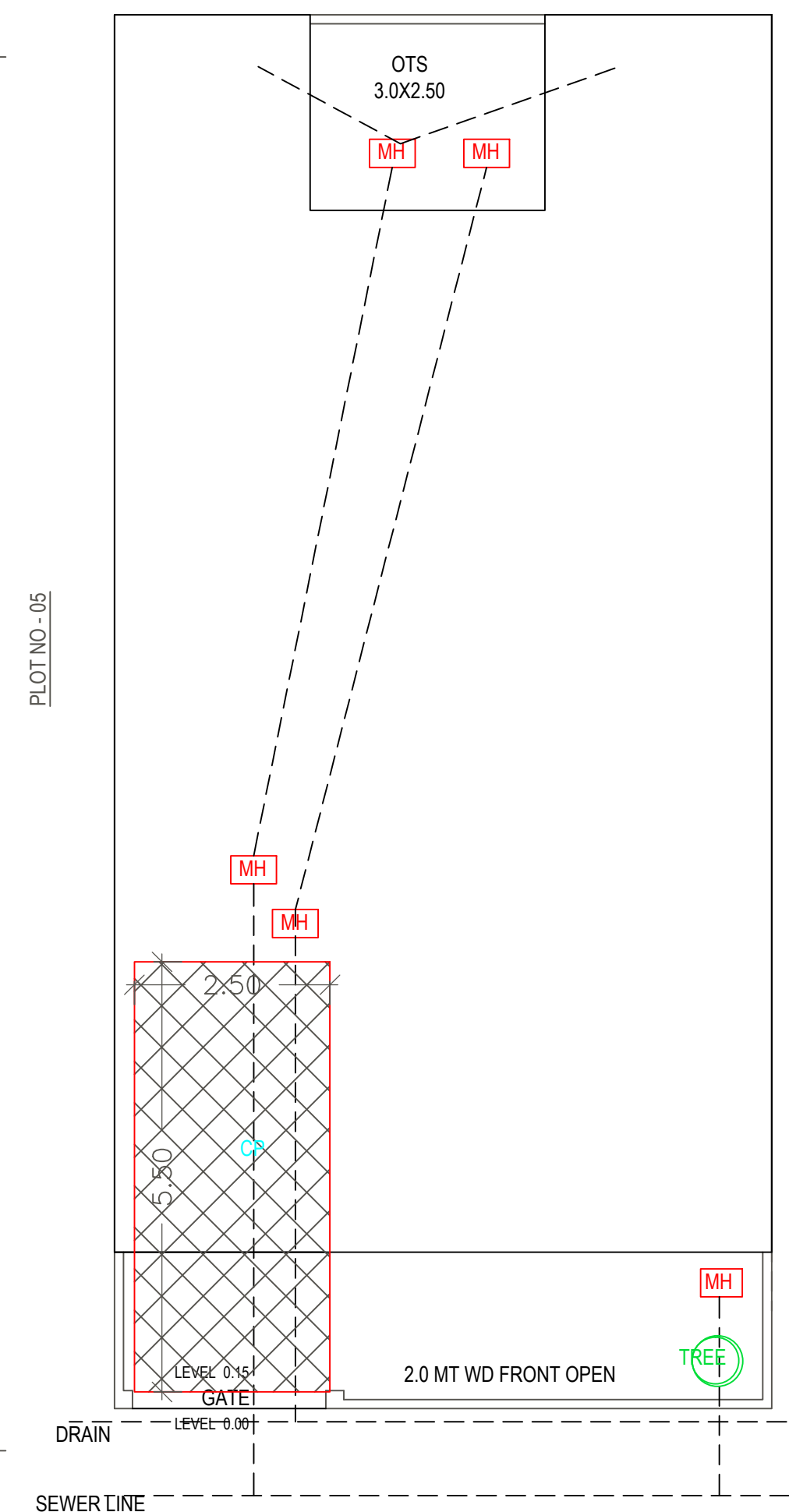
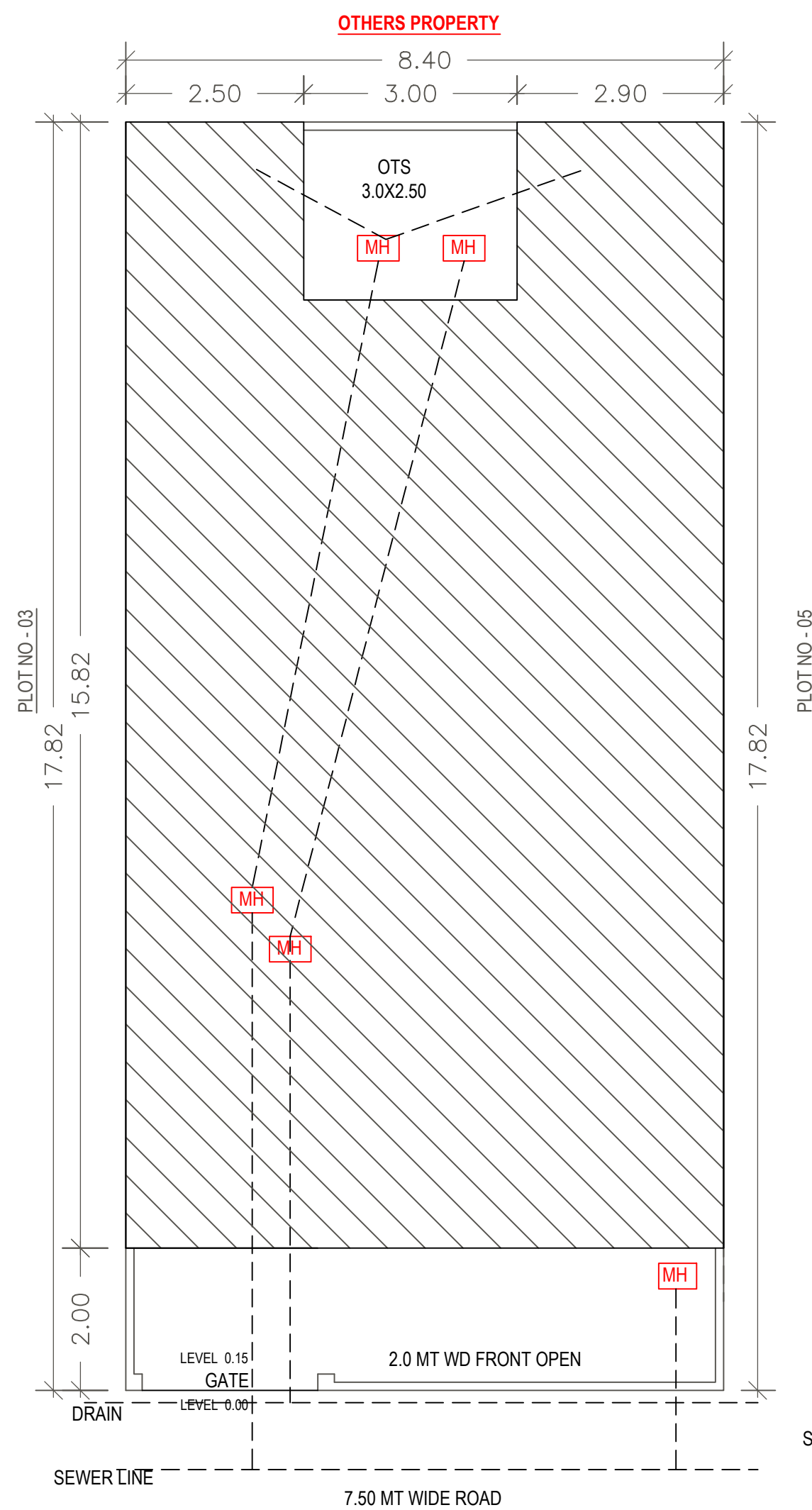
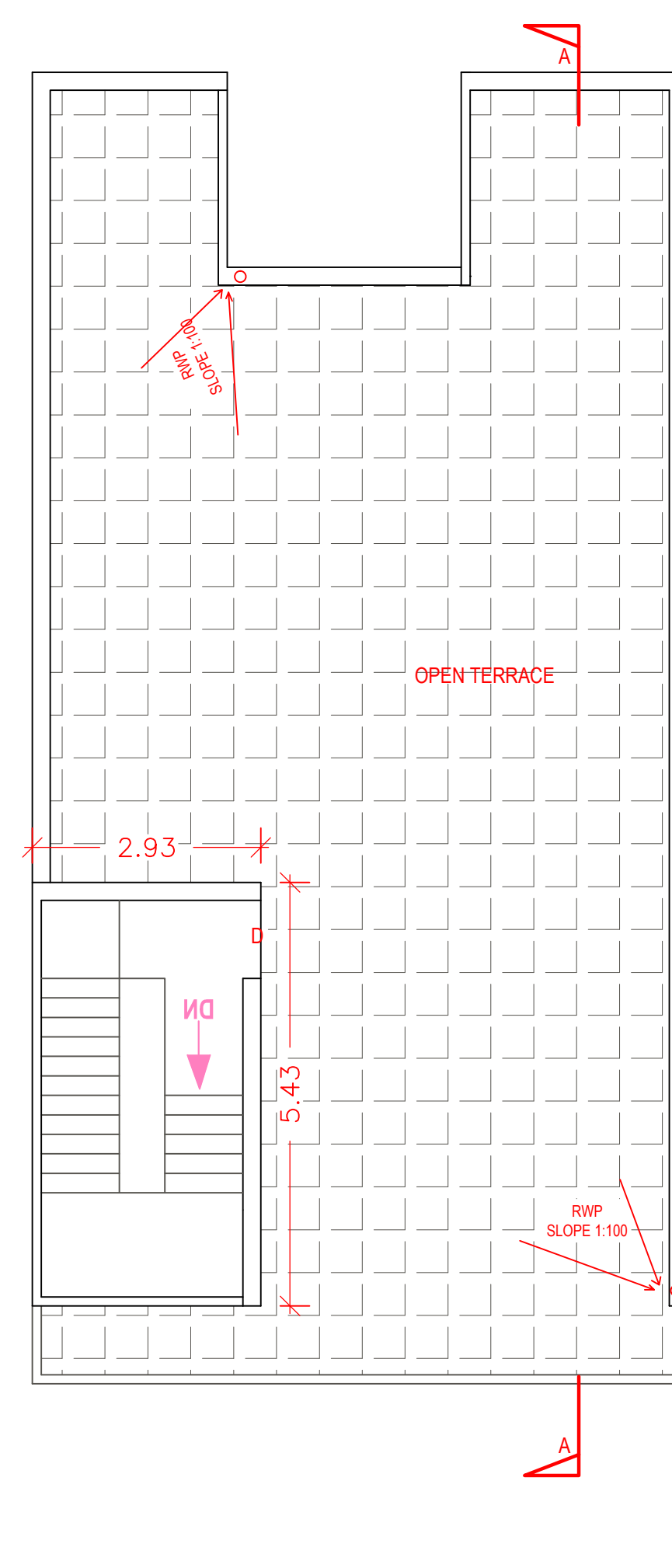
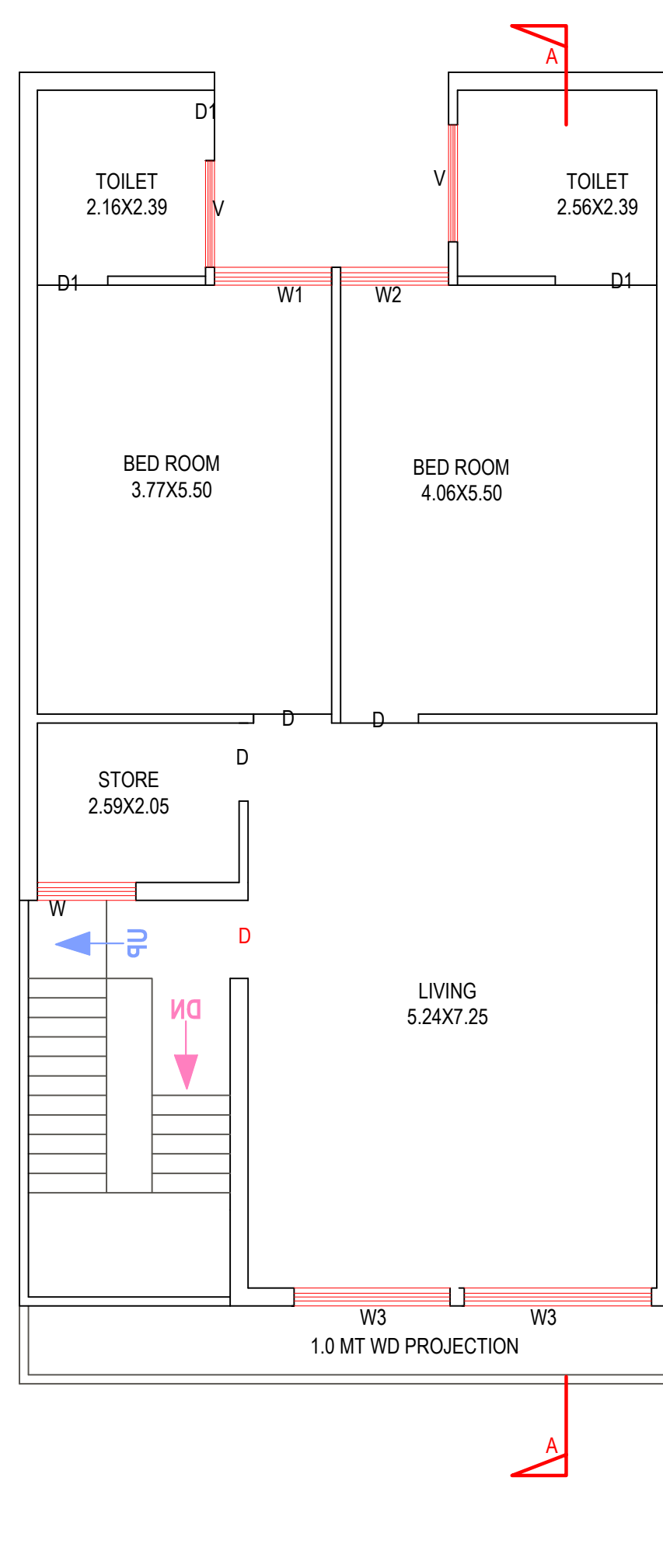
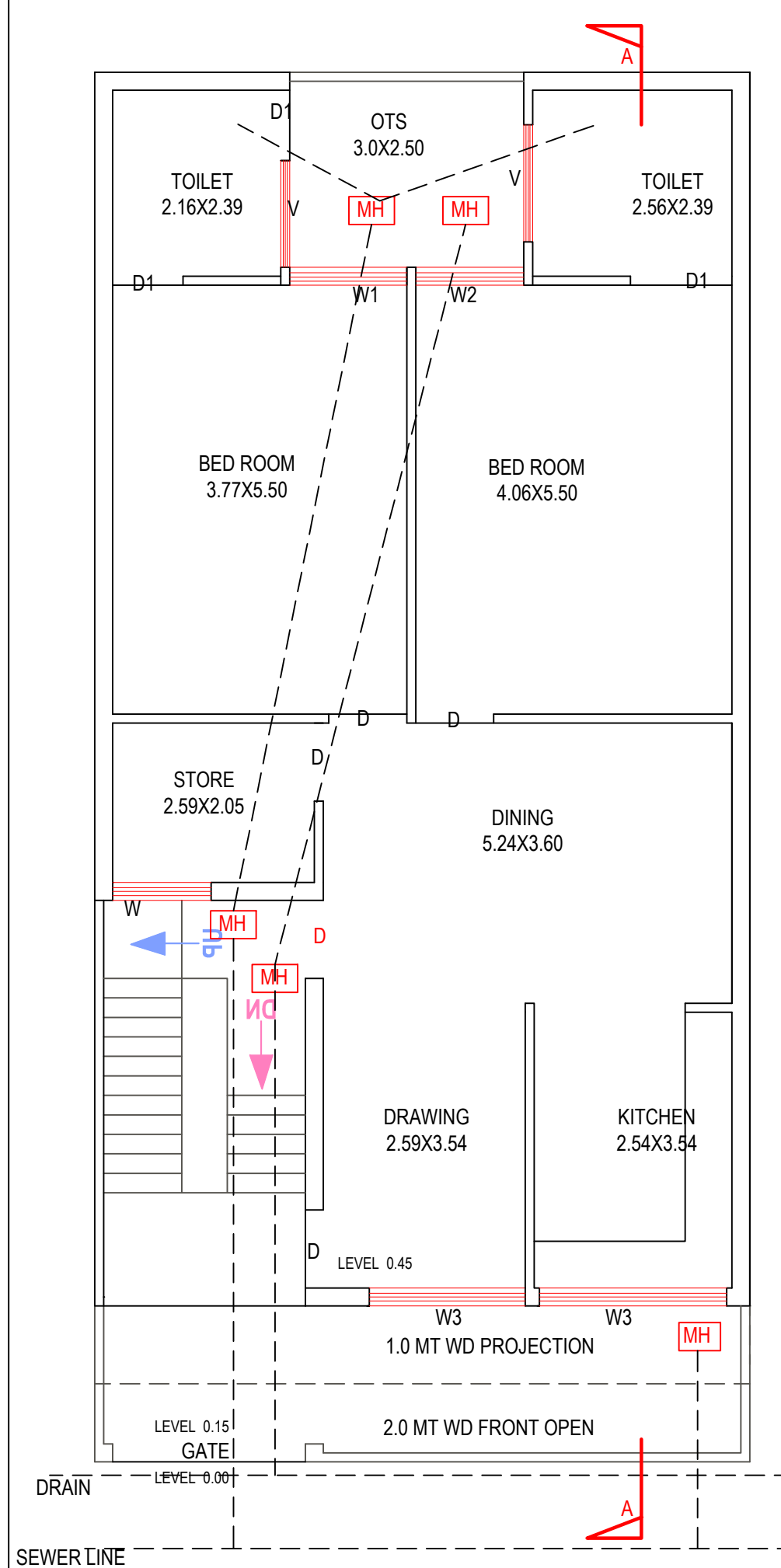
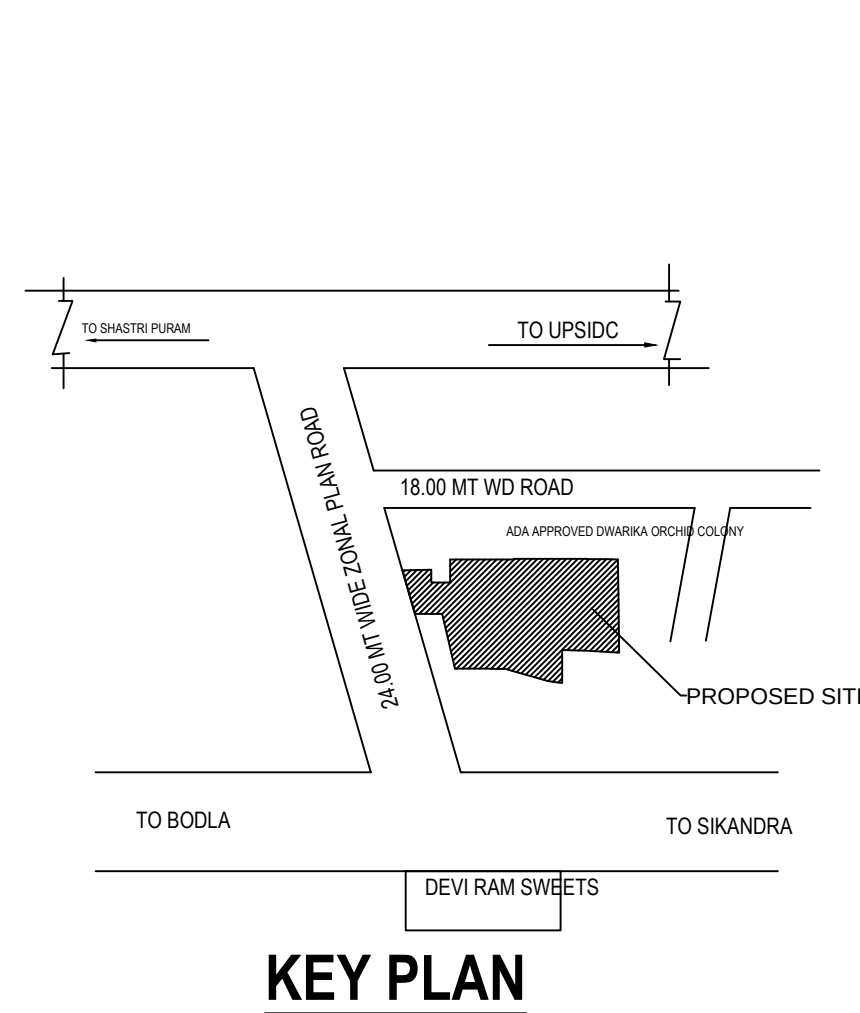
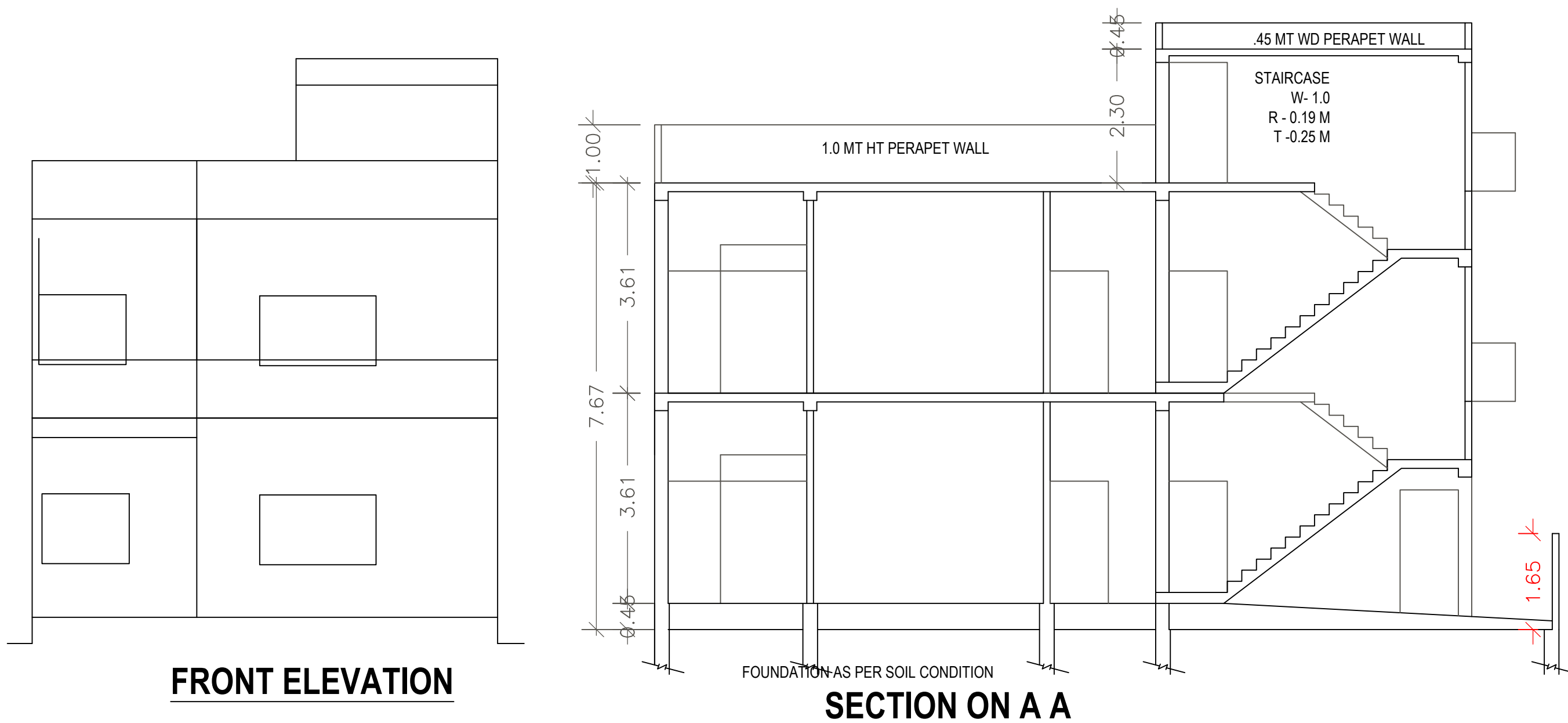
Signature Not Verified

Digitally signed by Arvind Kumar Upadhyay
Date: 2025.10.25 17:29:00
Designation: Licensed Engineer

Signature Not Verified

Digitally signed by Arvind Kumar Upadhyay
Date: 2025.10.25 17:29:00
Designation: Licensed Engineer

Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 04 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL



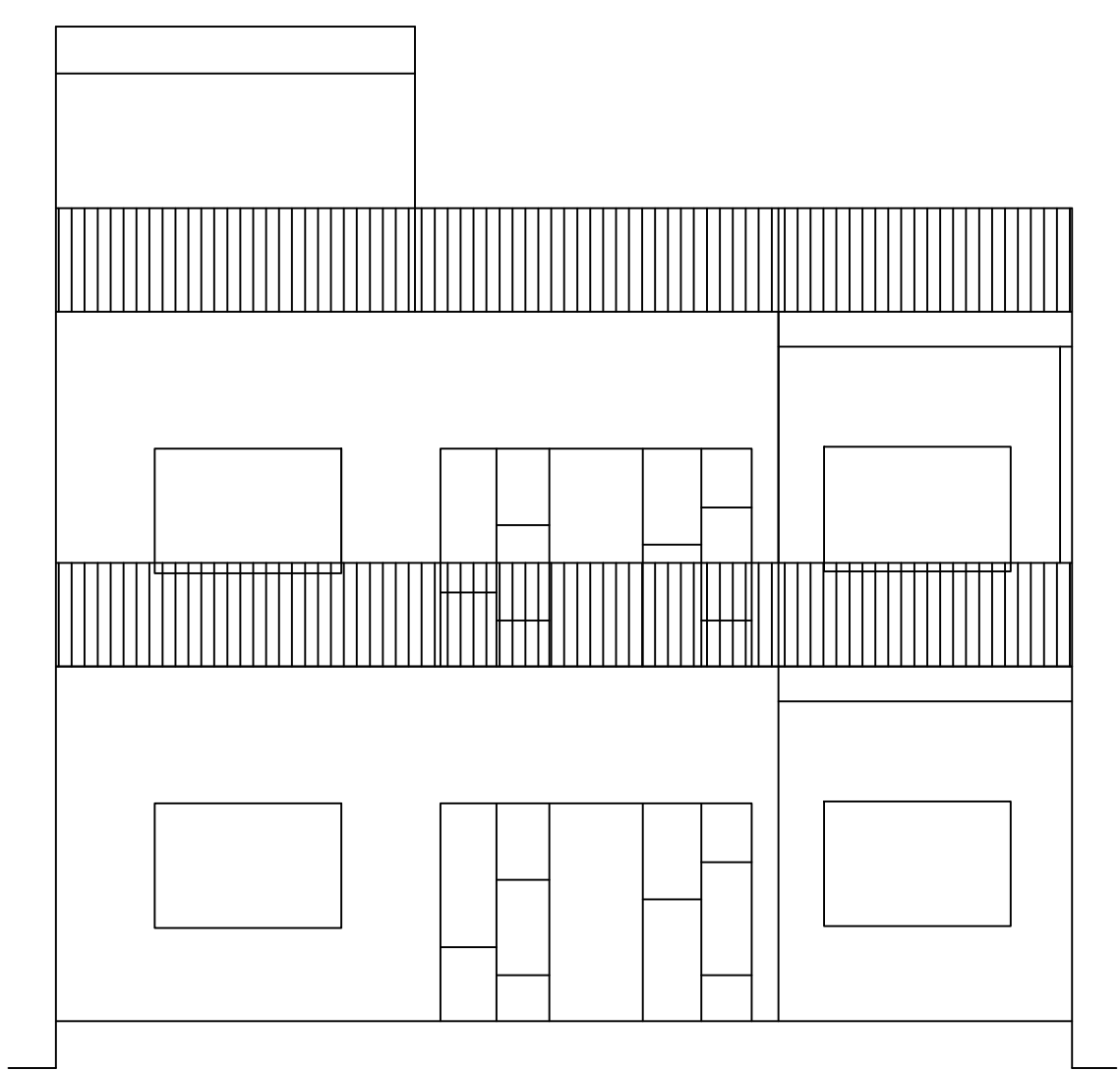
<u>FILE NO - ADA/BP/25-26/0691</u>		
PERMISABEL FAR CALCULATION		
FAR 35 TO 150 SQ MT = 2.00 TOTAL PLOT AREA = 149.68 <u>THEN PERMISSIBLE FAR</u> 149.68X 2.0 = 299.36 SQ MT		
PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	149.68	1.675
PROPOSED GR. FLOOR COV. AREA	125.38	
OPEN AREA	24.00	
PROPOSED FT. FLOOR COV. AREA	125.38	
AREA UNDER F S I (ACHIEVED)	250.76	
MUMTY COV. AREA	15.90	
TOTAL PROPOSED BUILDUP AREA	266.66	

<u>DOOR & WINDOW</u>			
D	1.0X2.10	W	1.80X1.20
D1	.90X2.10	W1	1.50X1.20
W2	1.2X2.10	V	1.50X0.45
W3	3.0 X 1.50		

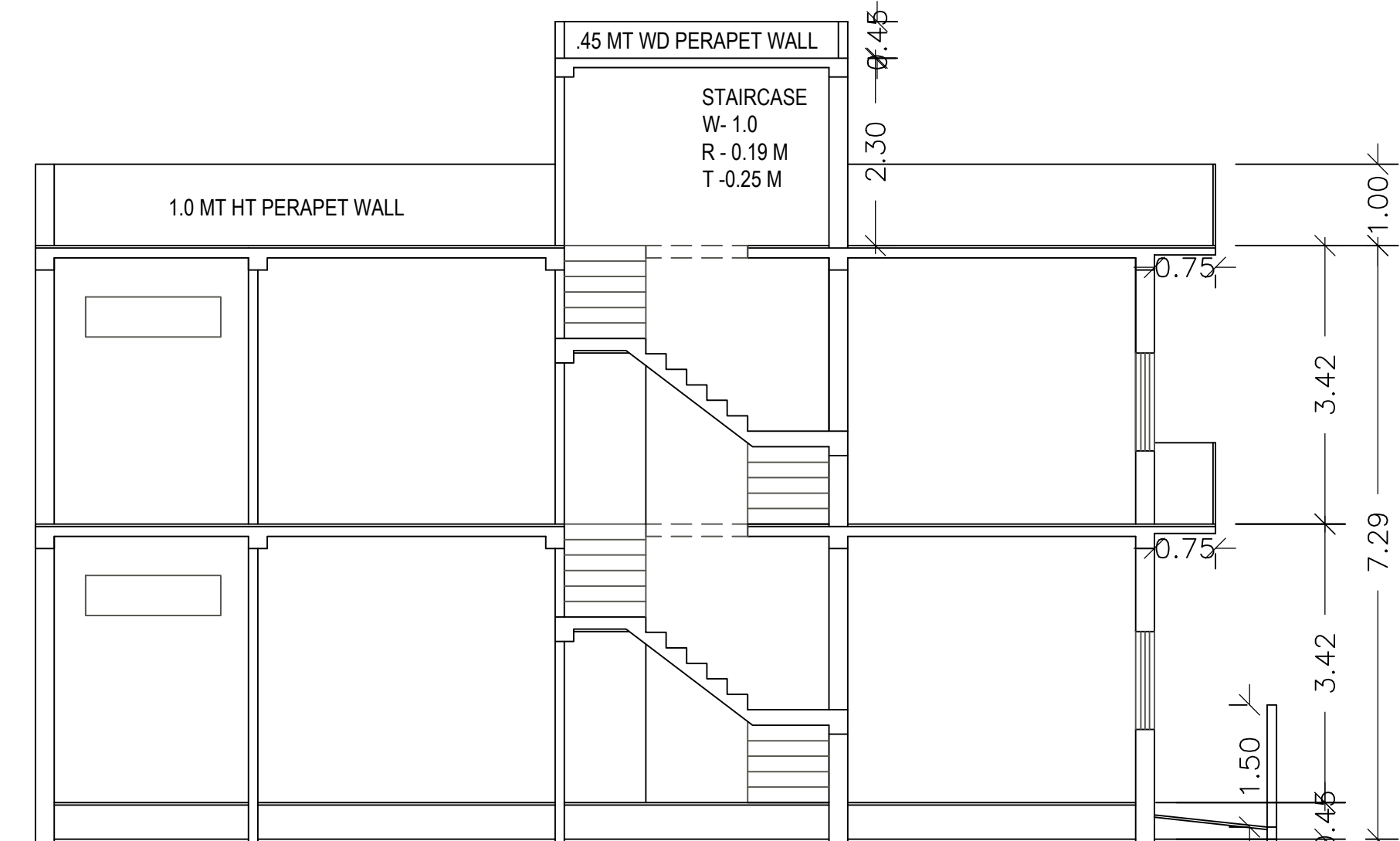
	 <u>NORTH</u>
<u>OWNER SIGN</u> <u>Er. A.K. Upadhyay</u> <u>B.Tech(A-549085-6)</u>	 ER. A.K. UPADHYAY B. Tech. (Civil) <i>Structure & Architectural Consultant</i> Regd. A-549085-6 56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS
OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908, OFF: 9760702742.

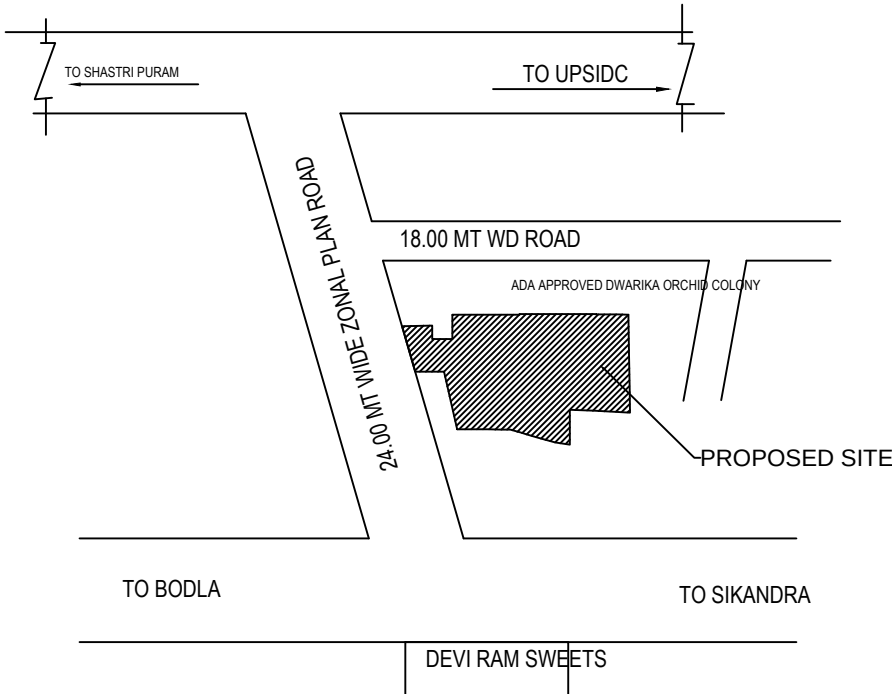
Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 06 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL



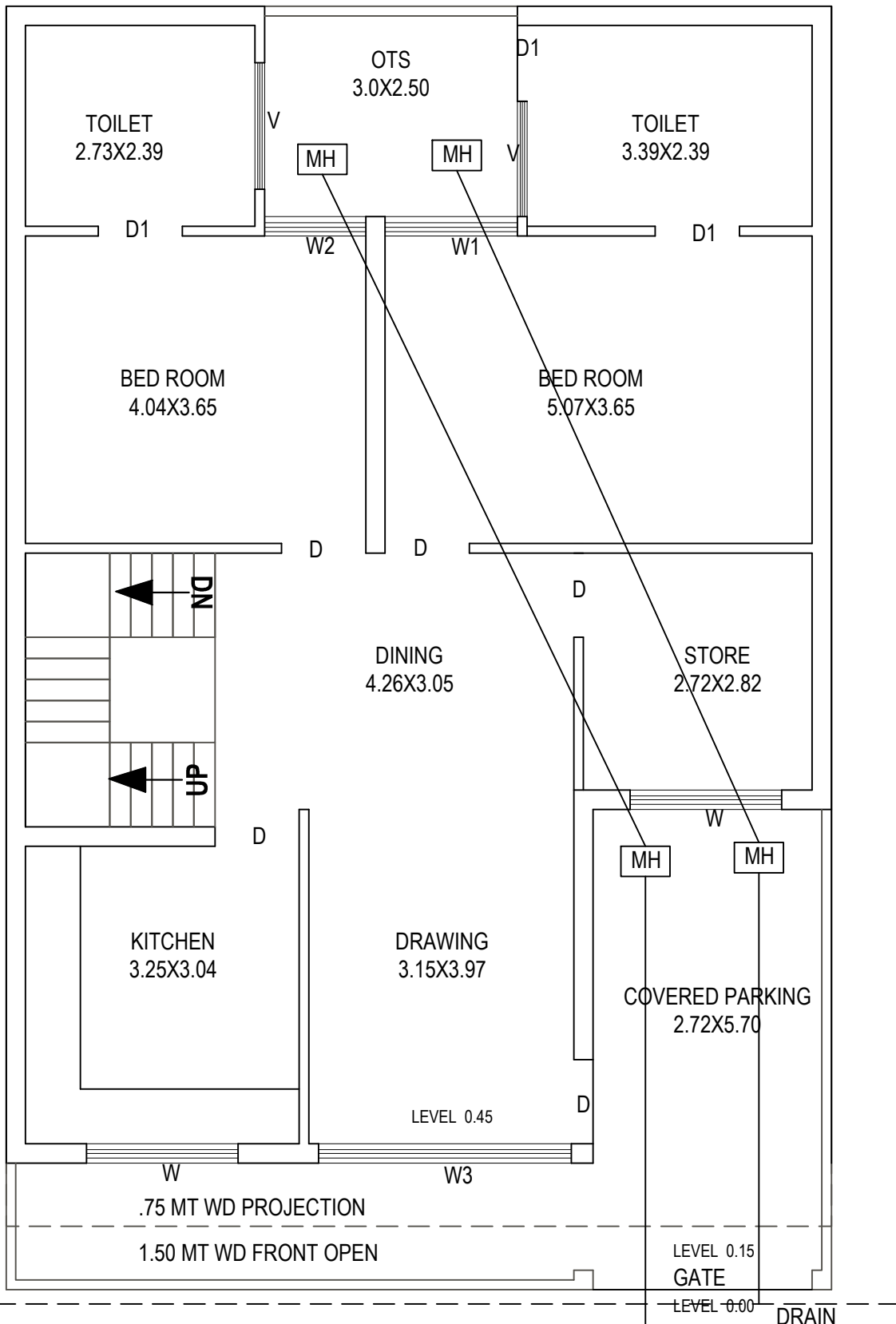
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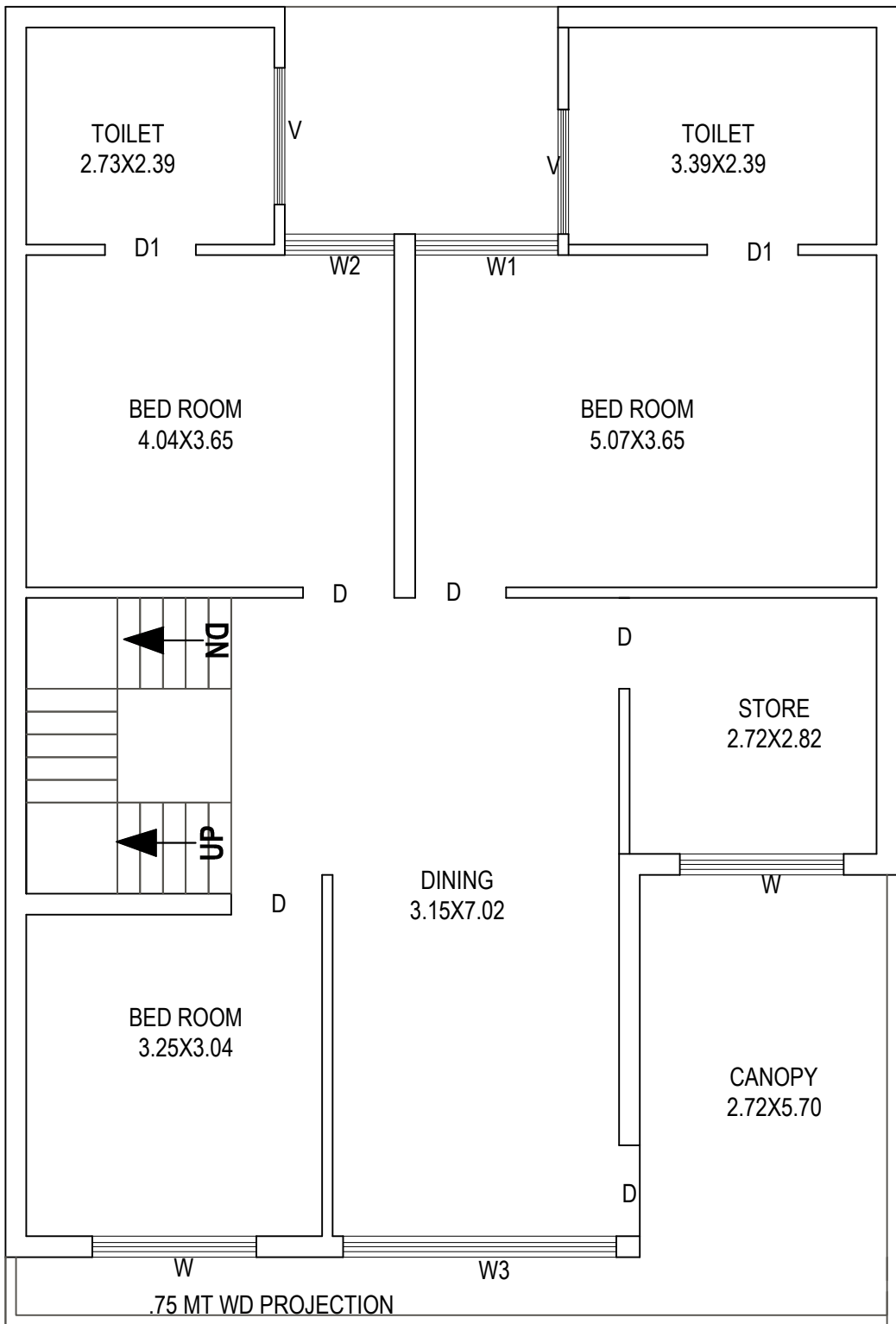
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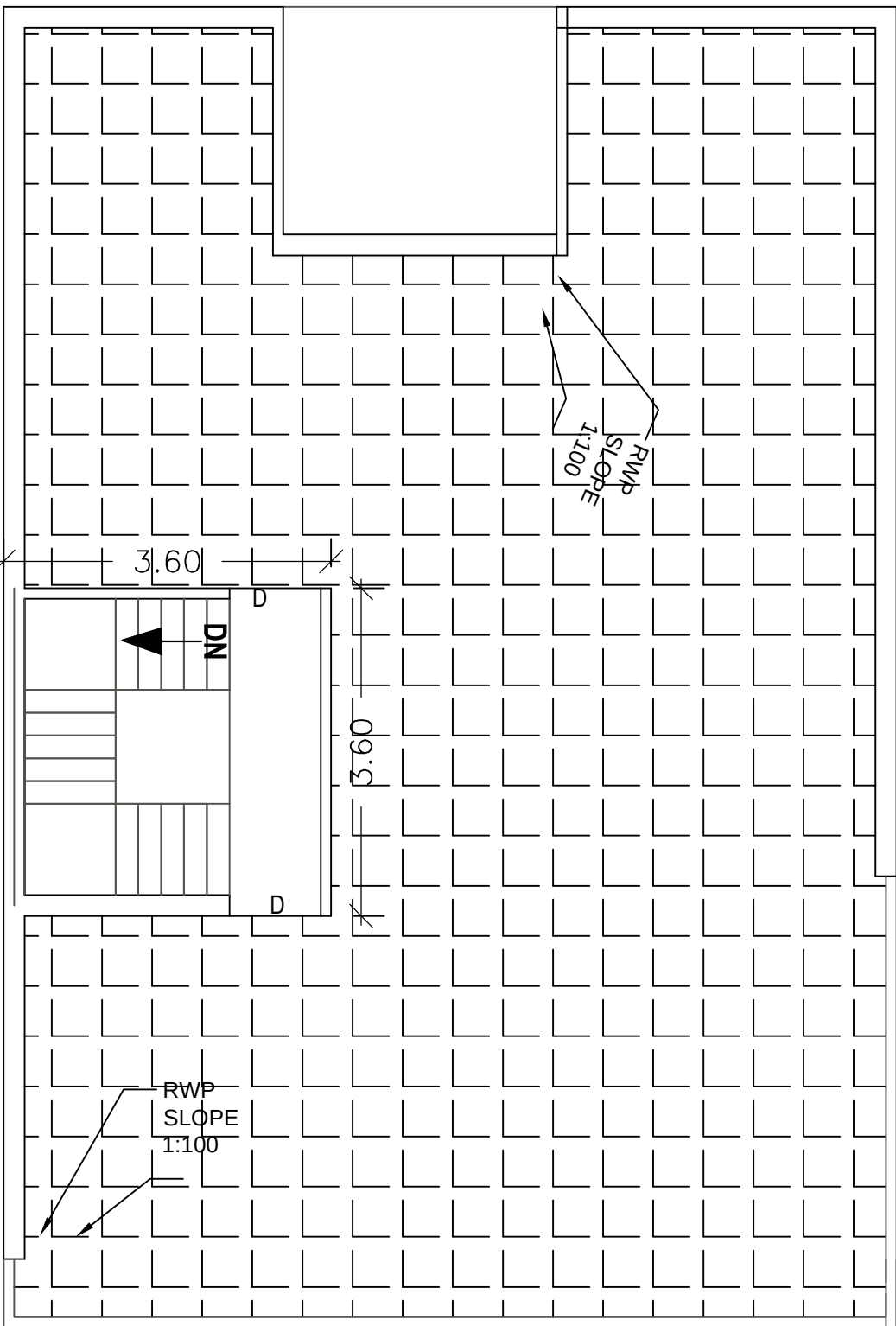
KEY PLAN



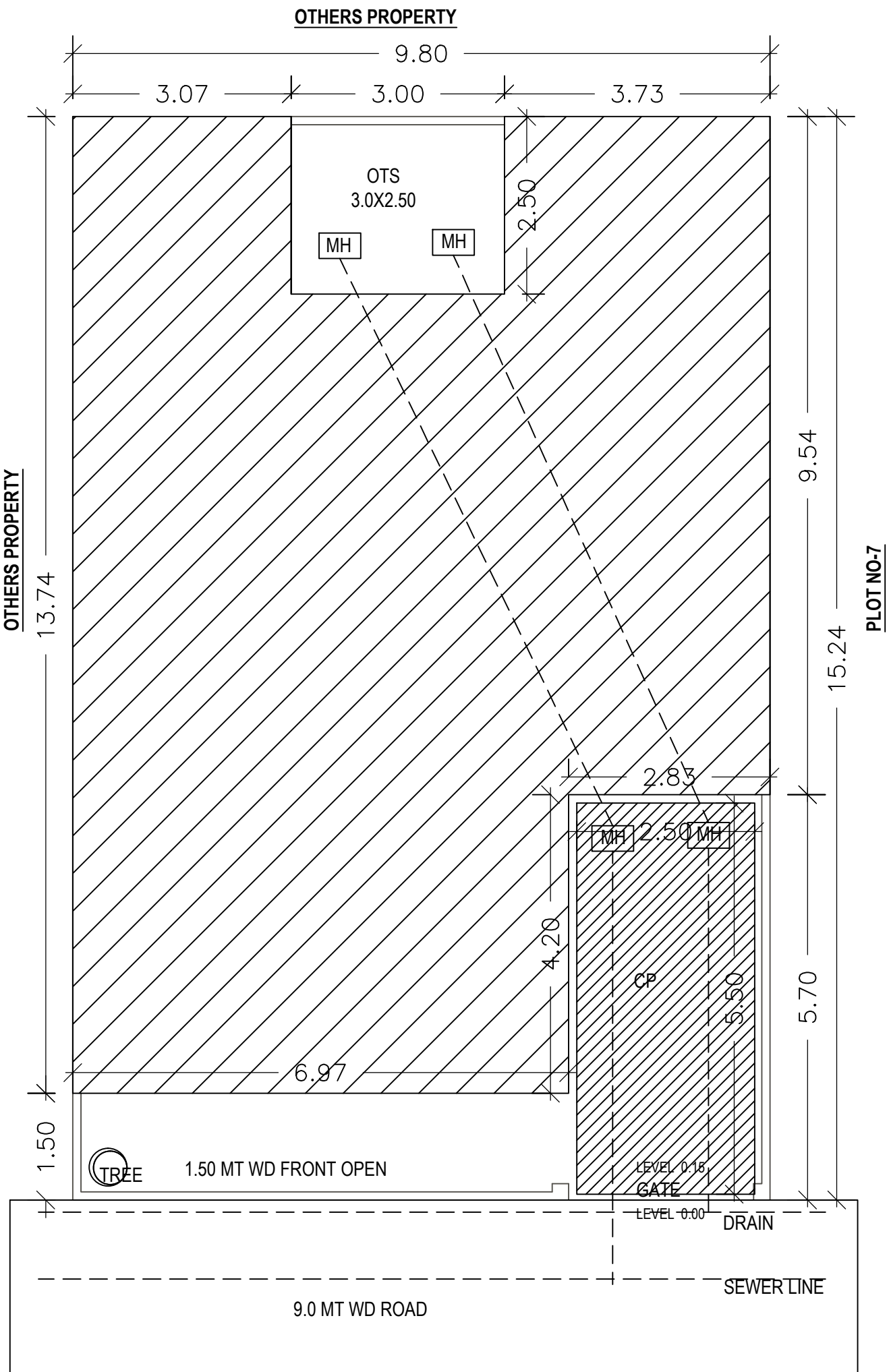
GROUND FLOOR PLAN



FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN

FILE NO - ADA/BP/25-26/0628

PERMISABEL FAR CALCULATION

FAR 35 TO 150 SQ MT = 2.00
TOTAL PLOT AREA = 149.35
THEN PERMISSIBLE FAR
149.35 X 2.0 = 298.70 SQ MT

PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	149.35	
PROPOSED GR. FLOOR COV. AREA	115.26	
OPEN AREA	34.09	
PROPOSED FT. FLOOR COV. AREA	115.26	
AREA UNDER F S I (ACHIEVED)	230.52	1.54
MUMTY COV. AREA	12.96	
TOTAL PROPOSED BUILDUP AREA	243.48	

DOOR & WINDOW

D	1.0X2.10	W	1.80X1.20
D1	.90X2.10	W1	1.50X1.20
W2	1.2X2.10	V	1.50X0.45
W3	3.0 X 1.50		

OWNER SIGN

Er. A.K. Upadhyay
B.Tech(A-549085-6)

NORTH

ER. A.K UPADHYAY
B. Tech. (Civil)
Structural & Architectural Consultant
Regd. A-549085-6
56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908,OFF: 9760702742.

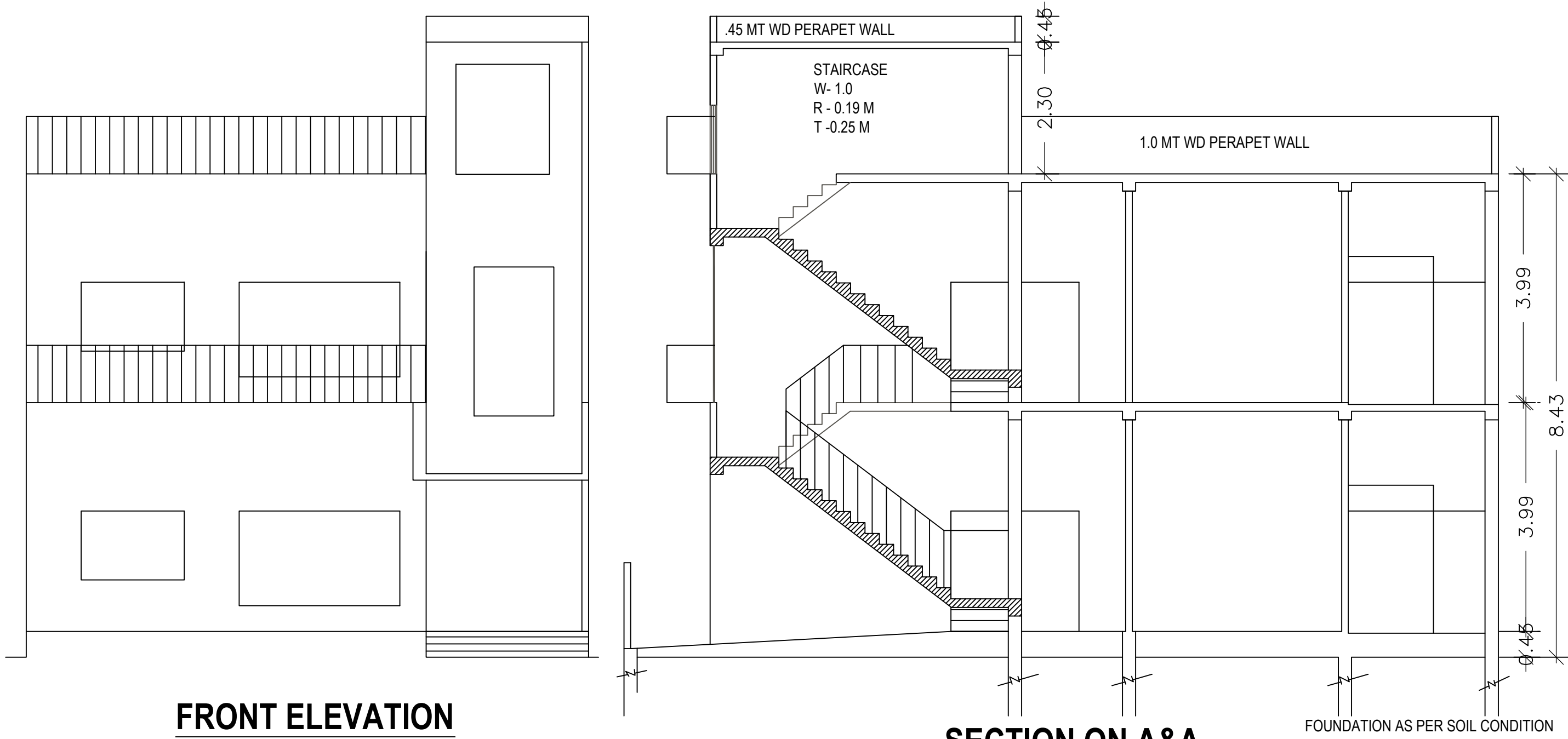
Signature Not Verified

Digitally signed by Arvind Kumar Upadhyay
Date: 2025.10.25 17:25:17
Designation: Licensed Engineer

Signature Not Verified

Digitally signed by Rishi Jaisankar
Date: 2025.10.25 17:25:17
Designation: Licensed Engineer

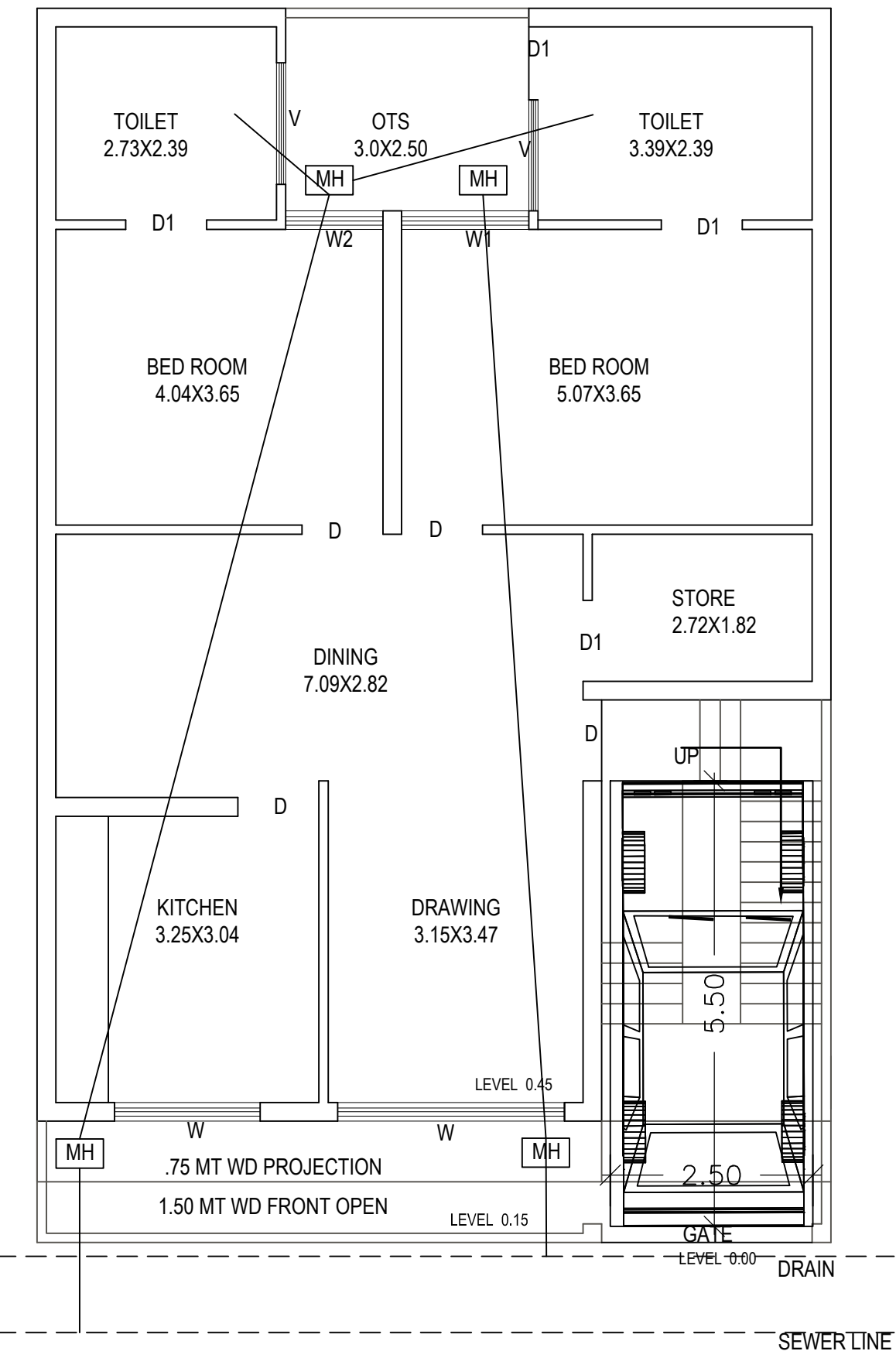
Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 07 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL



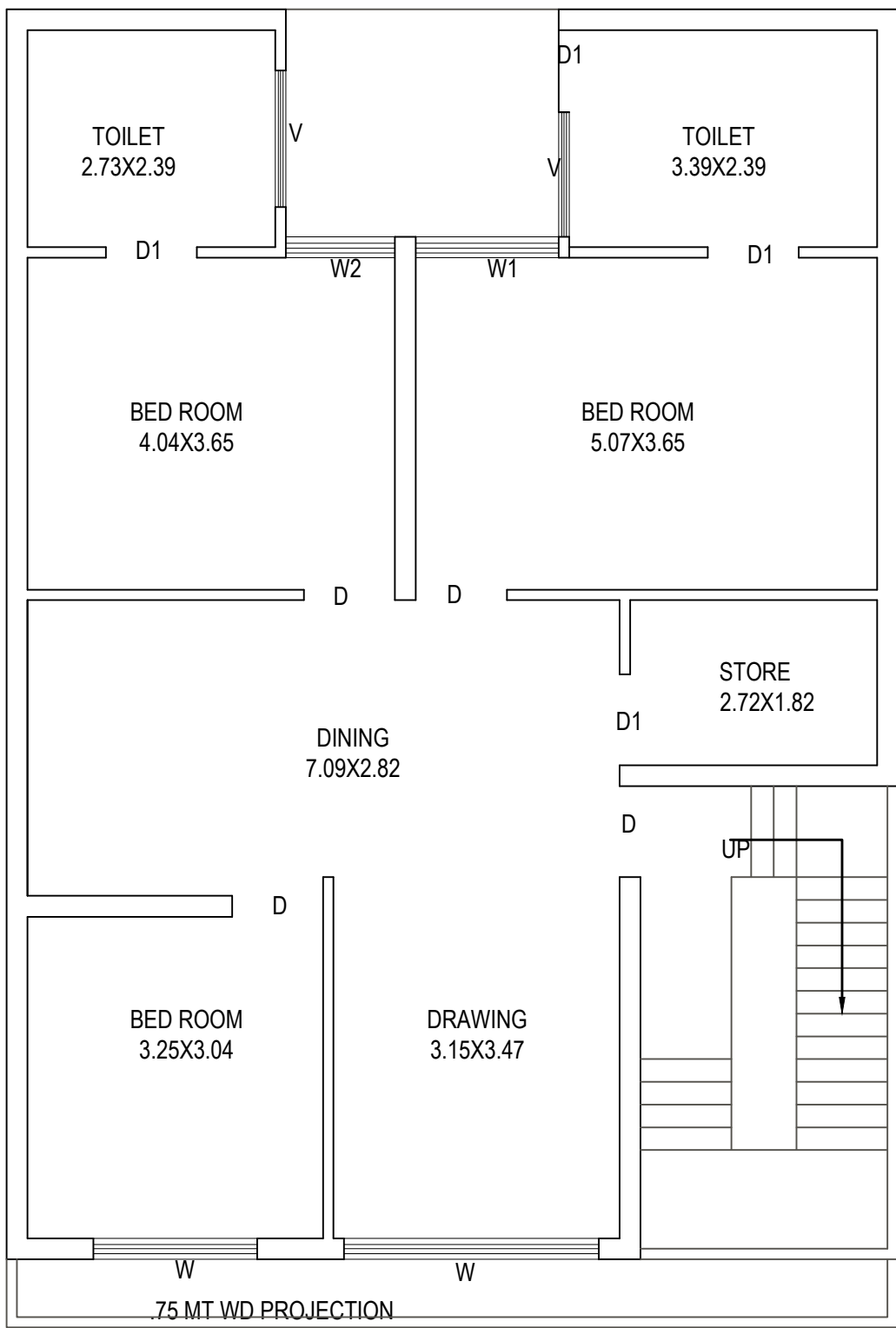
FRONT ELEVATION

SECTION ON A&A

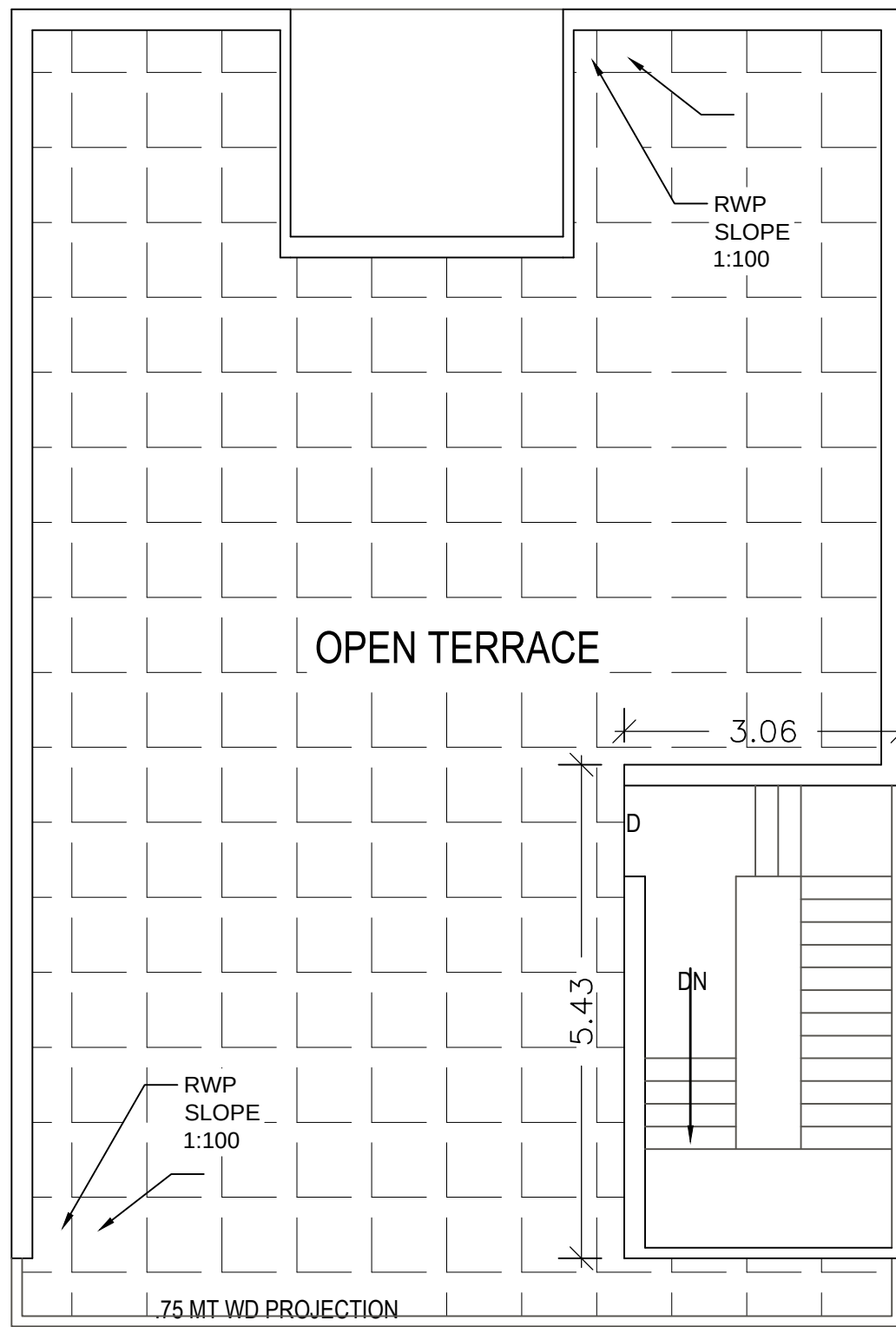
KEY PLAN



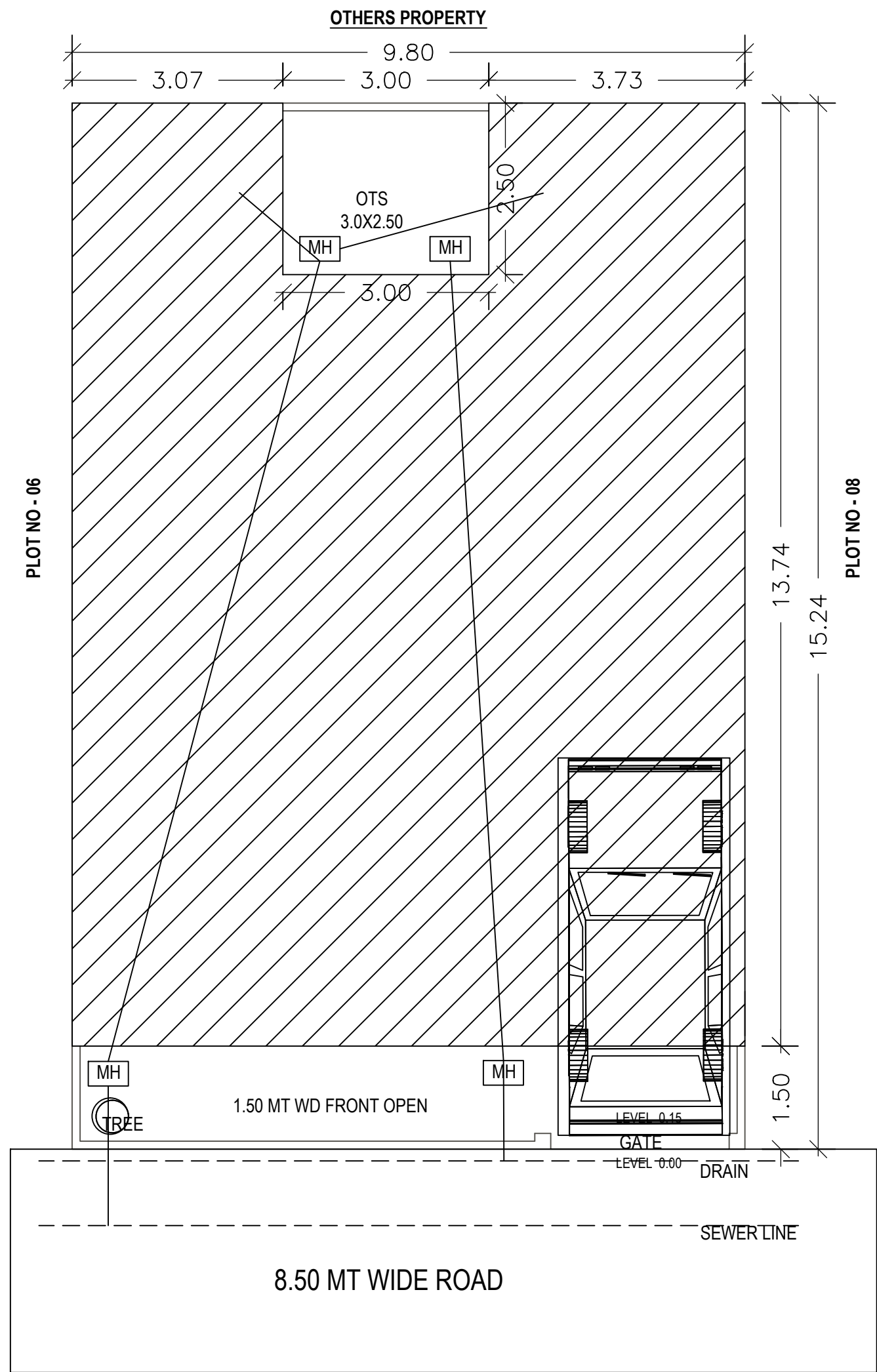
GROUND FLOOR PLAN



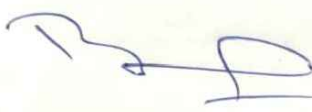
FIRST FLOOR PLAN



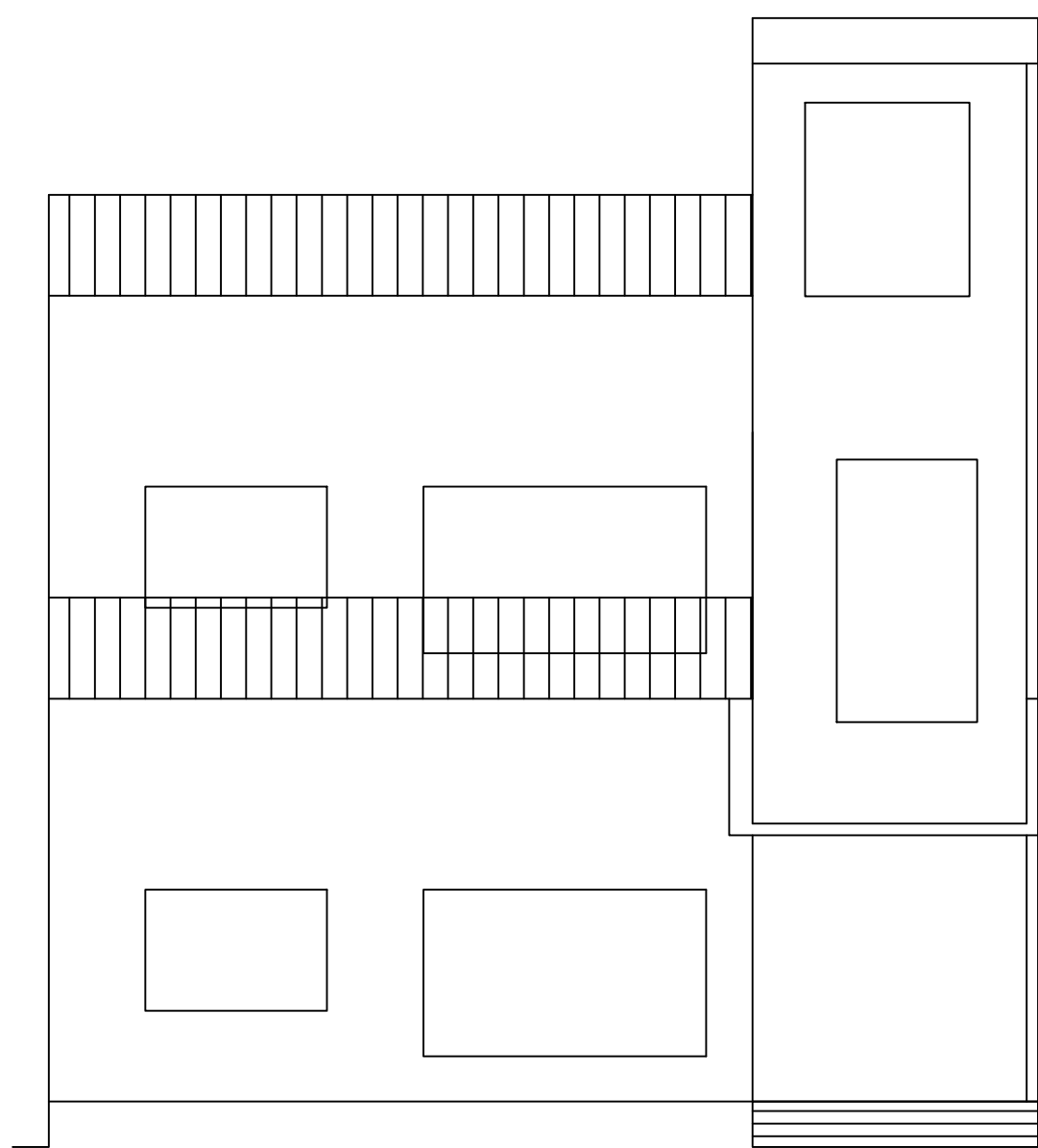
TERRACE PLAN



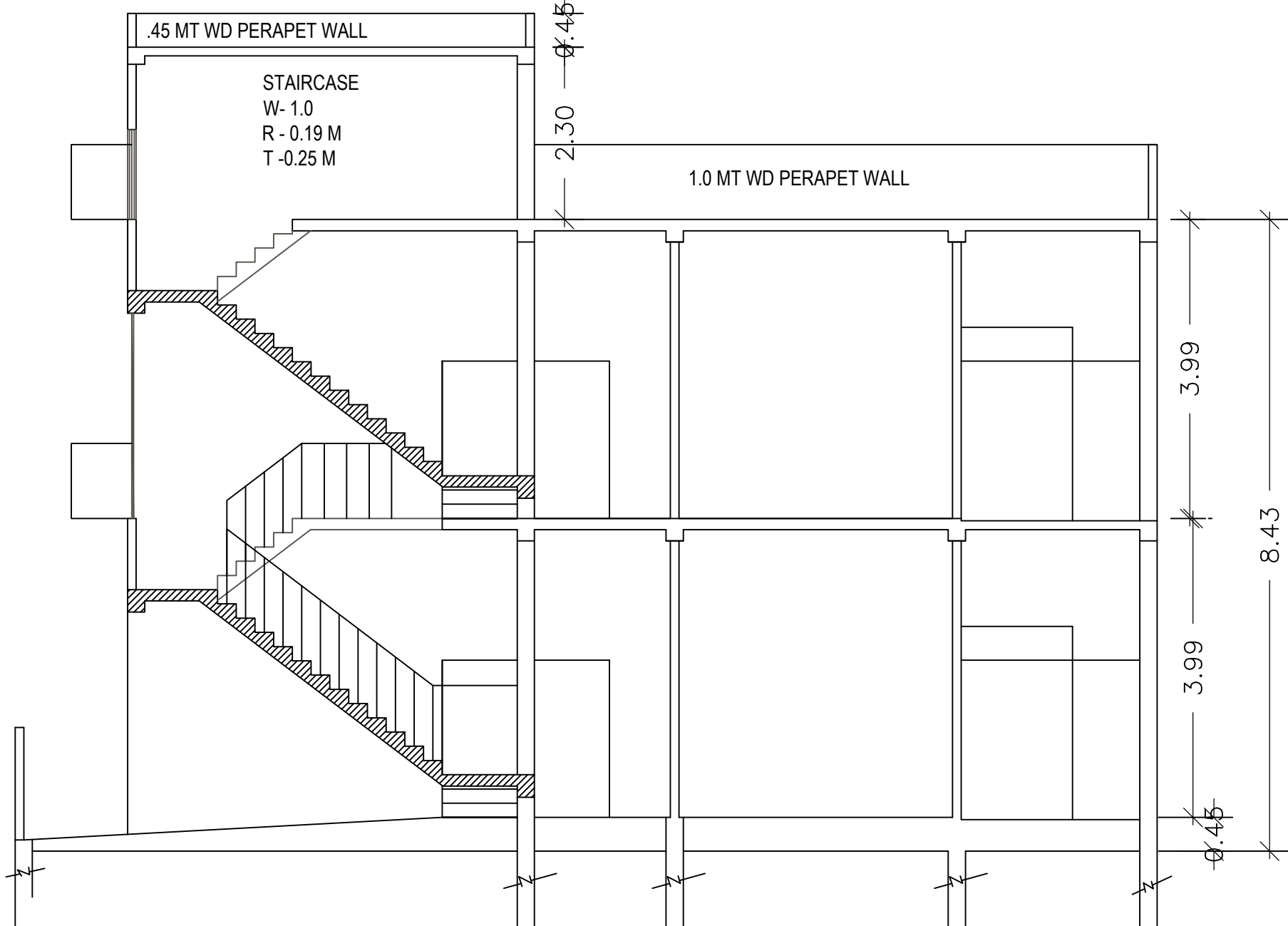
SITE PLAN

FILE NO - ADA/BP/25-26/0630		
PERMISABEL FAR CALCULATION		
FAR 35 TO 150 SQ MT = 2.00		
TOTAL PLOT AREA = 149.35		
THEN PERMISSIBLE FAR		
149.35 X 2.0 = 298.70 SQ MT		
PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	149.35	1.70
PROPOSED GR. FLOOR COV. AREA	127.15	
OPEN AREA	22.20	
PROPOSED FT. FLOOR COV. AREA	127.15	
AREA UNDER F S I (ACHIEVED)	254.30	
MUMTY COV. AREA	16.61	
TOTAL PROPOSED BUILDUP AREA	270.91	
DOOR & WINDOW		
D 1.0X2.10	W 1.80X1.20	
D1 .90X2.10	W1 1.50X1.20	
W2 1.2X2.10	V 1.50X0.45	
W3 3.0 X 1.50		
		
	<u>NORTH</u>	
OWNER SIGN		
Er. A.K. Upadhyay	ER. A.K. UPADHYAY B. Tech. (Civil) Structura: & Architectural Consultant Regd. A-549085-6 56, Jaipur House Market, Agra-10	
B.Tech(A-549085-6)		
MODERN HOUSE PLANNERS		
OFF : 56 JAIPUR HOUSE MARKET AGRA		
PH: 9897690908,OFF: 9760702742.		

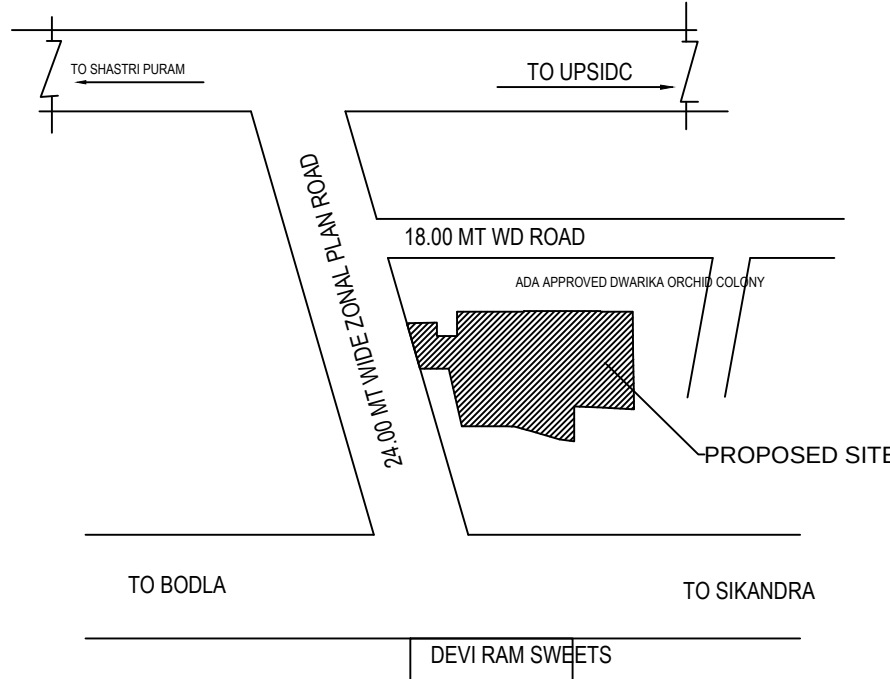
Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 08 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL



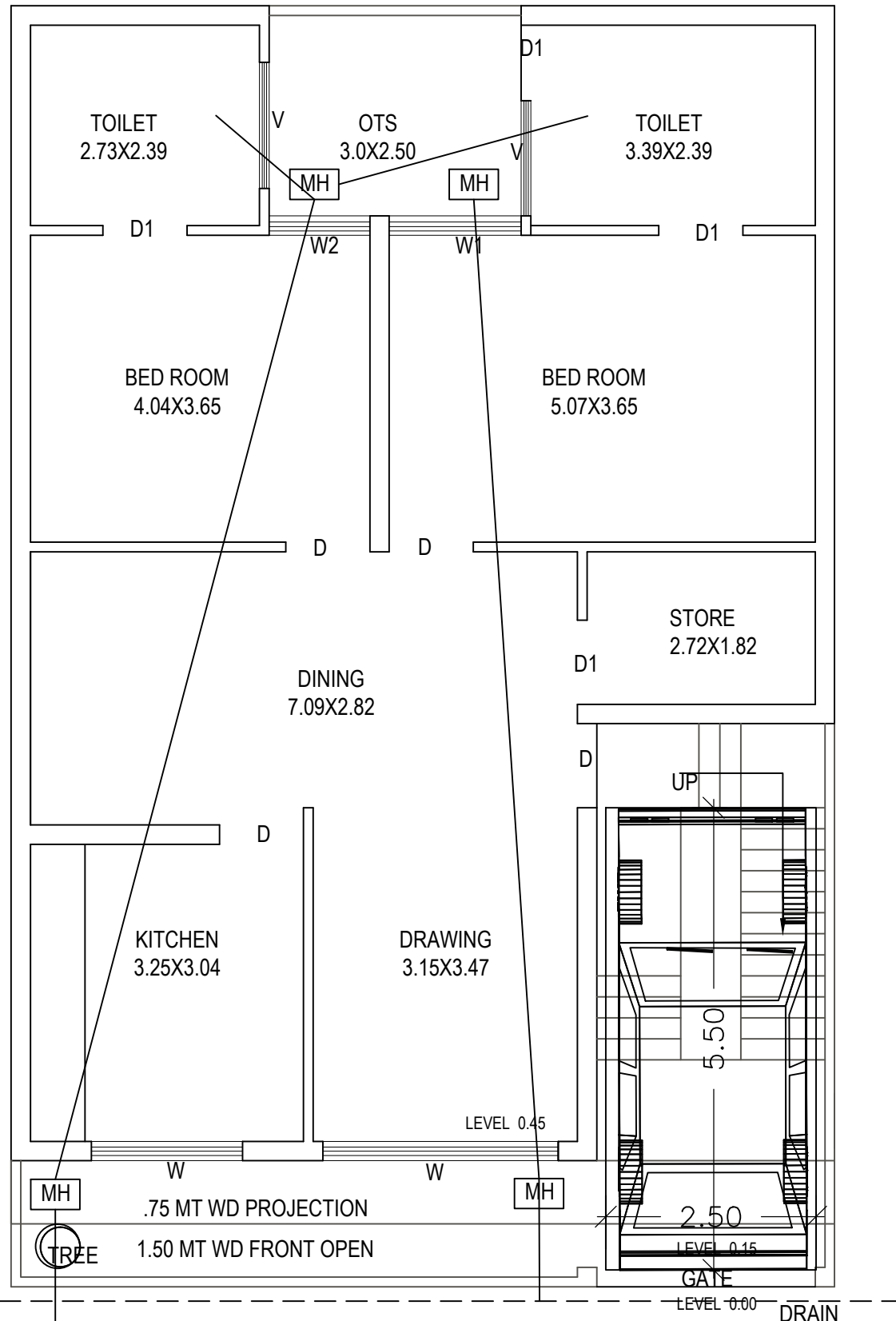
FRONT ELEVATION



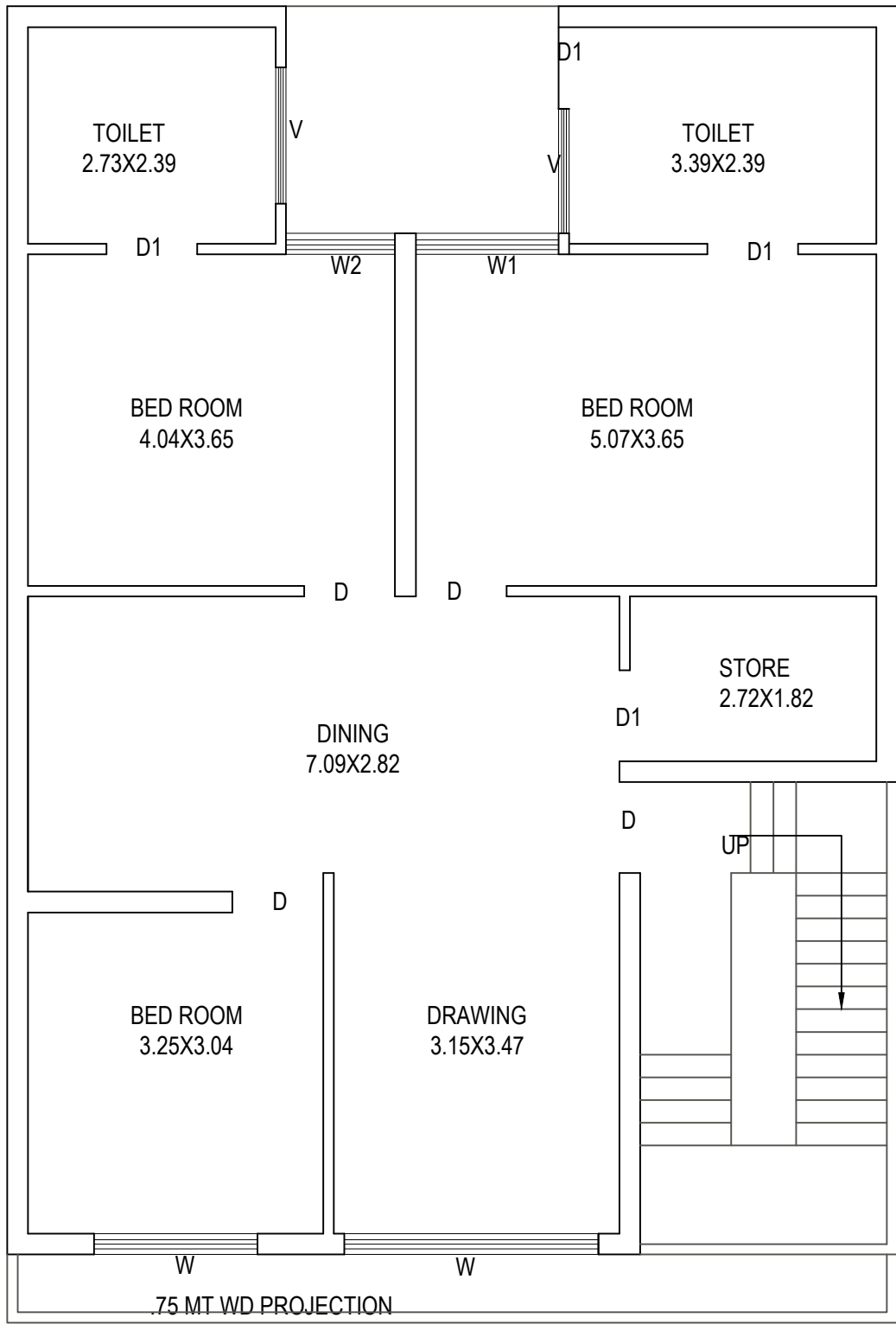
SECTION ON A&A



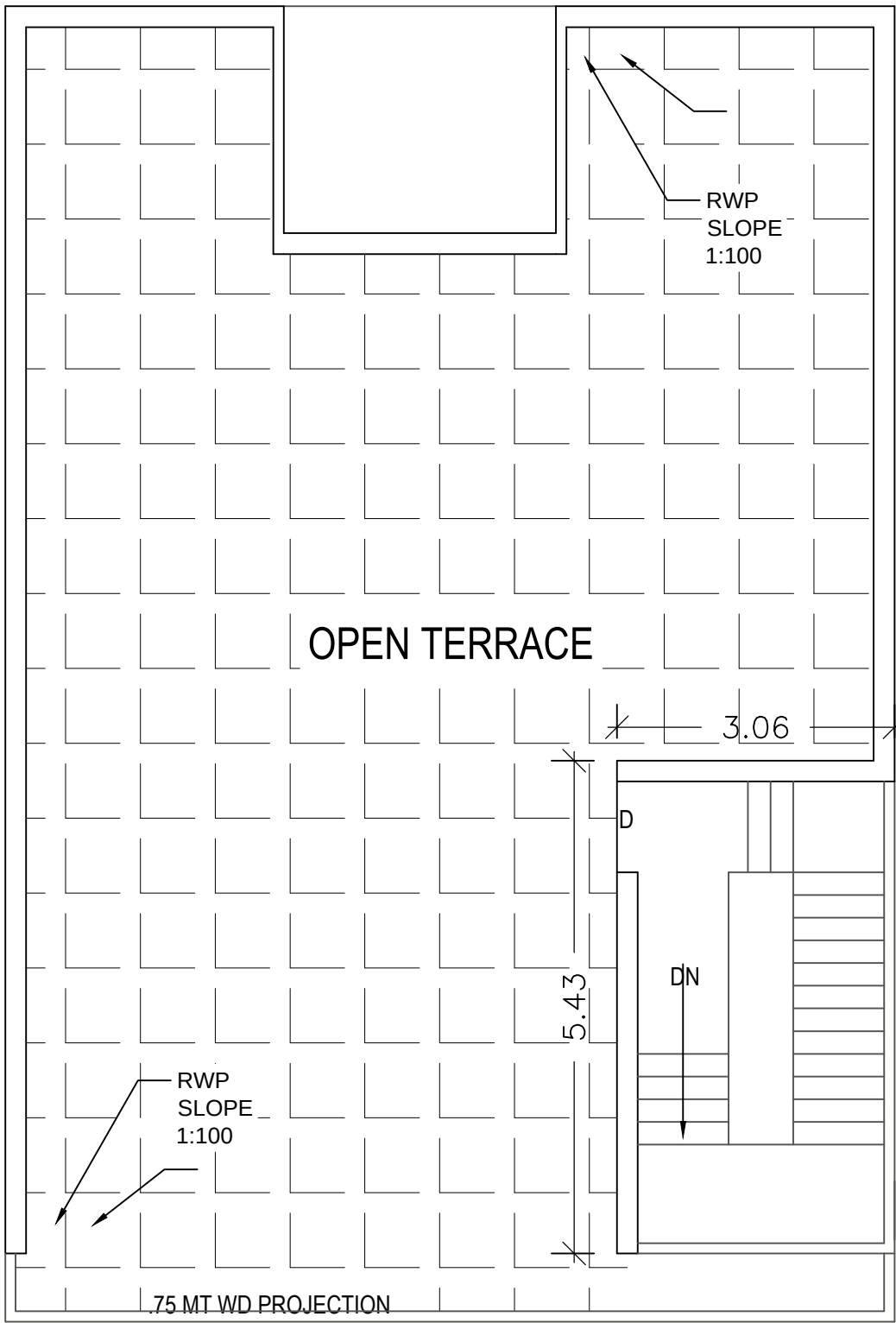
KEY PLAN



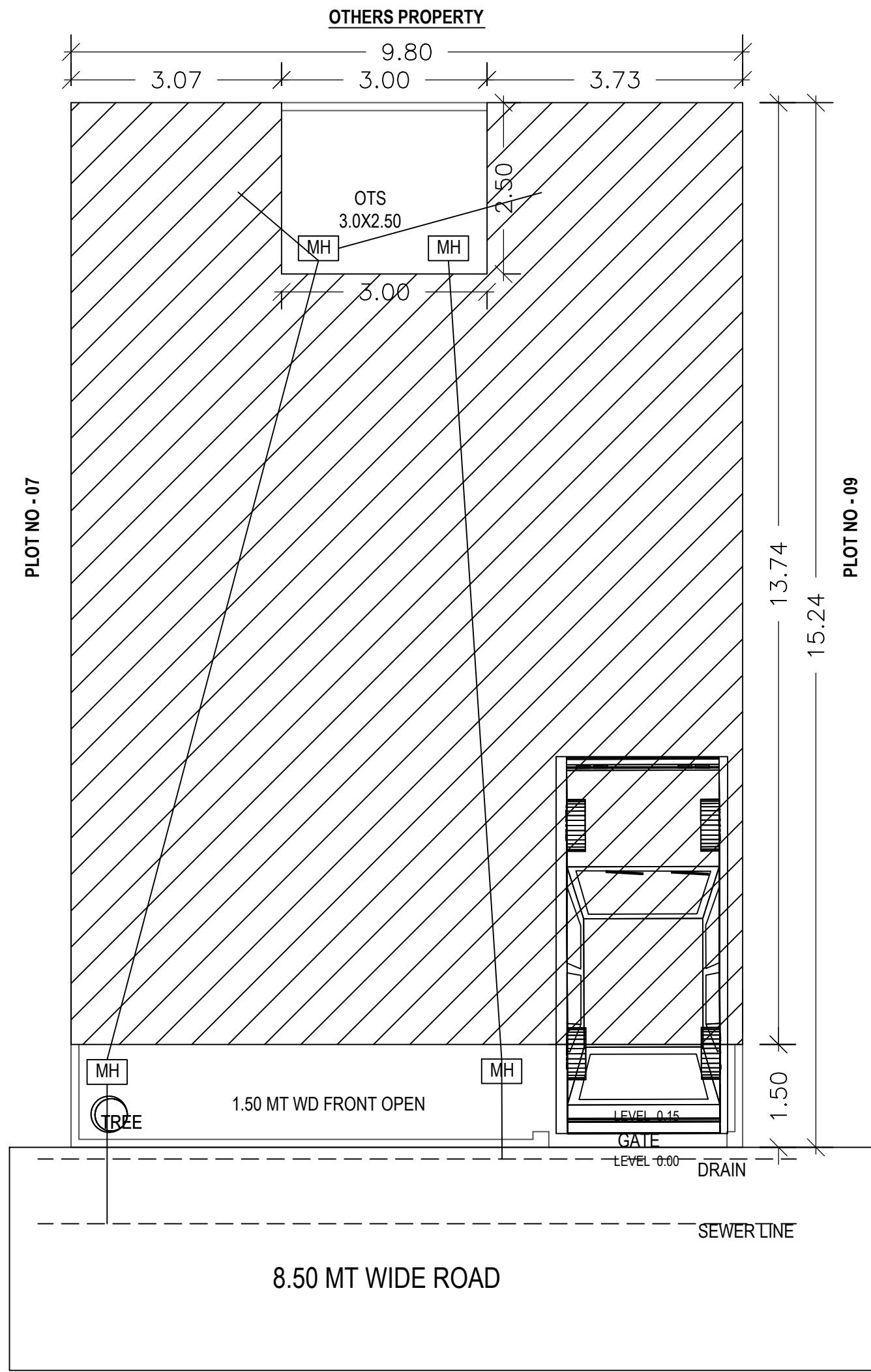
GROUND FLOOR PLAN



FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN

FILE NO - ADA/BP/25-26/0632

PERMISABEL FAR CALCULATION

FAR 35 TO 150 SQ MT = 2.00
TOTAL PLOT AREA = 149.35
THEN PERMISSIBLE FAR
149.35 X 2.0 = 298.70 SQ MT

PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	149.35	
EXISTING GR. FLOOR COV. AREA	127.15	
OPEN AREA	22.20	
PROPOSED FT. FLOOR COV. AREA	127.15	
AREA UNDER F S I (ACHIEVED)	254.30	1.70
MUMTY COV. AREA	16.61	
TOTAL PROPOSED BUILDUP AREA	270.91	

DOOR & WINDOW

D	1.0X2.10	W	1.80X1.20
D1	.90X2.10	W1	1.50X1.20
W2	1.2X2.10	V	1.50X0.45
W3	3.0 X 1.50		

OWNER SIGN

Er. A.K. Upadhyay
B.Tech(A-549085-6)

NORTH

Er. A.K. Upadhyay
B. Tech. (Civil)
Structural & Architectural Consultant
Regd. A-549085-6
56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908,OFF: 9760702742.

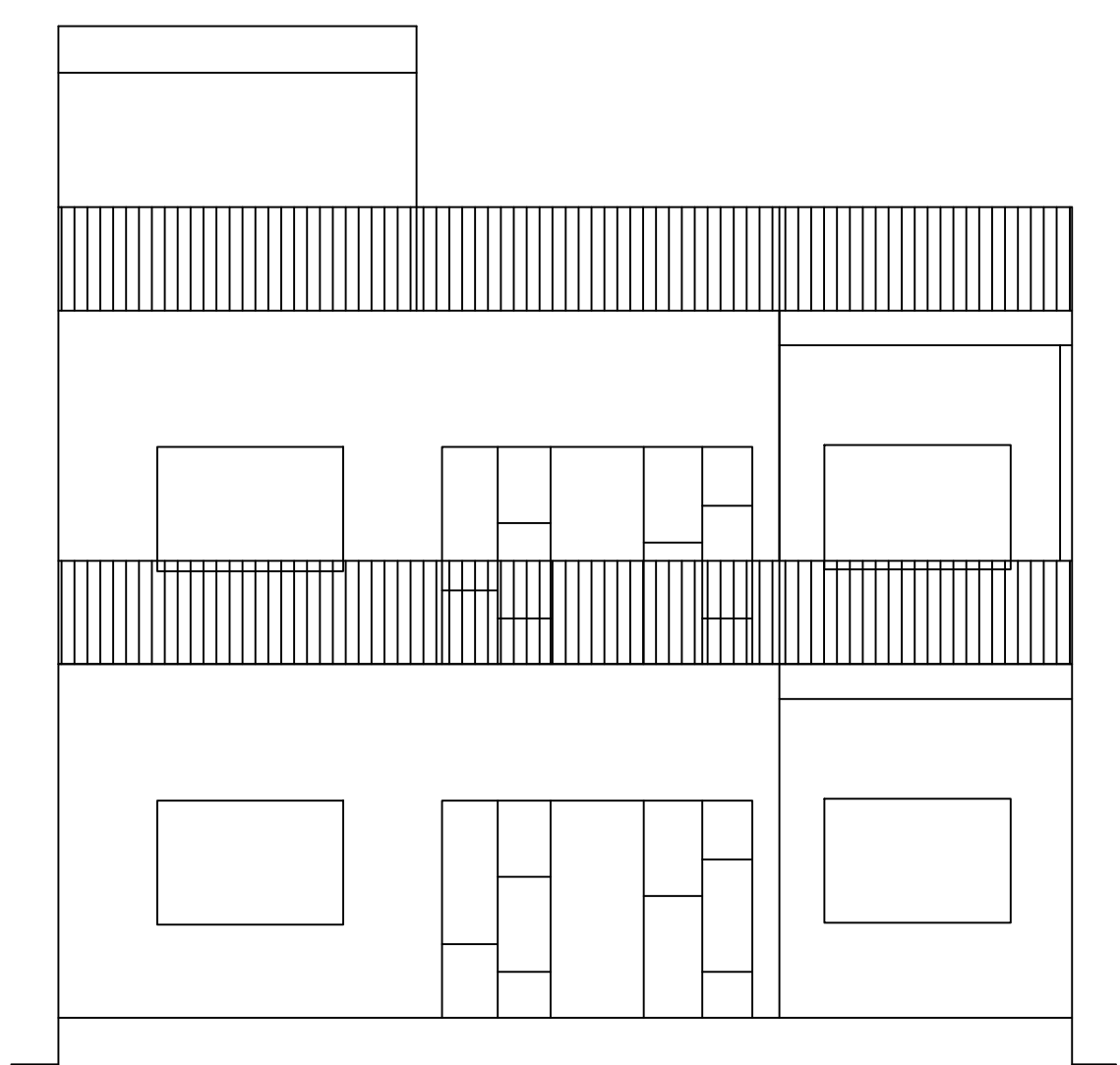
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Digitally signed by Arvind Kumar Upadhyay
Date: 26 Sep 2025 13:30
Designation: Licensed Engineer

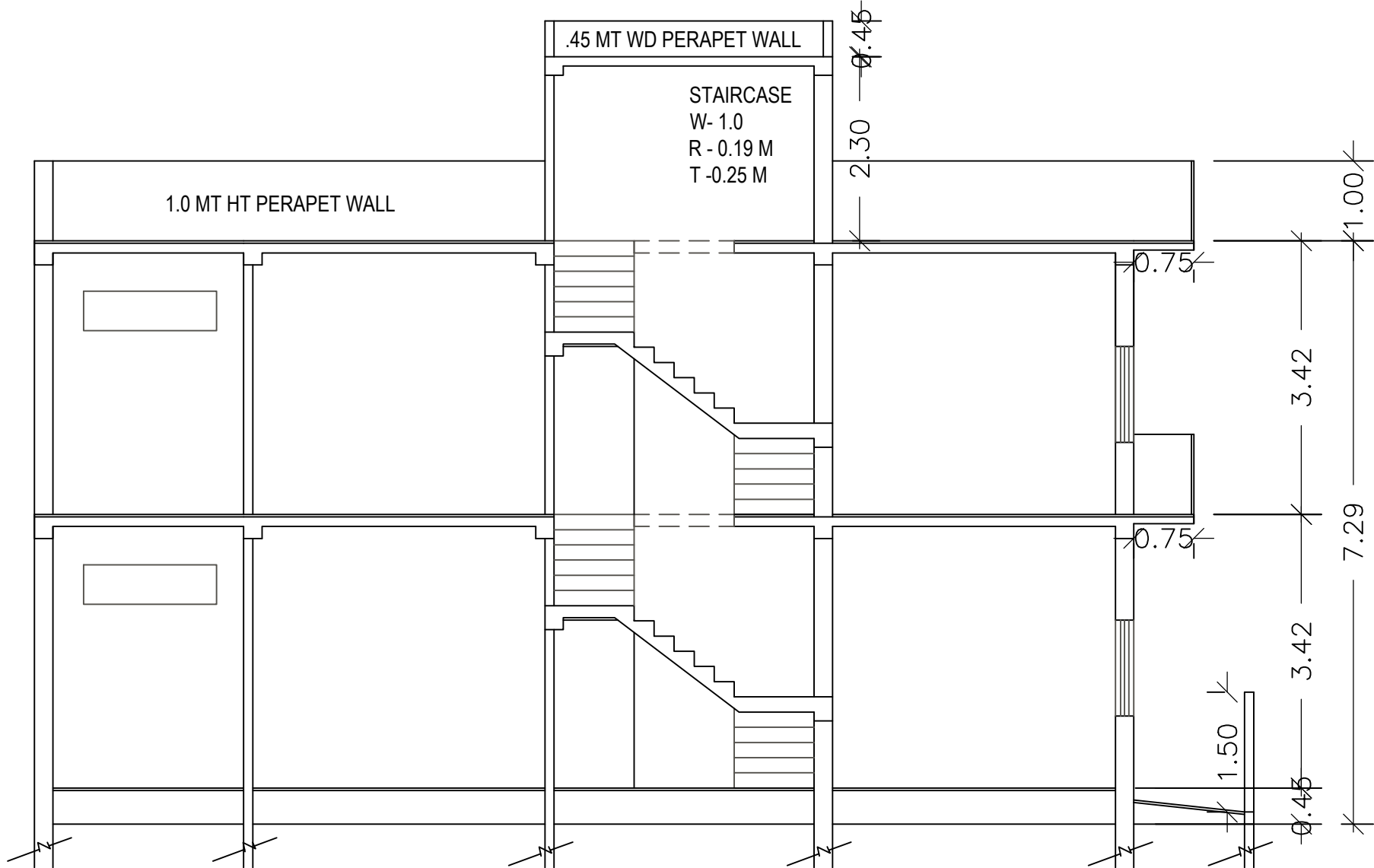
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Date: 26 Sep 2025 13:30
Designation: Licensed Engineer

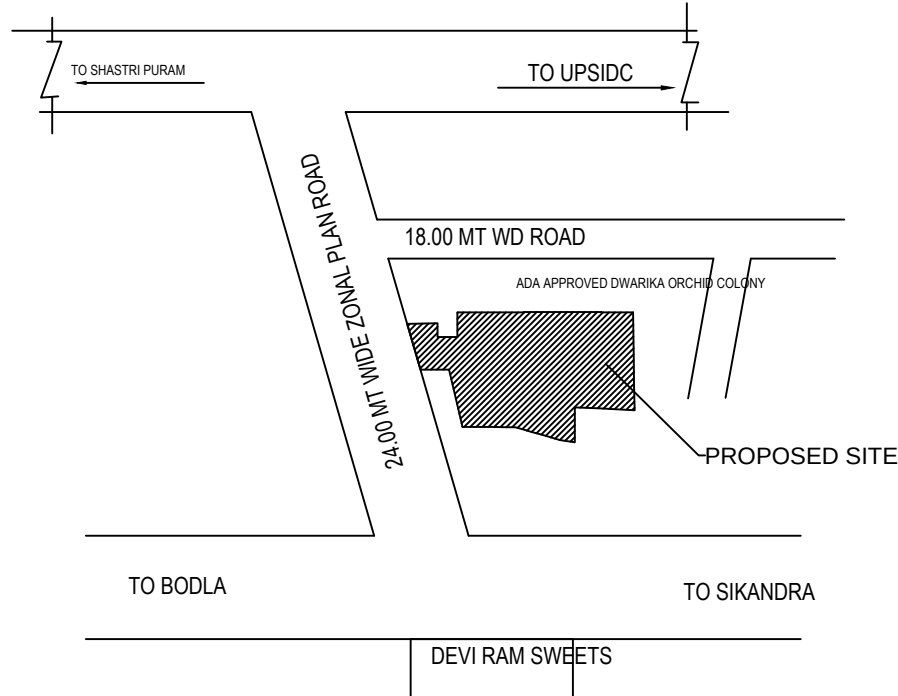
Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 09 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL



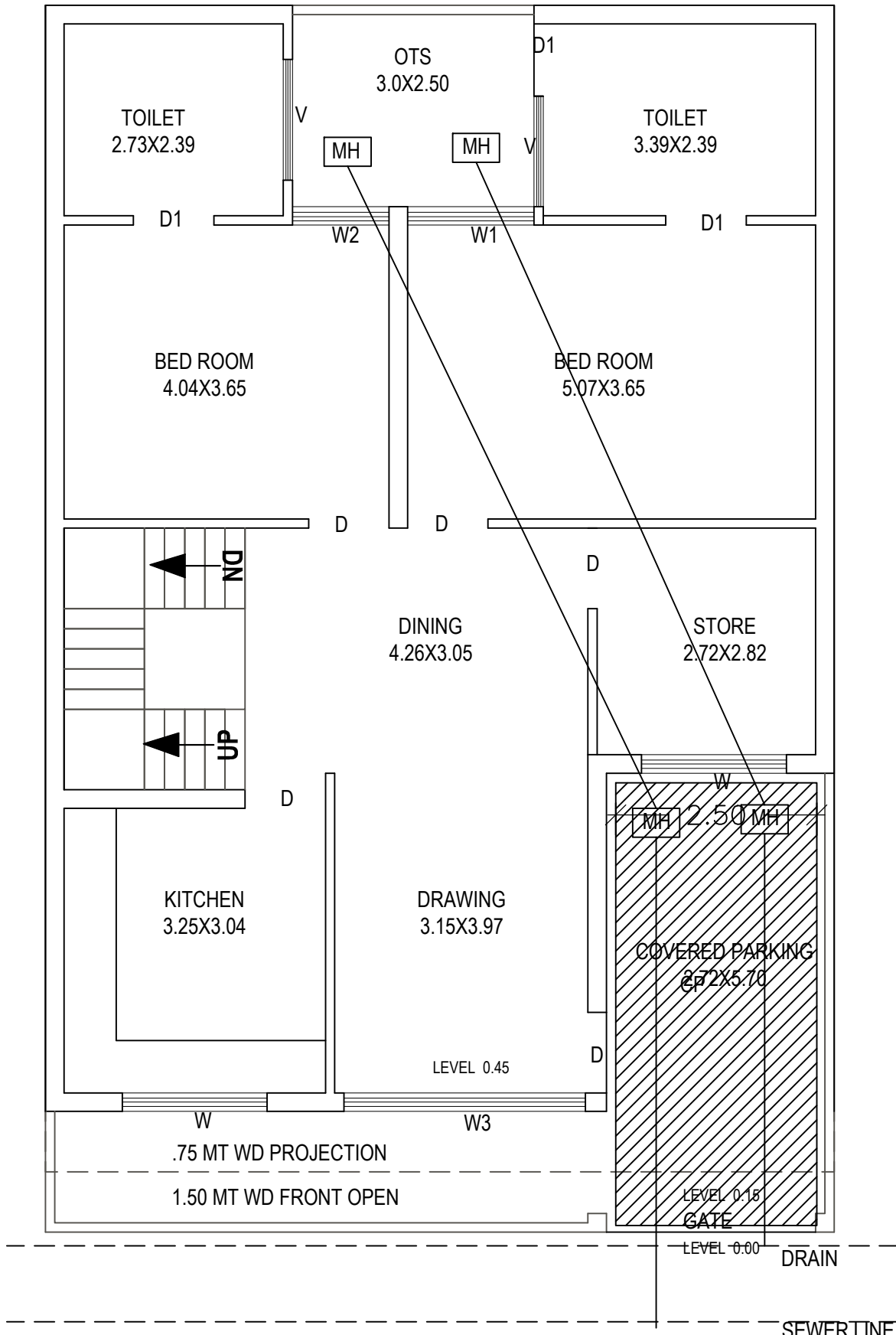
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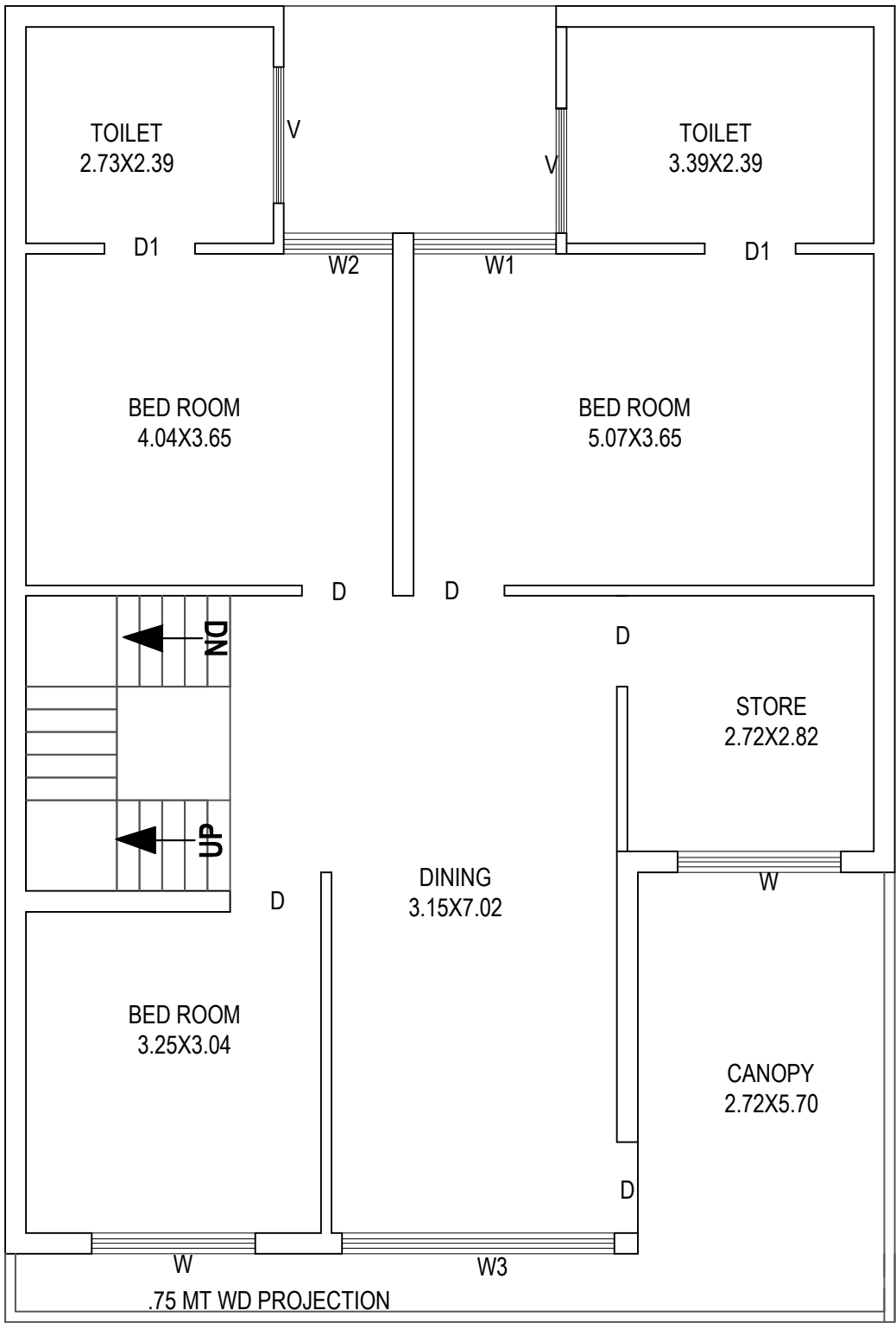
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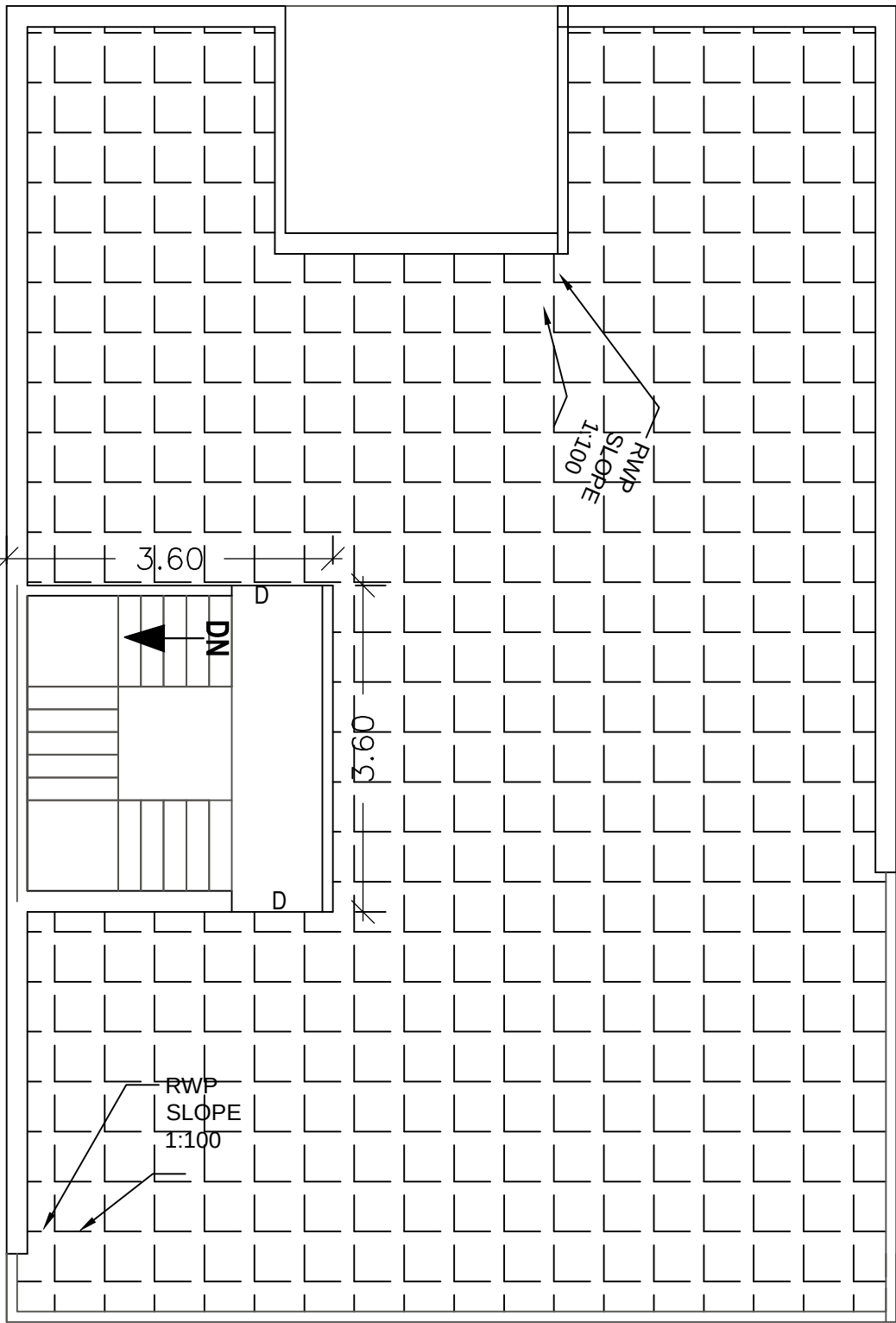
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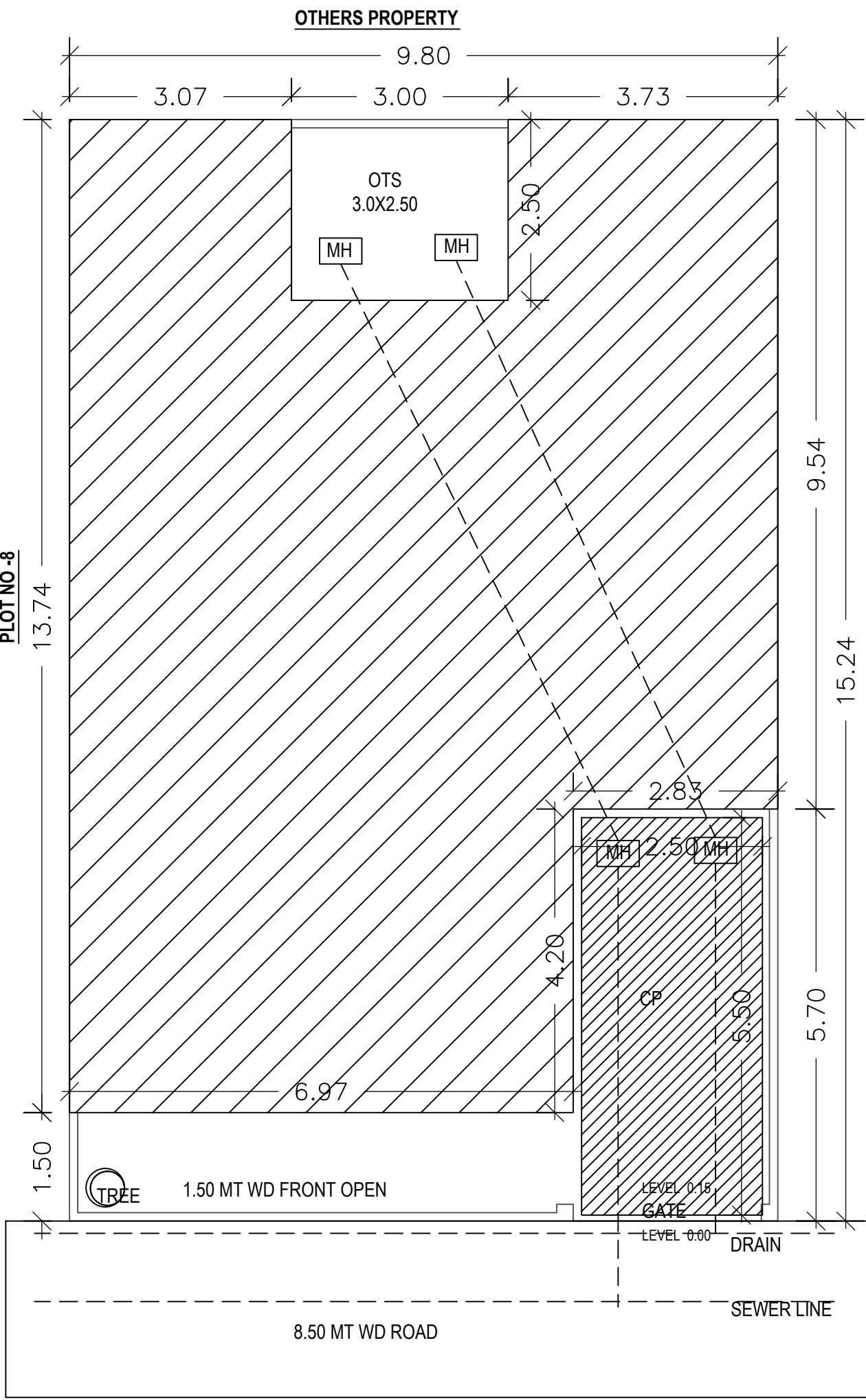
GROUND FLOOR PLAN



FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN

FILE NO - ADA/BP/25-26/0633

PERMISABEL FAR CALCULATION

FAR 35 TO 150 SQ MT = 2.00
TOTAL PLOT AREA = 149.35
THEN PERMISSIBLE FAR
149.35 X 2.0 = 298.70 SQ MT

PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	149.35	
PROPOSED GR. FLOOR COV. AREA	115.26	
OPEN AREA	34.09	
PROPOSED FT. FLOOR COV. AREA	115.26	
AREA UNDER F S I (ACHIEVED)	230.52	1.54
MUMTY COV. AREA	12.96	
TOTAL PROPOSED BUILDUP AREA	243.48	

DOOR & WINDOW

D	1.0X2.10	W	1.80X1.20
D1	.90X2.10	W1	1.50X1.20
W2	1.2X2.10	V	1.50X0.45
W3	3.0 X 1.50		

OWNER SIGN

Er. A.K. Upadhyay
B.Tech(A-549085-6)

NORTH

ER. A.K. UPADHYAY

B. Tech. (Civil)

Structure & Architectural Consultant

Regd. A-549085-6

56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA

PH: 9897690908,OFF: 9760702742.

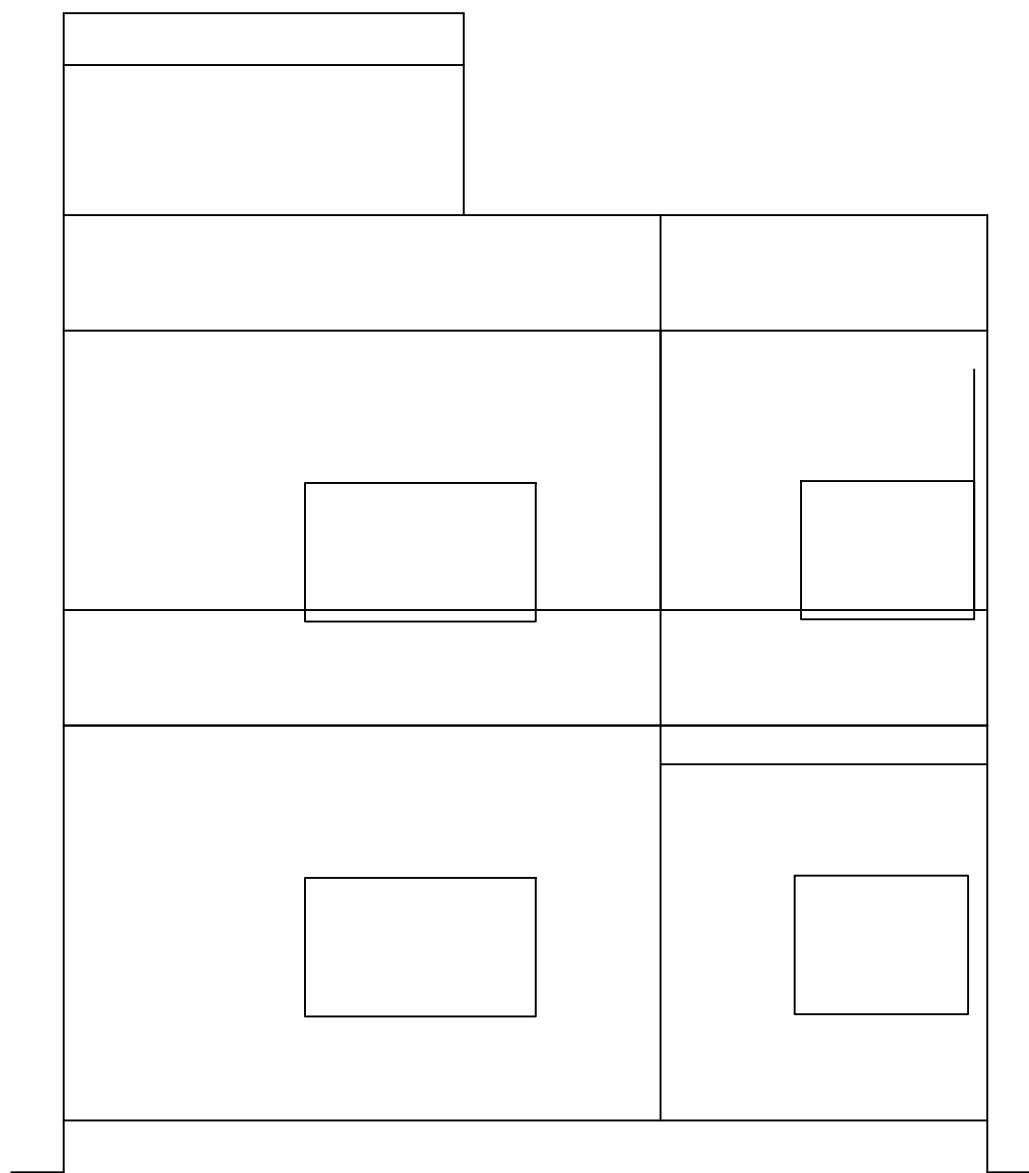
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Digitally signed by Arvind Kumar Upadhyay
Date: 14 Oct 2025 18:17
Designation: Licensed Engineer

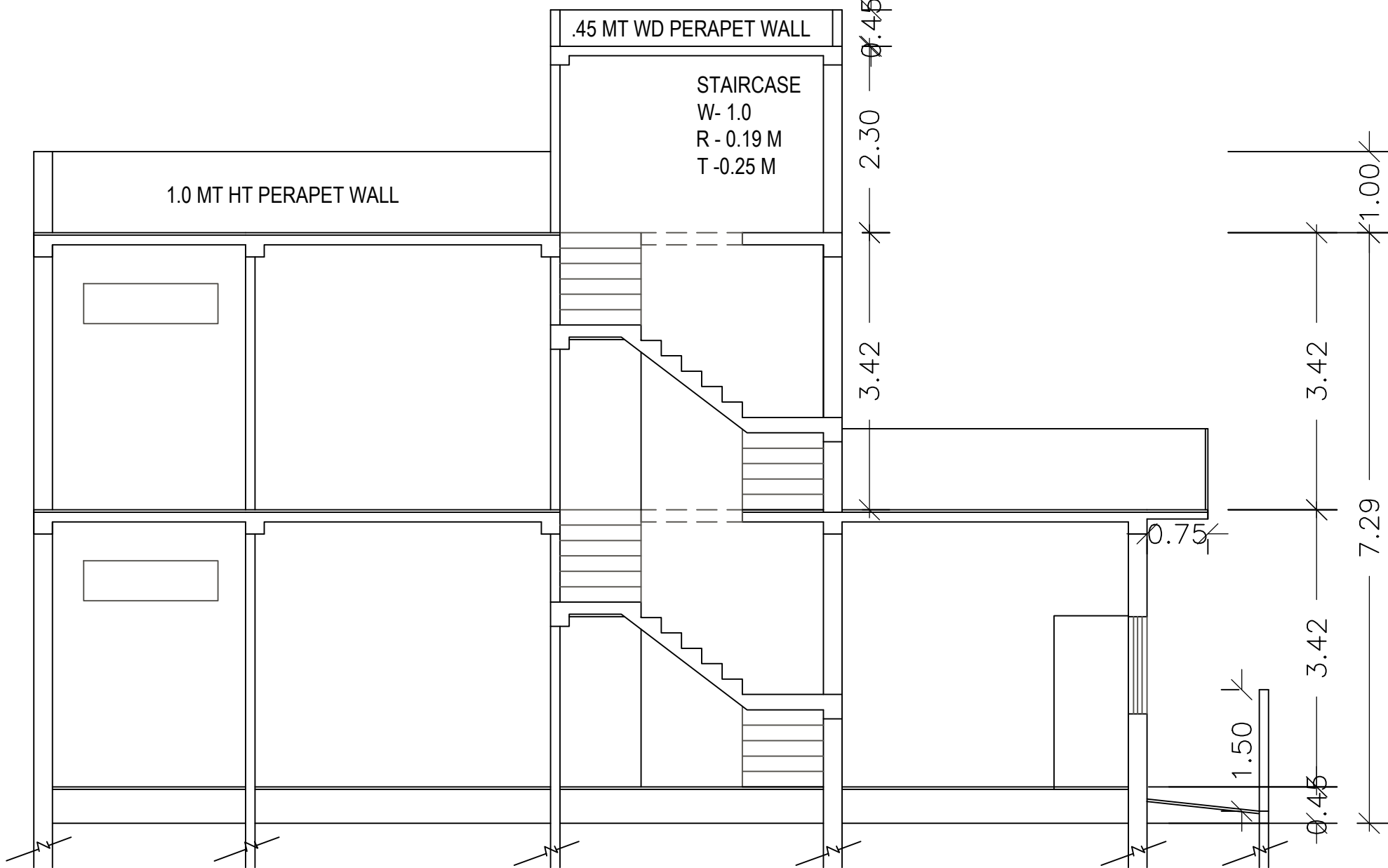
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Digitally signed by Rohit Kaushik
Date: 14 Oct 2025 18:17
Designation: Licensed Engineer

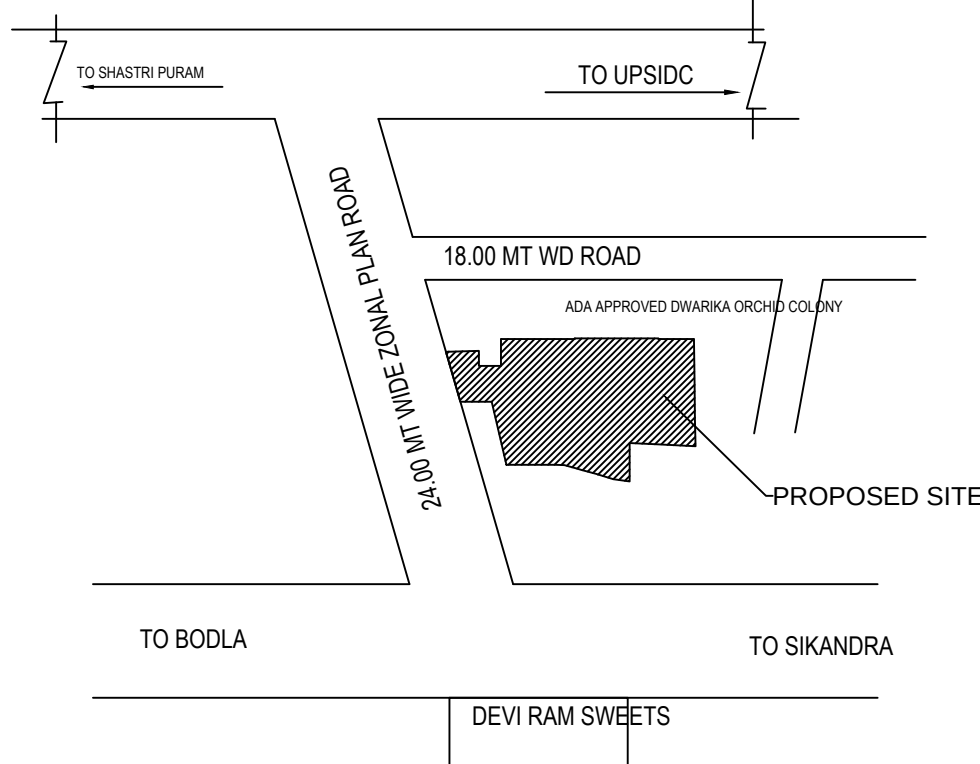
Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 10 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL



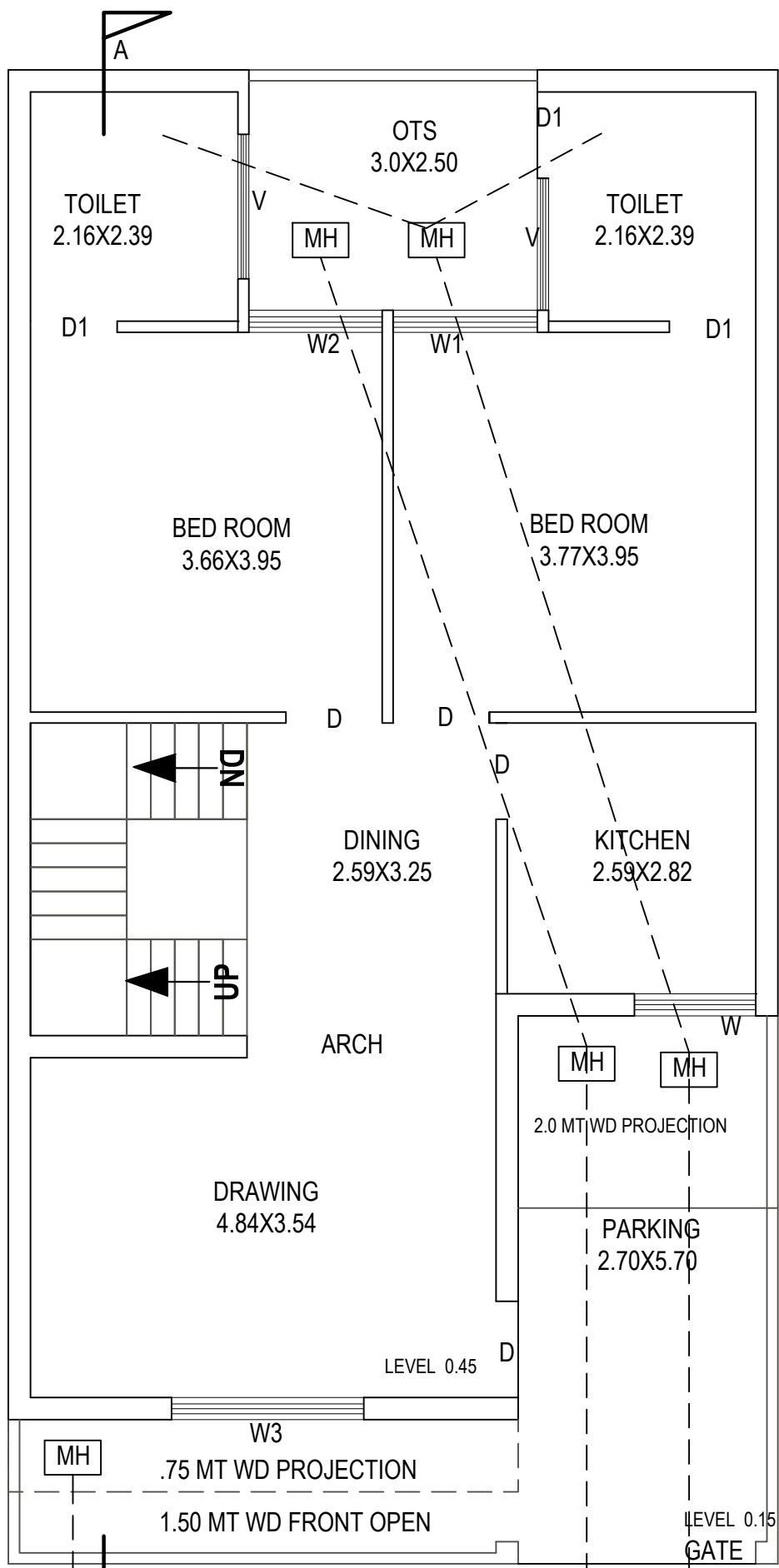
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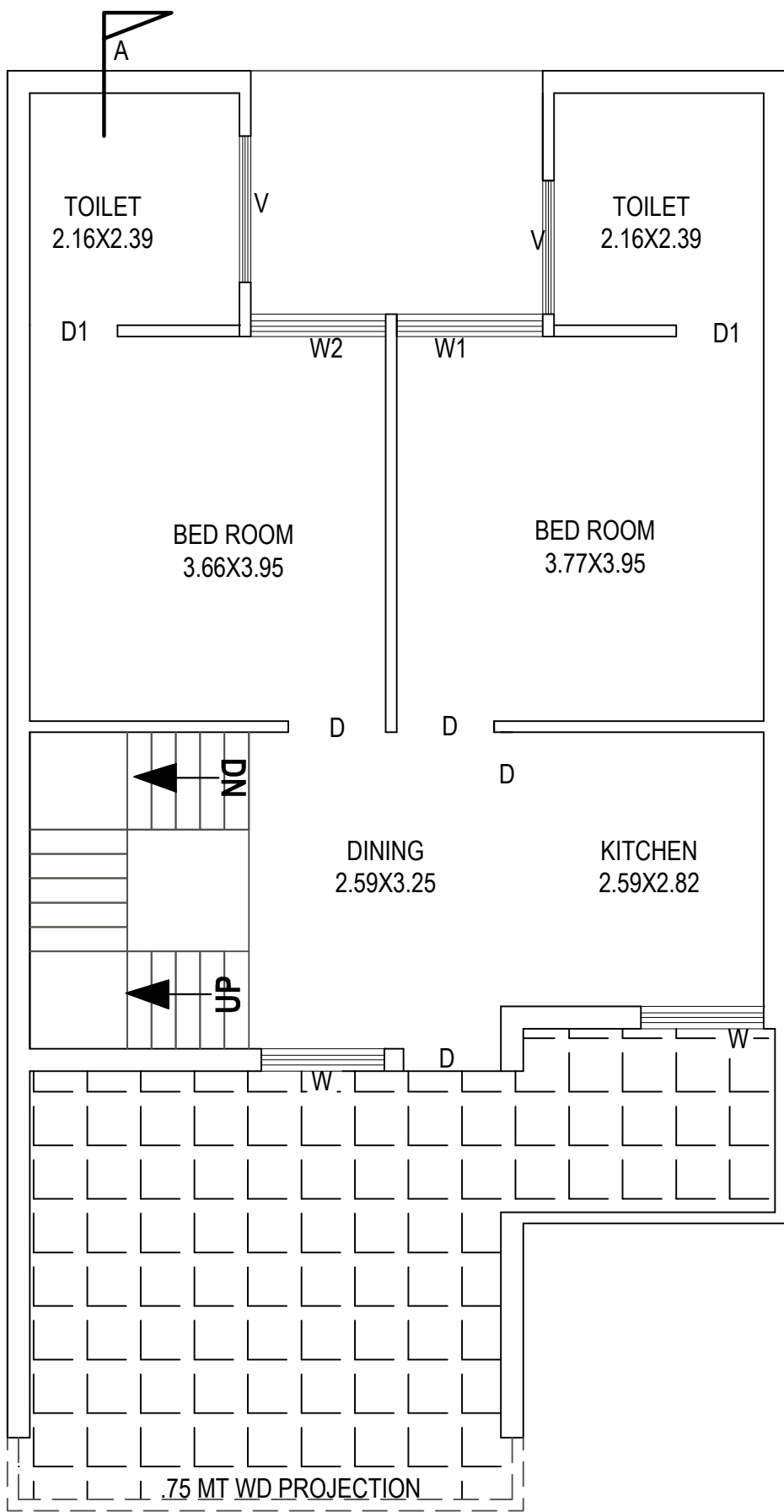
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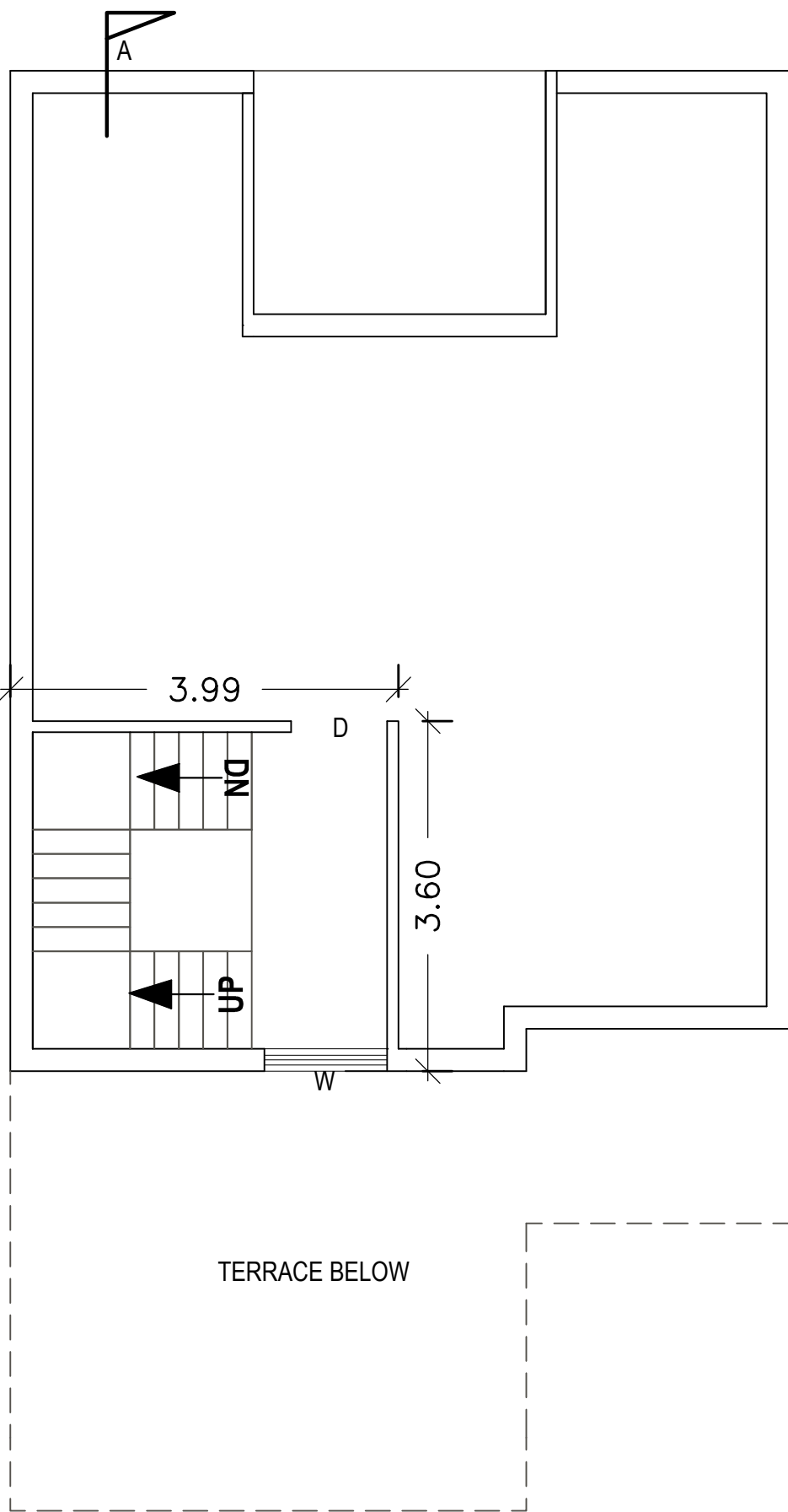
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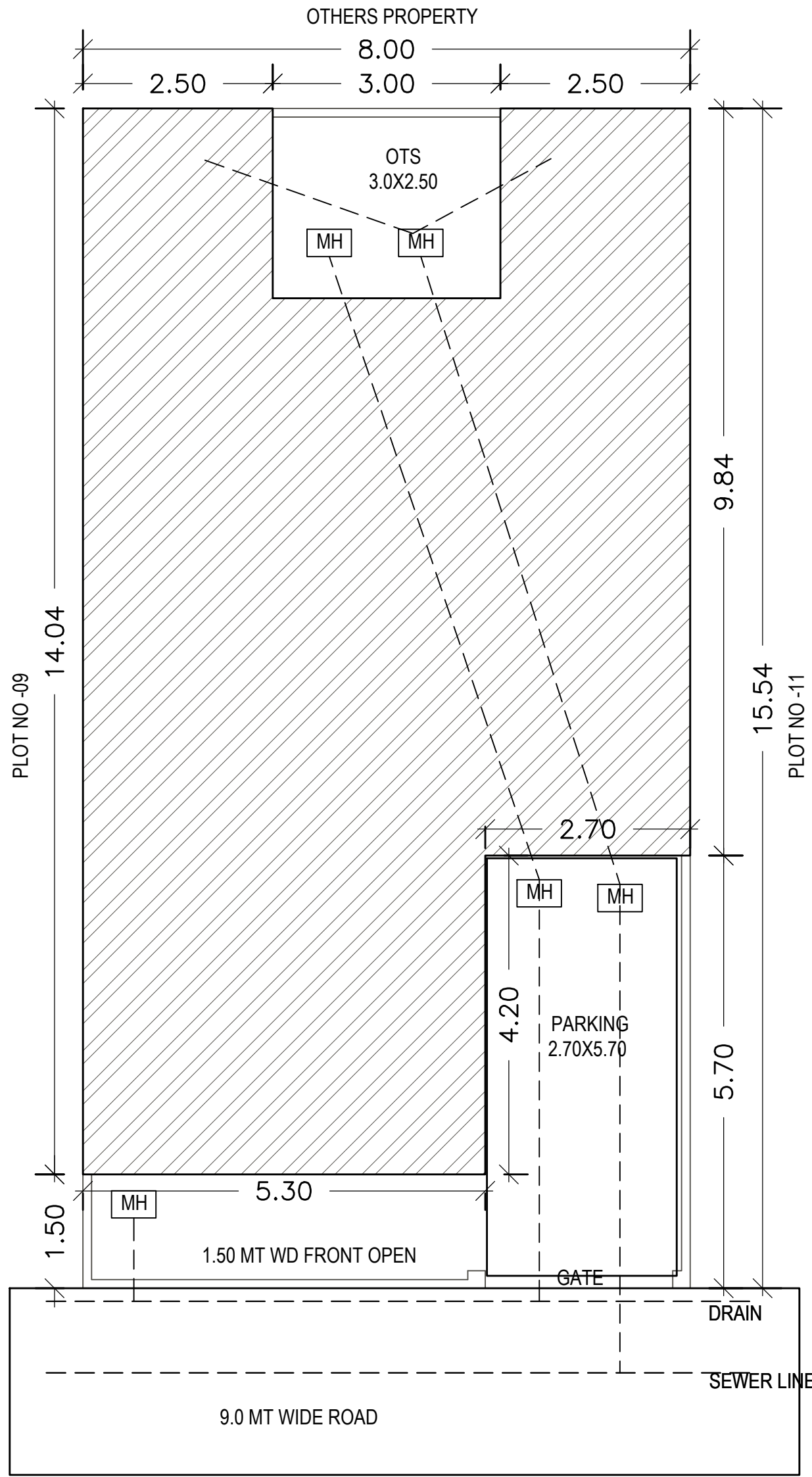
GROUND FLOOR PLAN



FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN

FILE NO - ADA/BP/25-26/0428

PERMISABEL FAR CALCULATION

FAR 35 TO 150 SQ MT = 2.00
TOTAL PLOT AREA = 124.32
THEN PERMISSIBLE FAR
124.32 X 2.0 = 248.64 SQ MT

PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	124.32	
PROPOSED GR. FLOOR COV. AREA	93.48	
OPEN AREA	30.84	
PROPOSED FT. FLOOR COV. AREA	73.52	
AREA UNDER F S I (ACHIEVED)	167.00	1.34
MUMTY COV. AREA	14.36	
TOTAL PROPOSED BUILDUP AREA	181.36	

DOOR & WINDOW

D	1.0X2.10	W	1.80X1.20
D1	.90X2.10	W1	1.50X1.20
W2	1.2X2.10	V	1.50X0.45
W3	3.0 X 1.50		

OWNER SIGN

Er. A.K. Upadhyay
B.Tech(A-549085-6)



NORTH

ER. A.K. UPADHYAY
B. Tech. (Civil)
Structural & Architectural Consultant
Regd. A-549085-6
56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908,OFF: 9760702742.

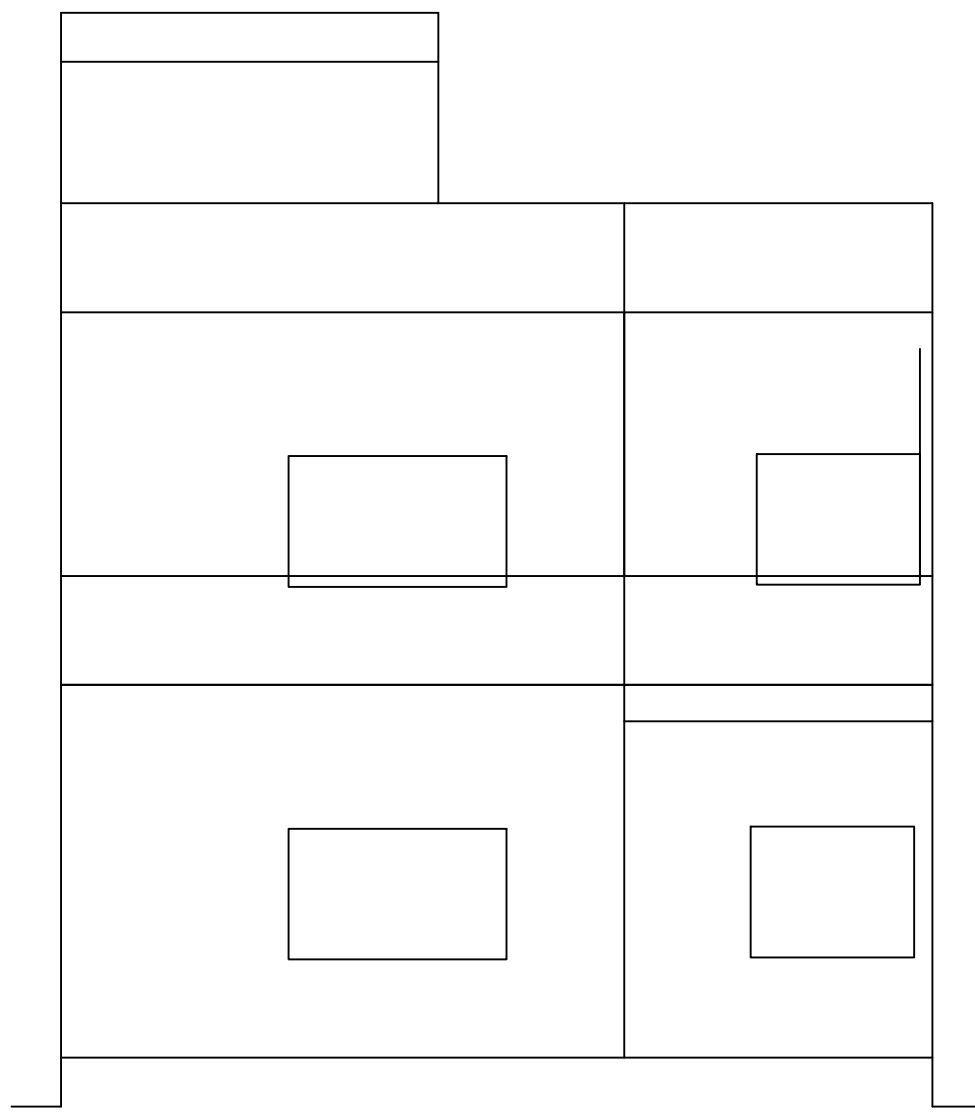
Signature Not Verified

Digitally signed by Arvind Kumar Upadhyay
Date: 26 Sep 2025 13:30
Designation: Licensed Engineer

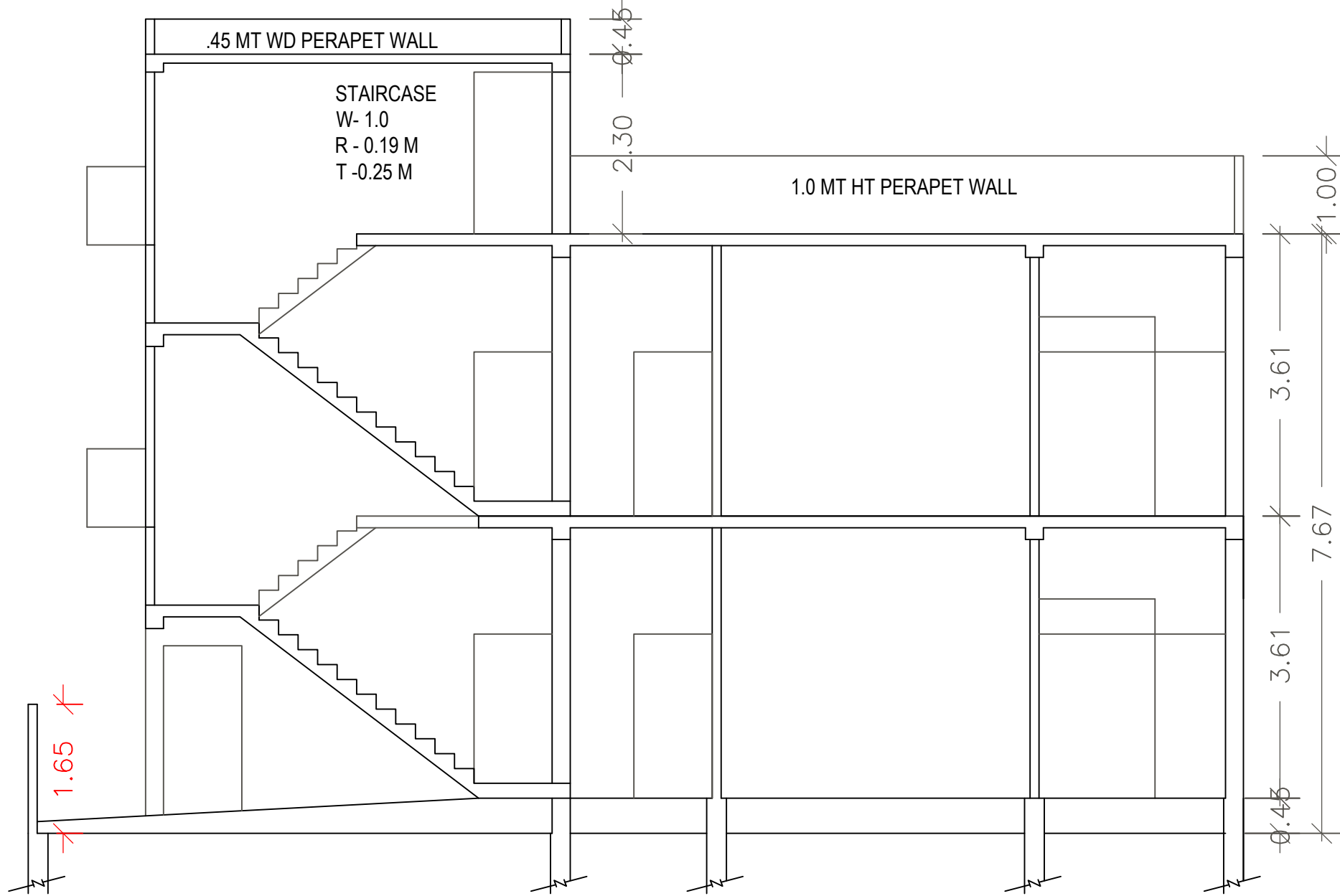
Signature Not Verified

Digitally signed by Arvind Kumar Upadhyay
Date: 26 Sep 2025 13:30
Designation: Licensed Engineer

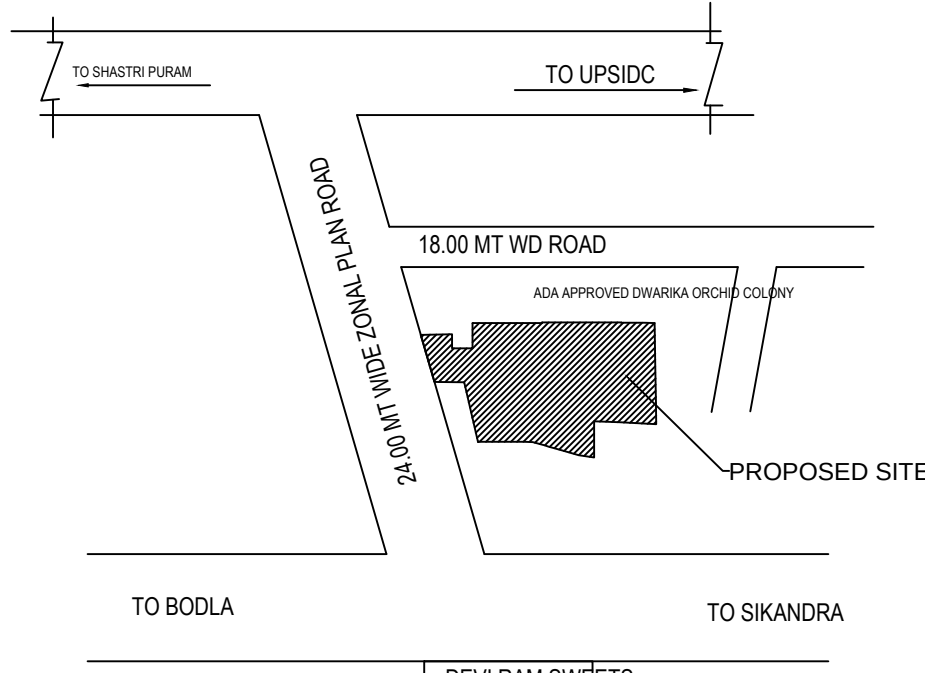
Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 11 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL



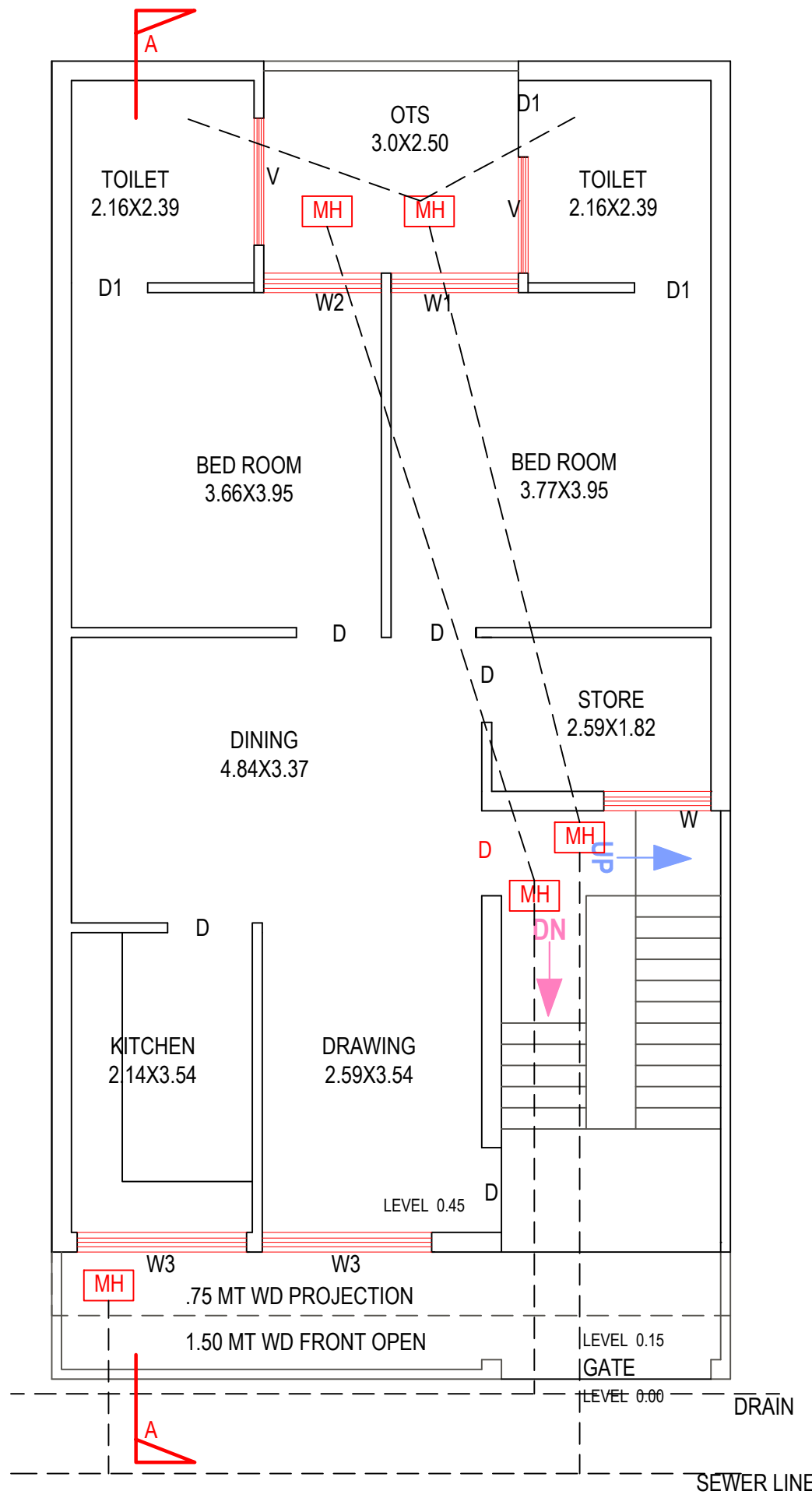
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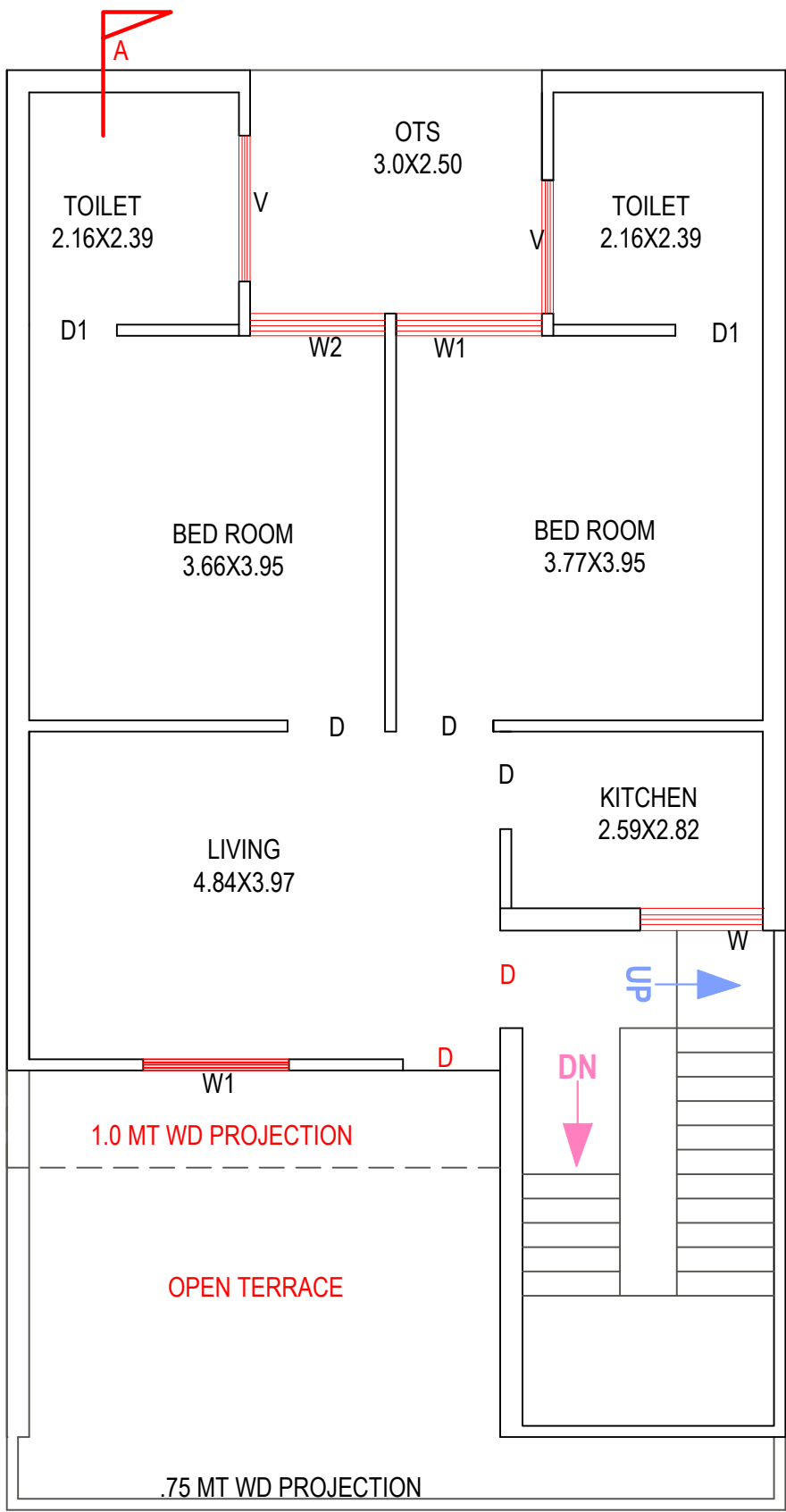
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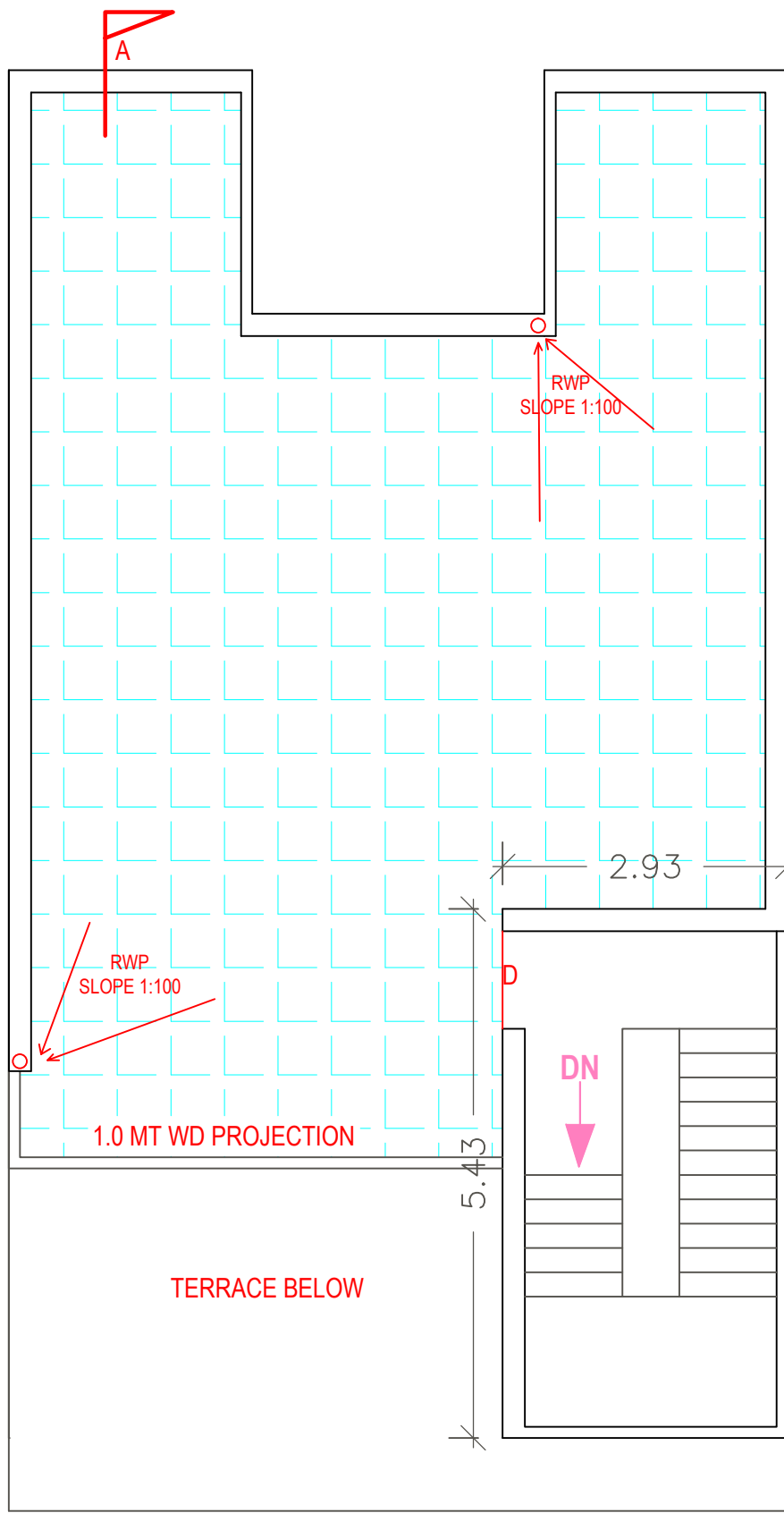
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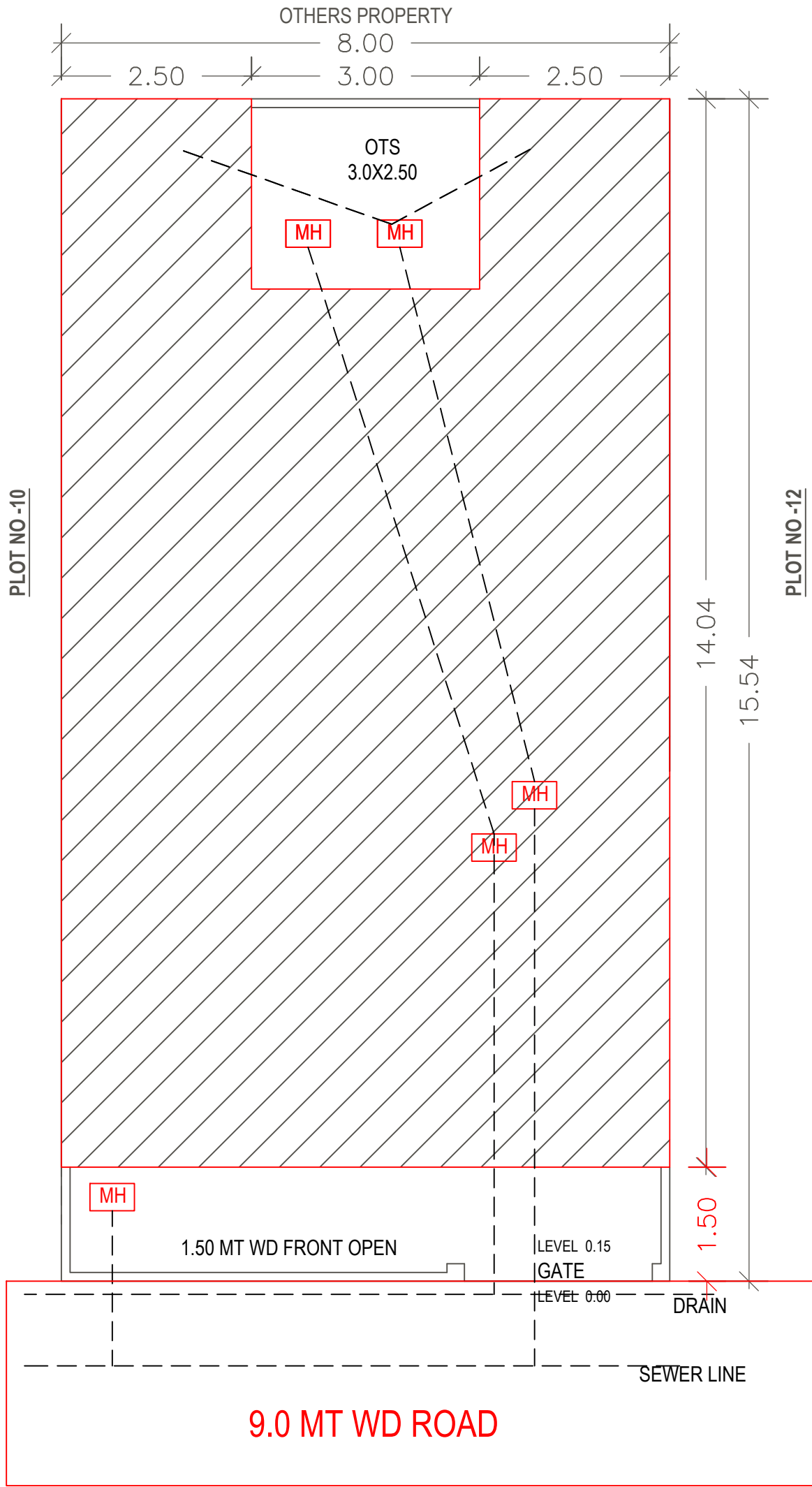
GROUND FLOOR PLAN



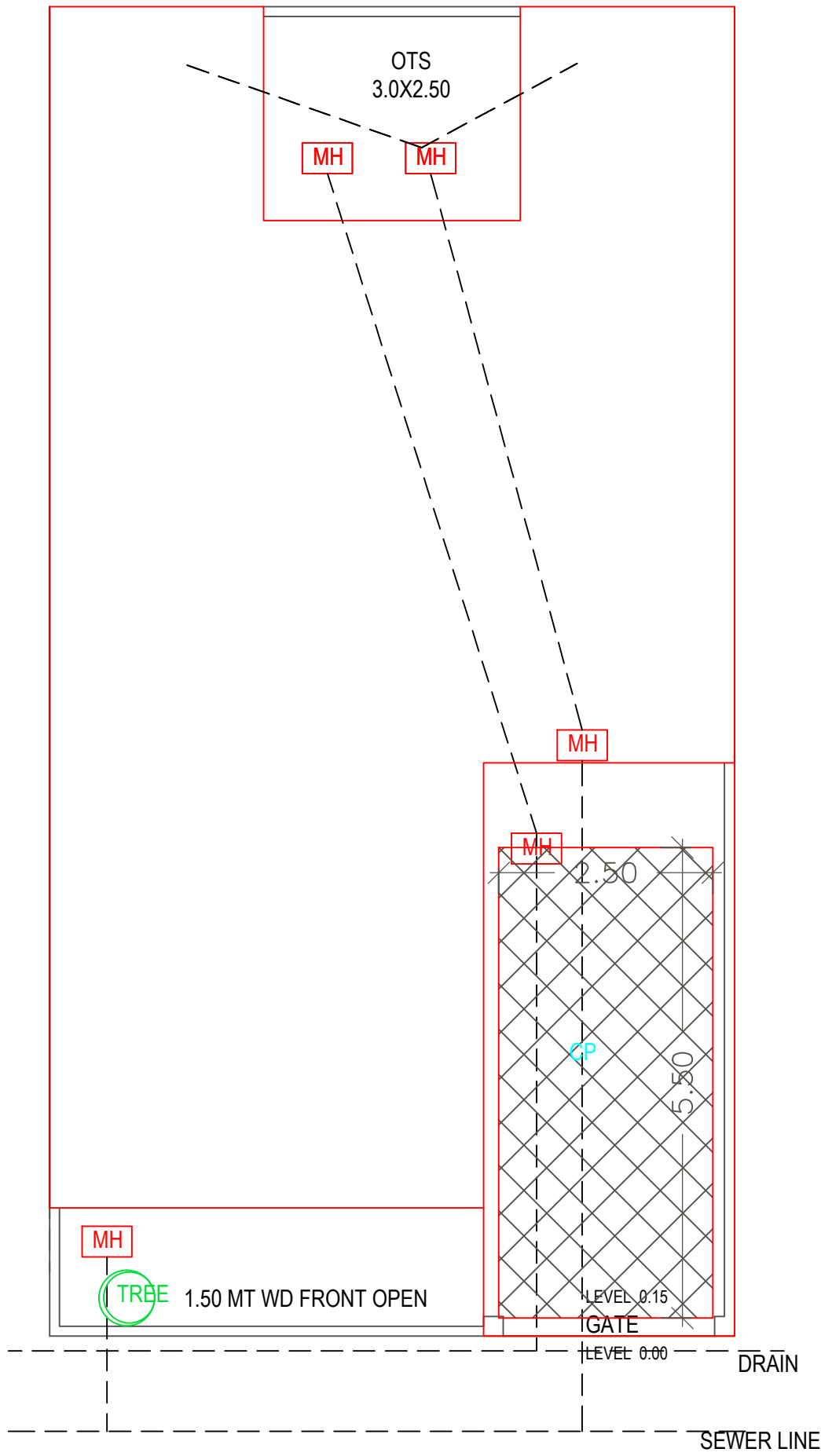
FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN



SERVICES PLAN

FILE NO - ADA/BP/25-26/671

PERMISABEL FAR CALCULATION

FAR 35 TO 150 SQ MT = 2.00

TOTAL PLOT AREA = 124.32

THEN PERMISSIBLE FAR

124.32 X 2.0 = 248.64 SQ MT

PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	124.32	
PROPOSED GR. FLOOR COV. AREA	104.82	
OPEN AREA	19.50	
PROPOSED FT. FLOOR COV. AREA	104.82	
AREA UNDER F S I (ACHIEVED)	209.64	1.68
MUMTY COV. AREA	15.90	
TOTAL PROPOSED BUILDUP AREA	225.54	

DOOR & WINDOW

D	1.0X2.10	W	1.80X1.20
D1	.90X2.10	W1	1.50X1.20
W2	1.2X2.10	V	1.50X0.45
W3	3.0 X 1.50		

OWNER SIGN

Er. A.K. Upadhyay

B.Tech(A-549085-6)

NORTH

ER. A.K. UPADHYAY

B. Tech. (Civil)

Structural & Architectural Consultant

Regd. A-549085-6

56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA

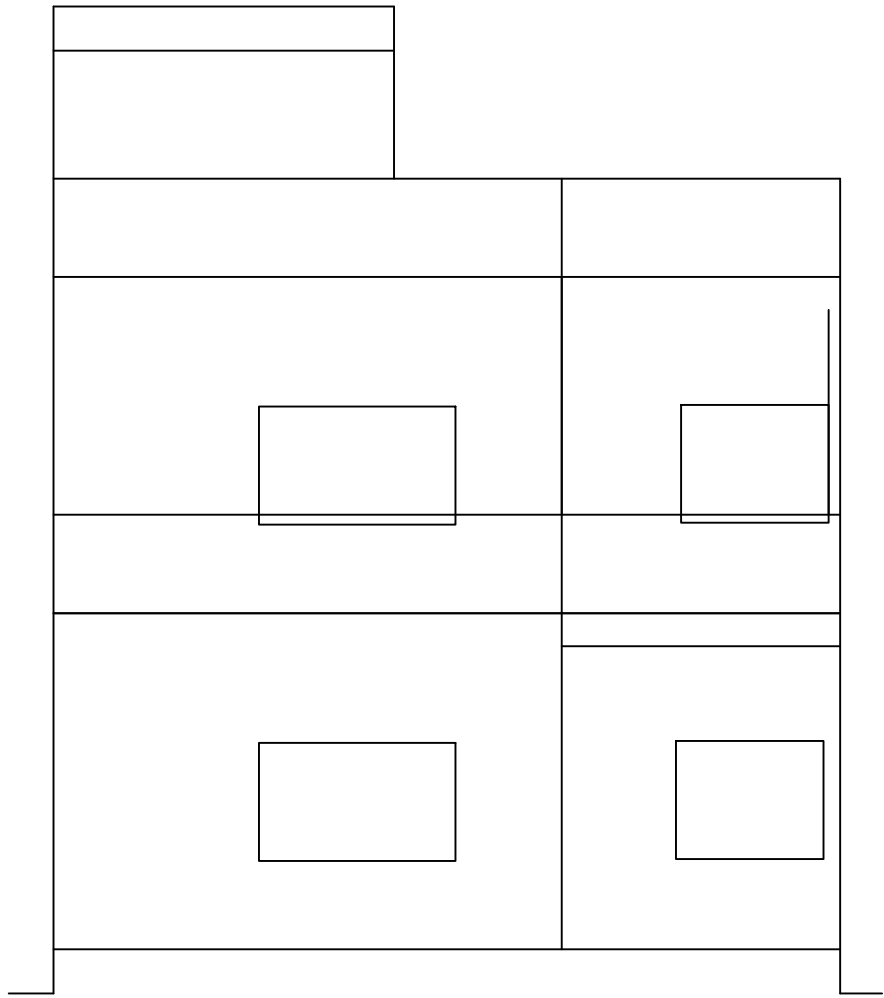
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Signature Not Verified

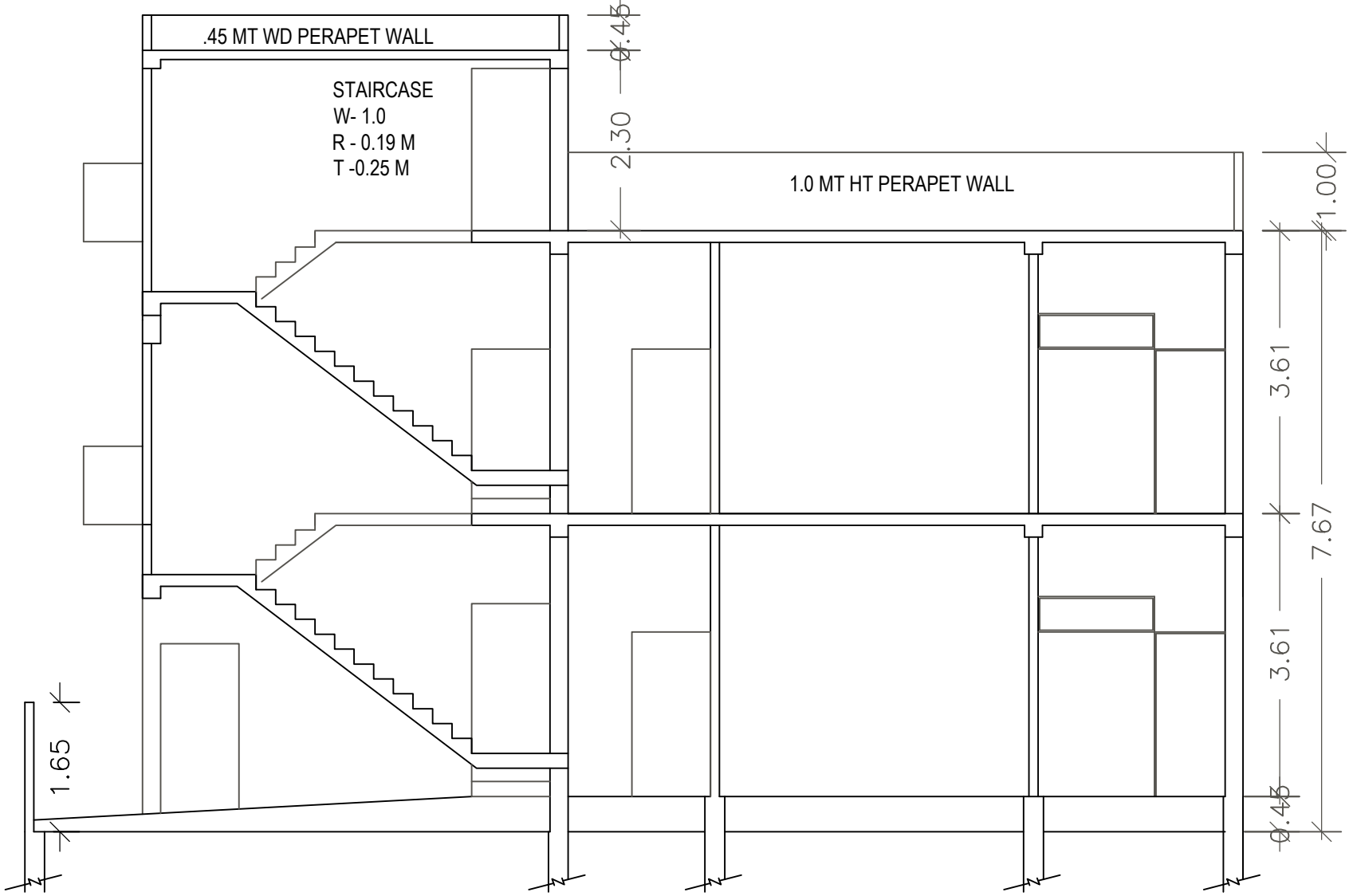
Digitally signed by Arvind Kumar Upadhyay
Date: 15 Oct 2025 13:41:11
Designation: Licensed Engineer

Signature Not Verified

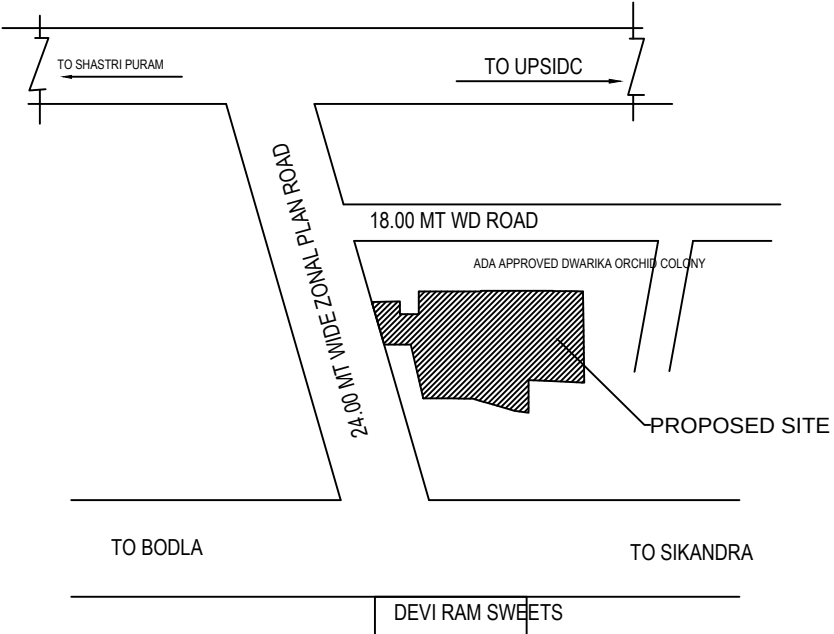
Digitally signed by Arvind Kumar Upadhyay
Date: 15 Oct 2025 13:41:11
Designation: Licensed Engineer



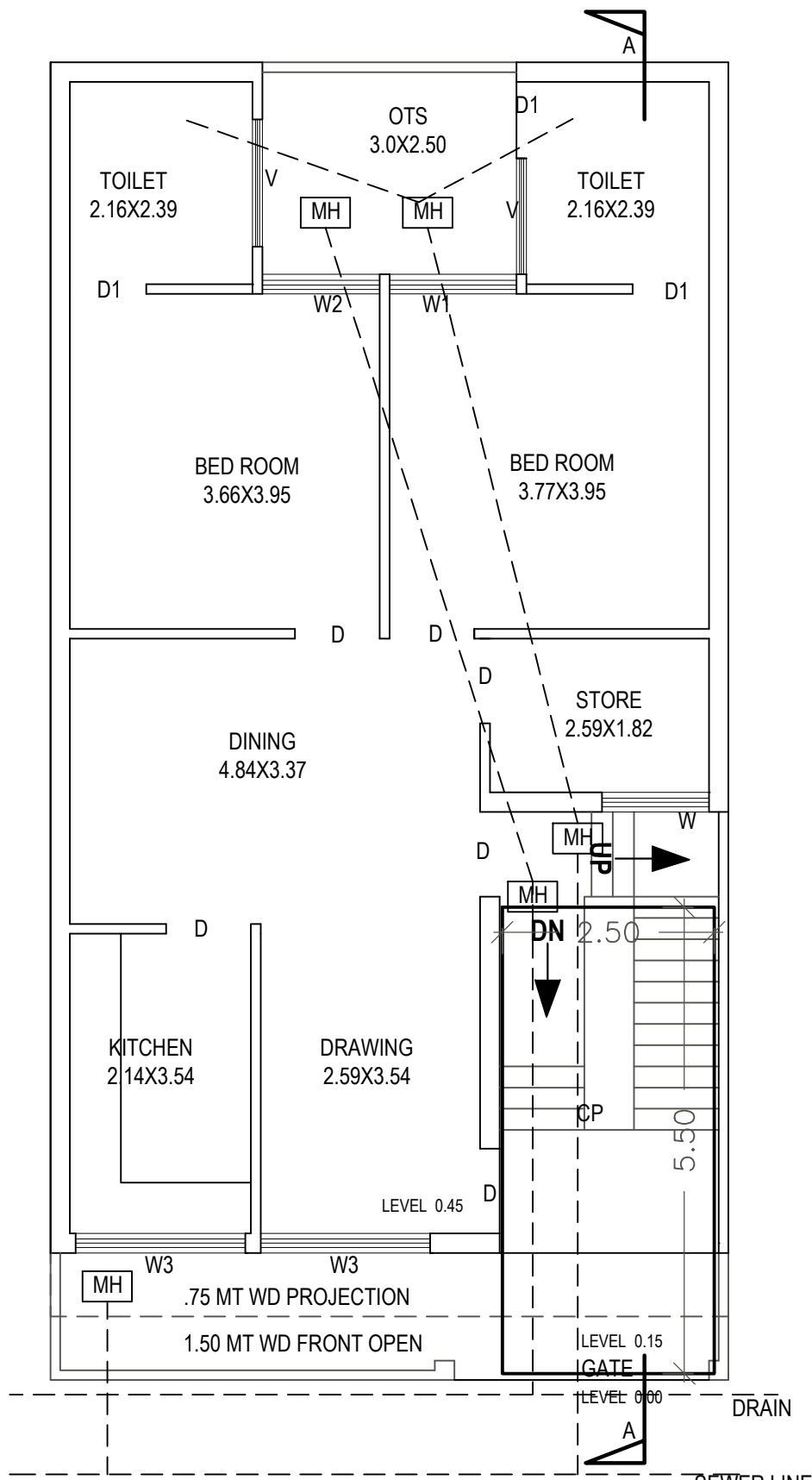
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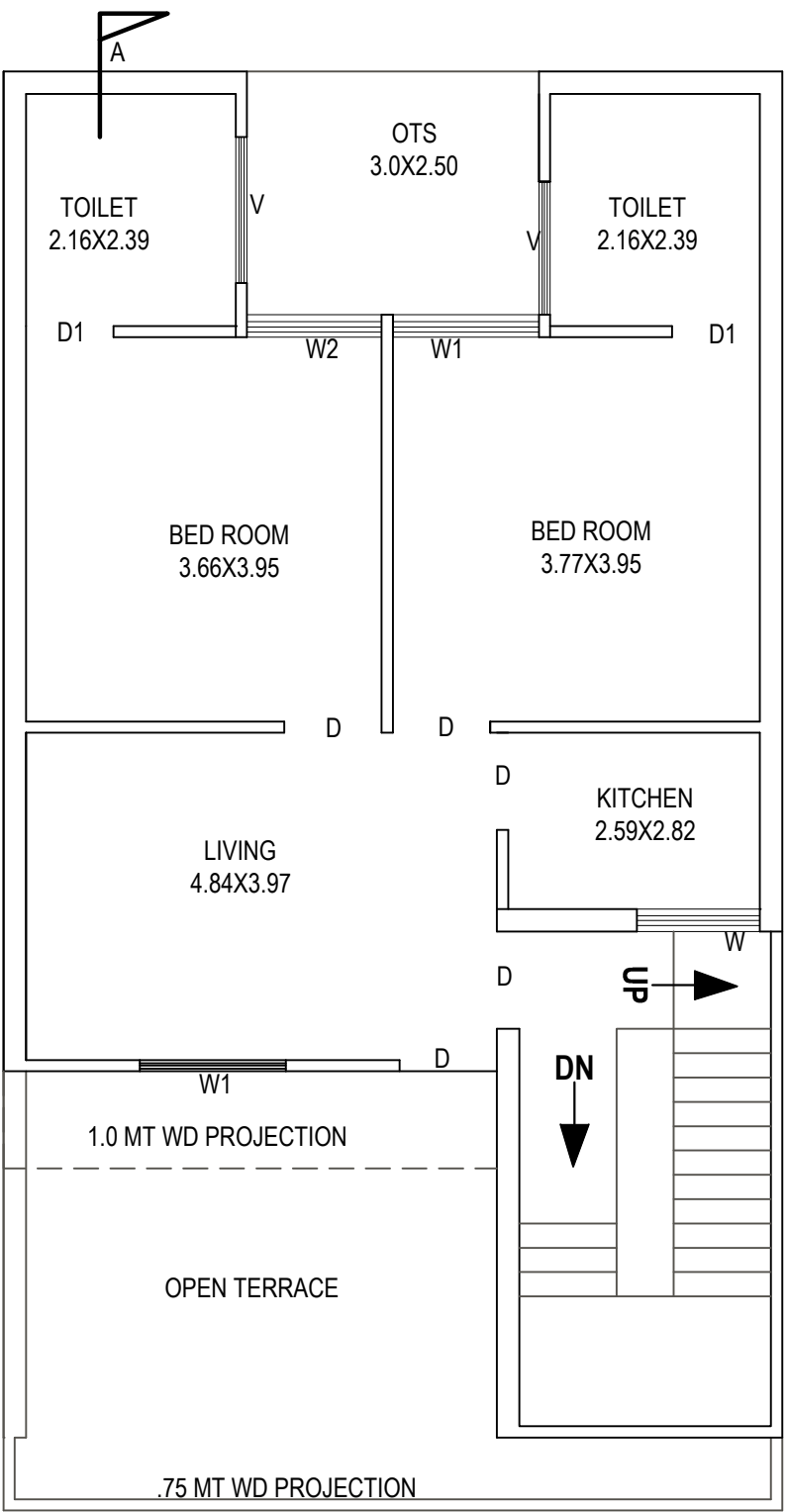
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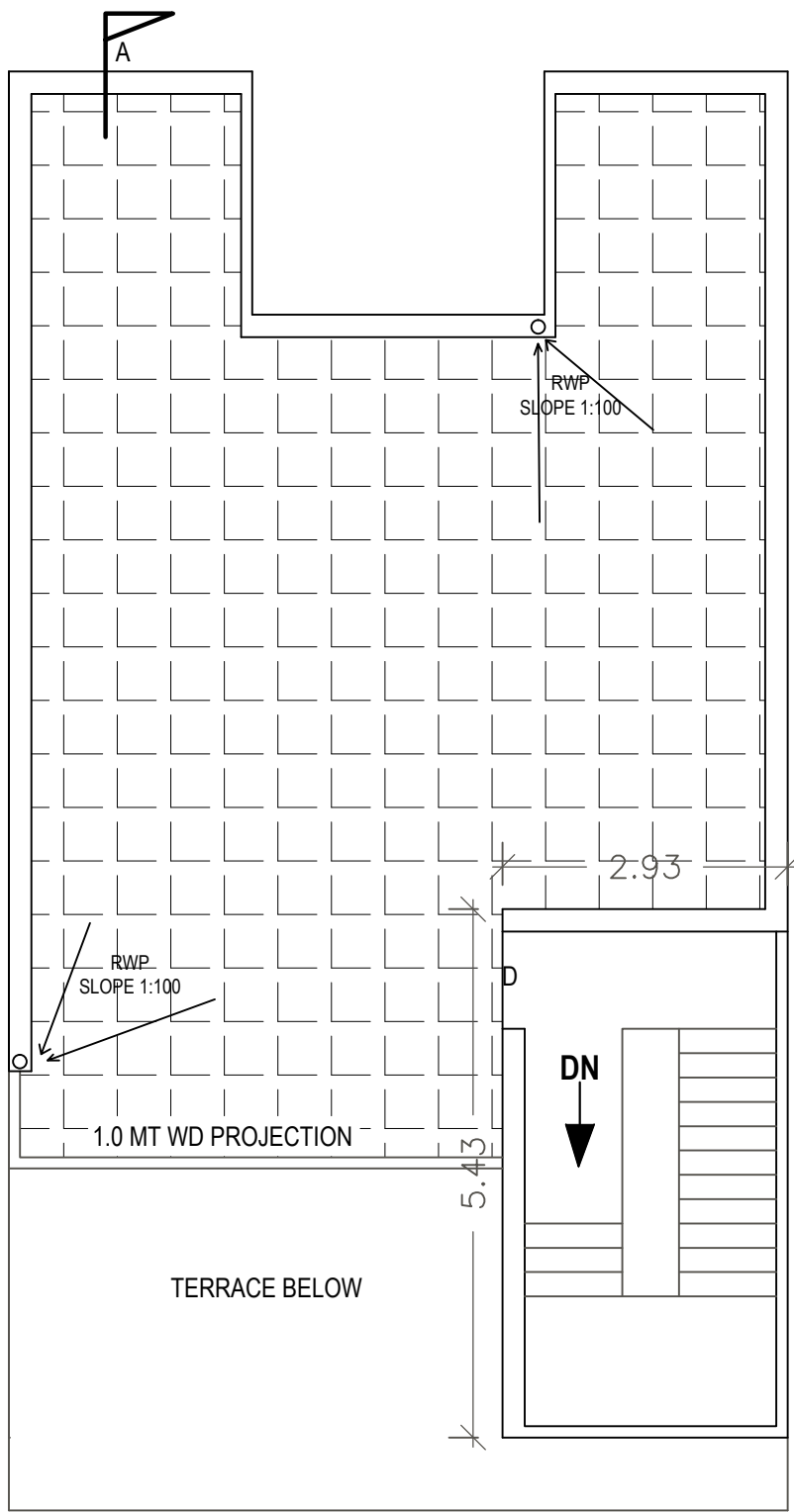
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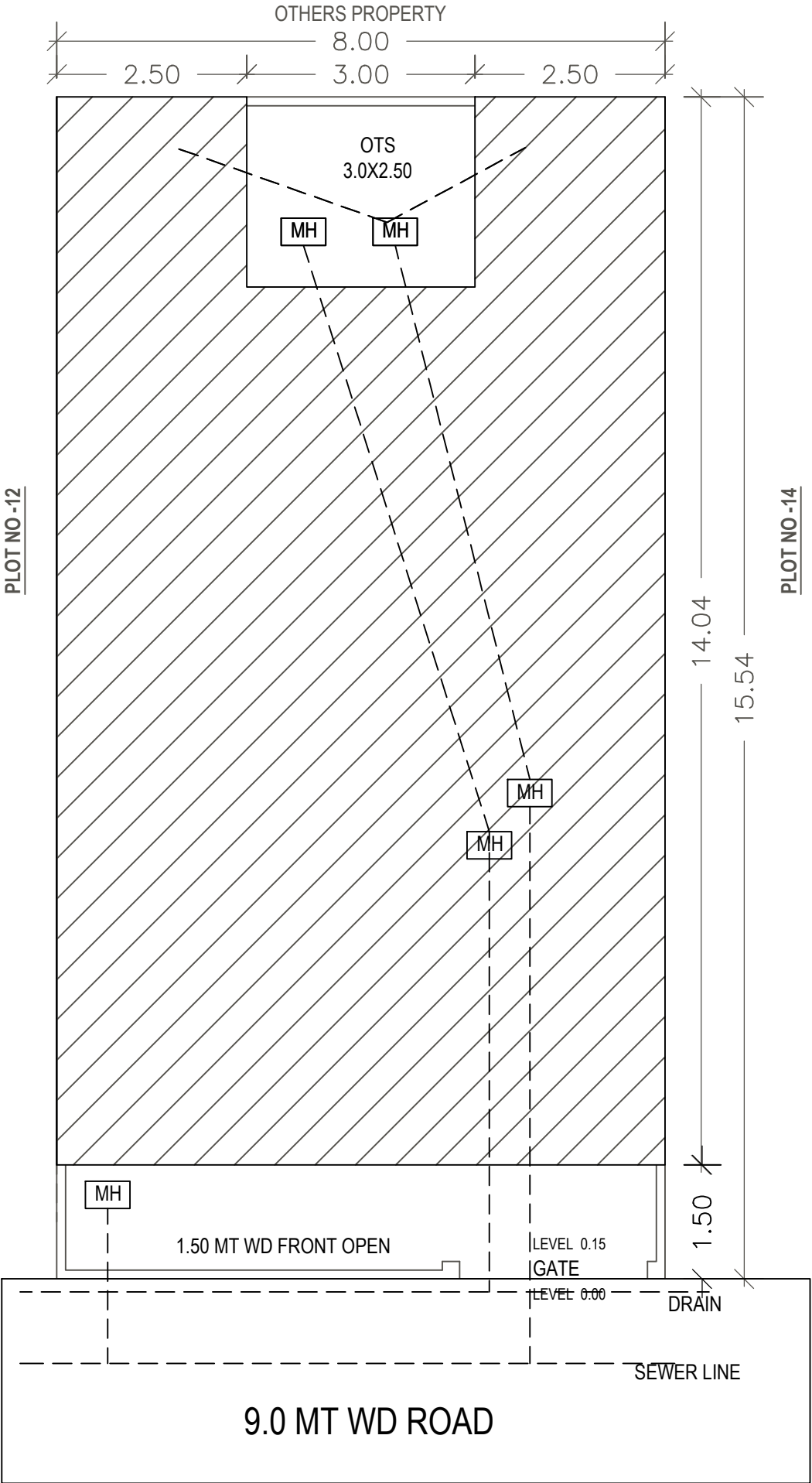
GROUND FLOOR PLAN



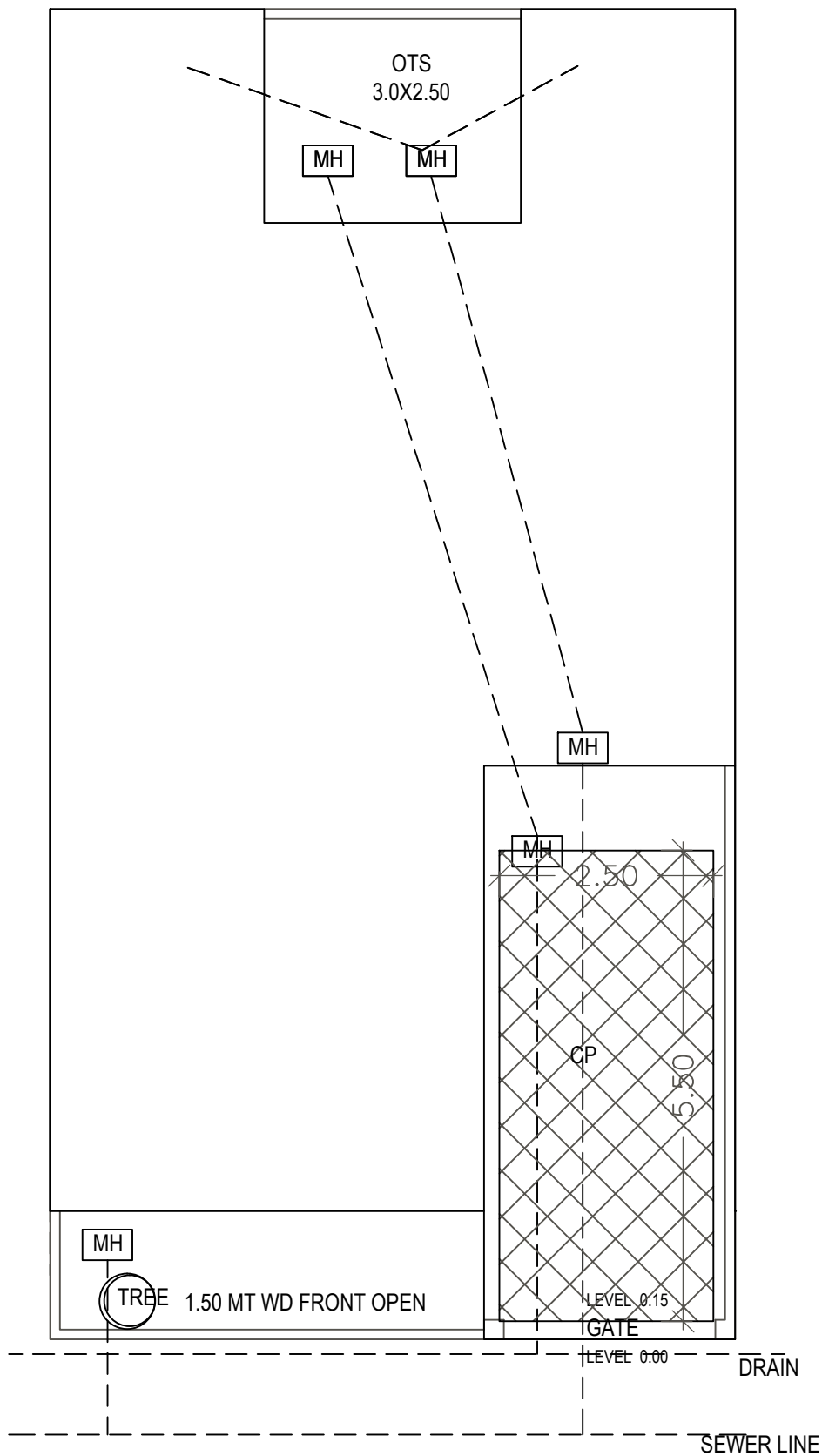
FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN



SERVICES PLAN

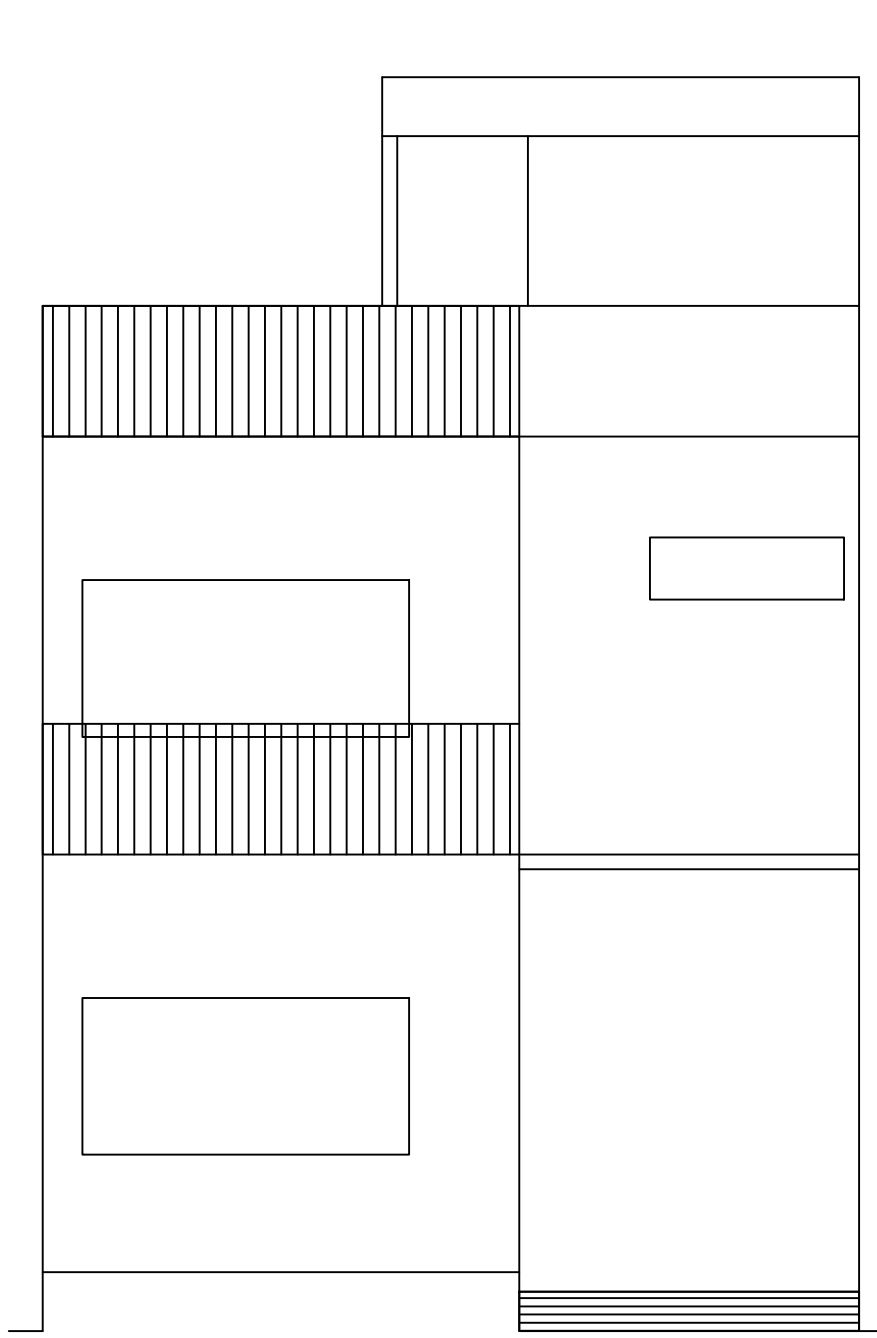
FILE NO - ADA / BP / 25-26 / 0674			
PERMISABEL FAR CALCULATION			
FAR 35 TO 150 SQ MT = 2.00			
TOTAL PLOT AREA = 124.32			
THEN PERMISSIBLE FAR			
124.32 X 2.0 = 248.64 SQ MT			
PARTICULARS		PROPOSED	%
TOTAL PLOT AREA		124.32	1.68
PROPOSED GR. FLOOR COV. AREA		104.82	
OPEN AREA		19.50	
PROPOSED FT. FLOOR COV. AREA		104.82	
AREA UNDER F S I (ACHIEVED)		209.64	
MUMTY COV. AREA		15.90	
TOTAL PROPOSED BUILDUP AREA		225.54	
DOOR & WINDOW			
D	1.0X2.10	W	1.80X1.20
D1	.90X2.10	W1	1.50X1.20
W2	1.2X2.10	V	1.50X0.45
W3	3.0 X 1.50		
			
		<u>NORTH</u>	
			
OWNER SIGN		ER. A.K. UPADHYAY B. Tech. (Civil) Structural & Architectural Consultant Regd. A-549085-6 56, Jaipur House Market, Agra-10	
<u>Er. A.K. Upadhyay</u> <u>B.Tech(A-549085-6)</u>			
MODERN HOUSE PLANNERS			
OFF : 56 JAIPUR HOUSE MARKET AGRA			
PH: 9897690908,OFF: 9760702742.			

Signature Not Verified

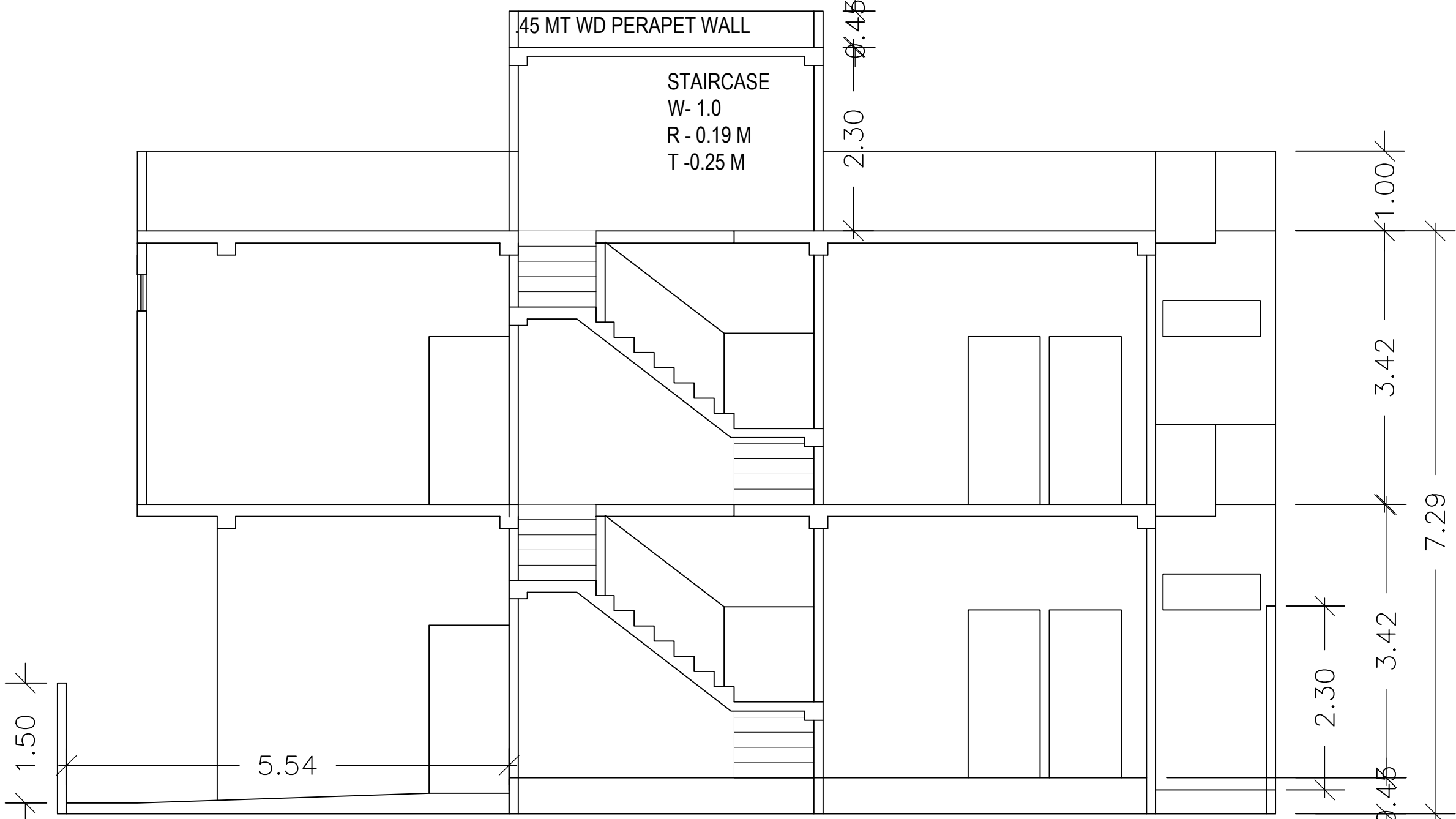
Digitally signed by Arvind Kumar Upadhyay
Date: 15 Oct 2025 08:11:11
Designation: Licensed Engineer

Signature Not Verified

Digitally signed by Arvind Kumar Upadhyay
Date: 15 Oct 2025 08:11:11
Designation: Licensed Engineer

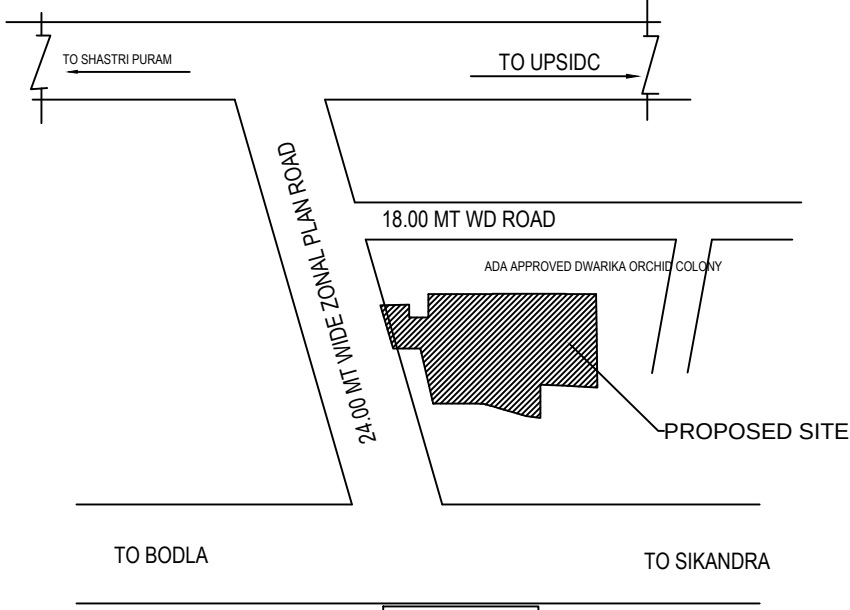


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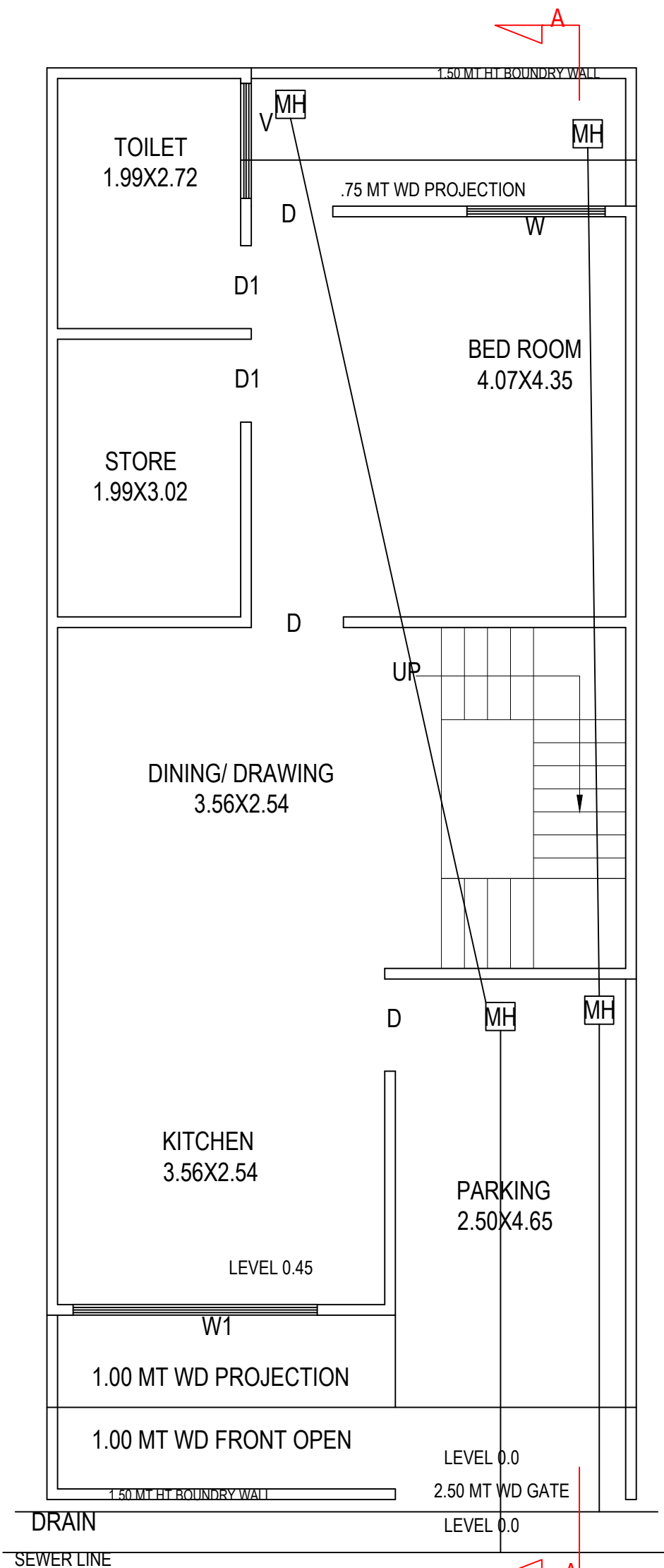


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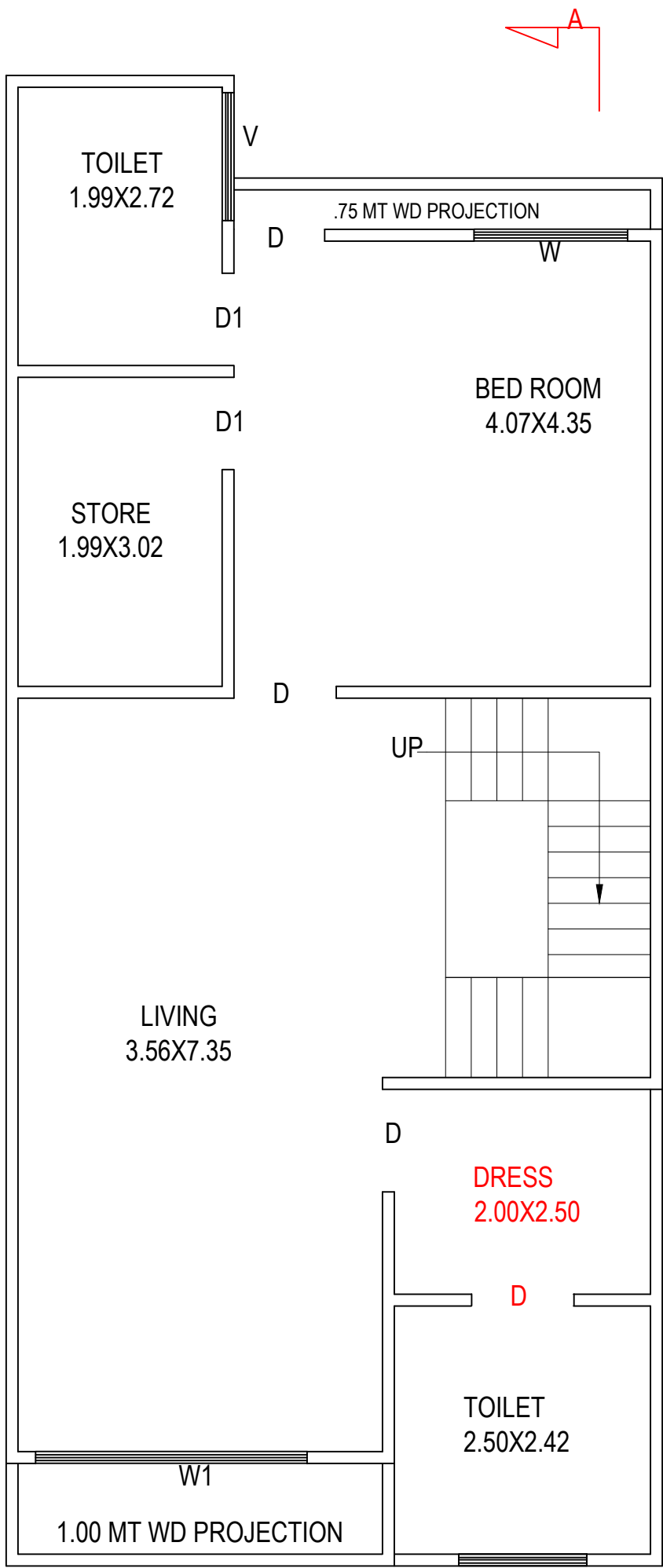
FOUNDATION AS PER SOIL CONDITION



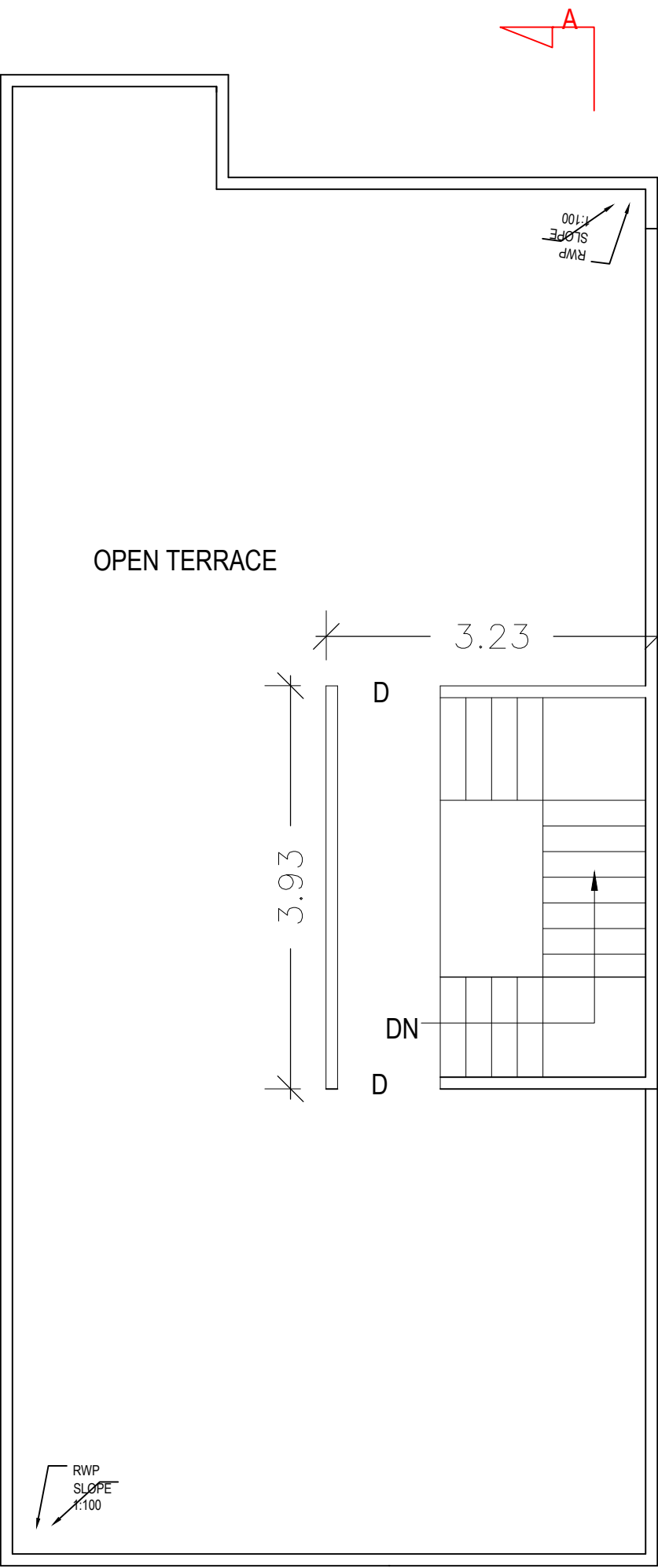
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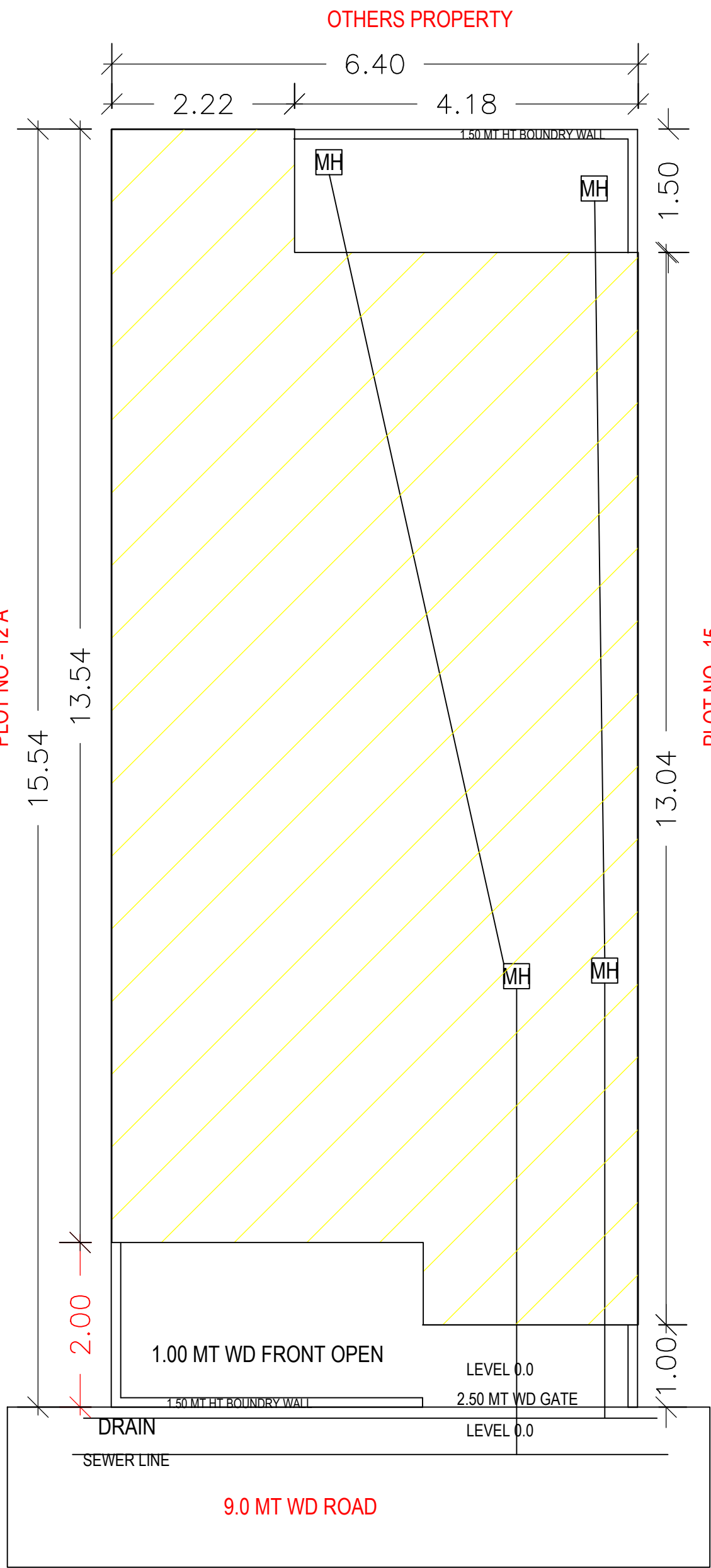
GROUND FLOOR PLAN



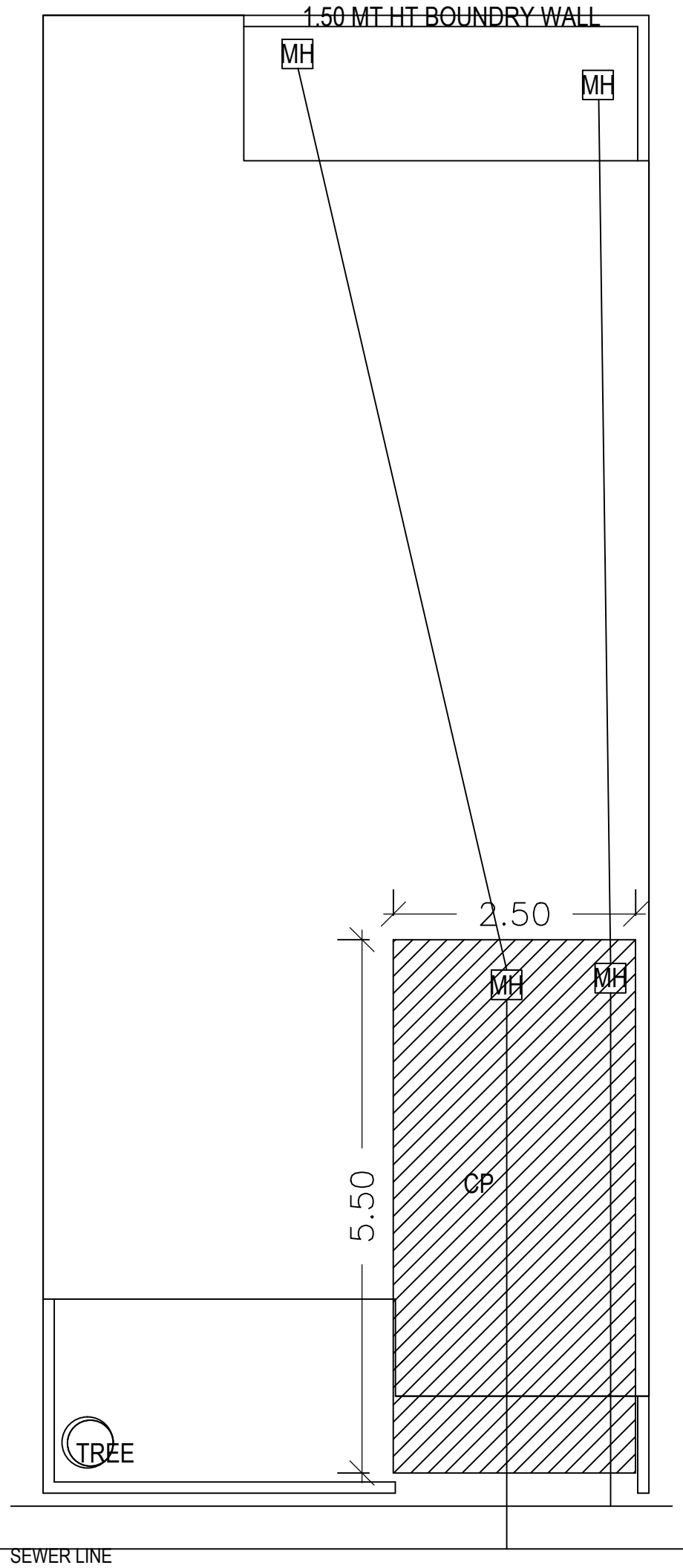
FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN



SERVICES PLAN

FILE NO - ADA/BP/25-26/0675

PERMISABEL FAR CALCULATION

FAR 35 TO 150 SQ MT = 2.00
TOTAL PLOT AREA = 99.96
THEN PERMISSIBLE FAR
99.96 X 2.0 = 199.92 SQ MT

PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	99.46	
PROPOSED GR. FLOOR COV. AREA	83.00	
OPEN AREA	16.46	
PROPOSED FT. FLOOR COV. AREA	83.00	
AREA UNDER F S I (ACHIEVED)	166.00	1.66
MUMTY COV. AREA	12.69	
TOTAL PROPOSED BUILDUP AREA	178.69	

DOOR & WINDOW

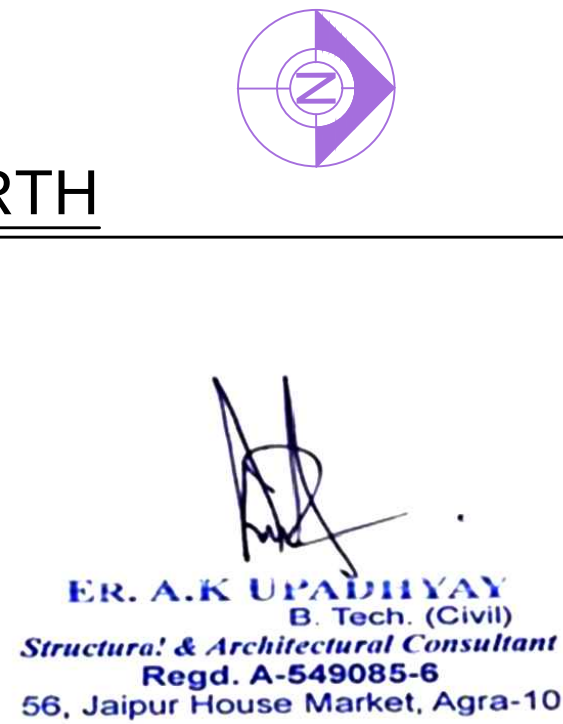
D	1.0X2.10	W	1.50X1.20
D1	.90X2.10	W1	2.50X1.20
D2		V	1.50X0.45



OWNER SIGN

Er. A.K. Upadhyay
B.Tech(A-549085-6)

NORTH



MODERN HOUSE PLANNERS

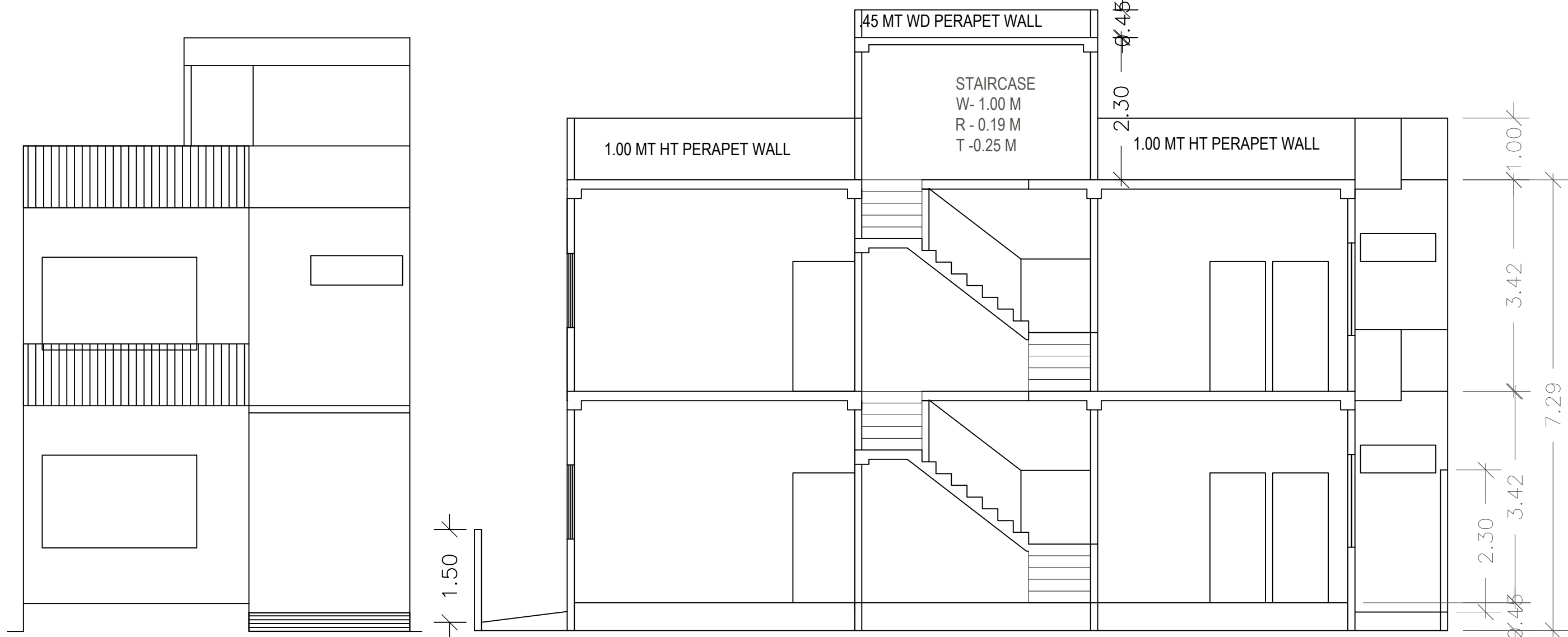
OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908,OFF: 9760702742.

Signature Not Verified

Digitally signed by Arvind Kumar Upadhyay
Date: 15 Oct 2025 06:59:57
Designation: Licensed Engineer

Signature Not Verified

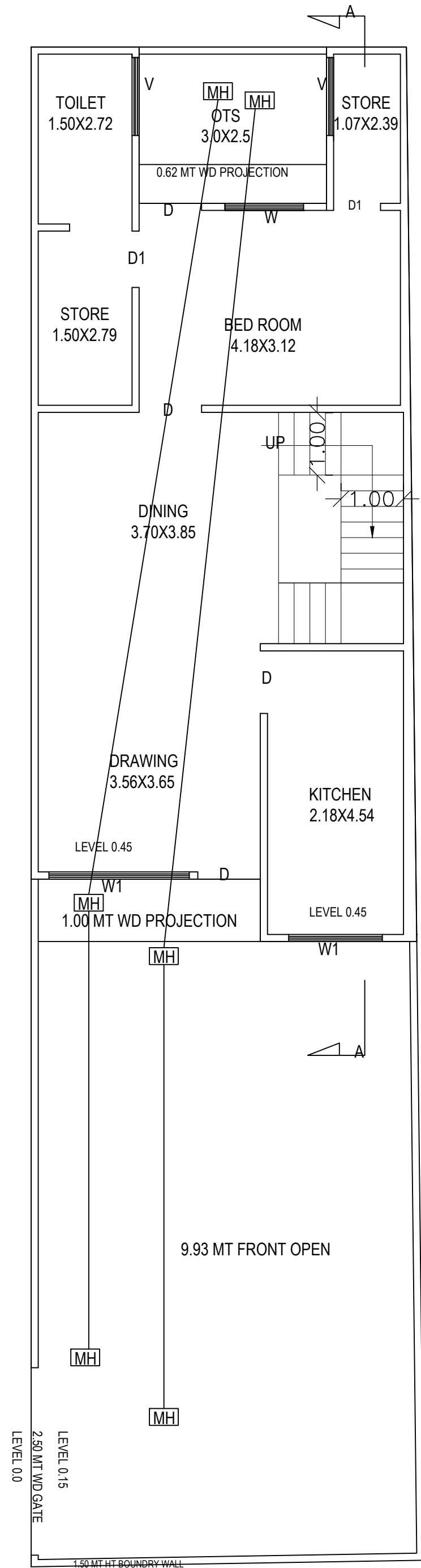
Digitally signed by Arvind Kumar Upadhyay
Date: 15 Oct 2025 06:59:57
Designation: Licensed Engineer



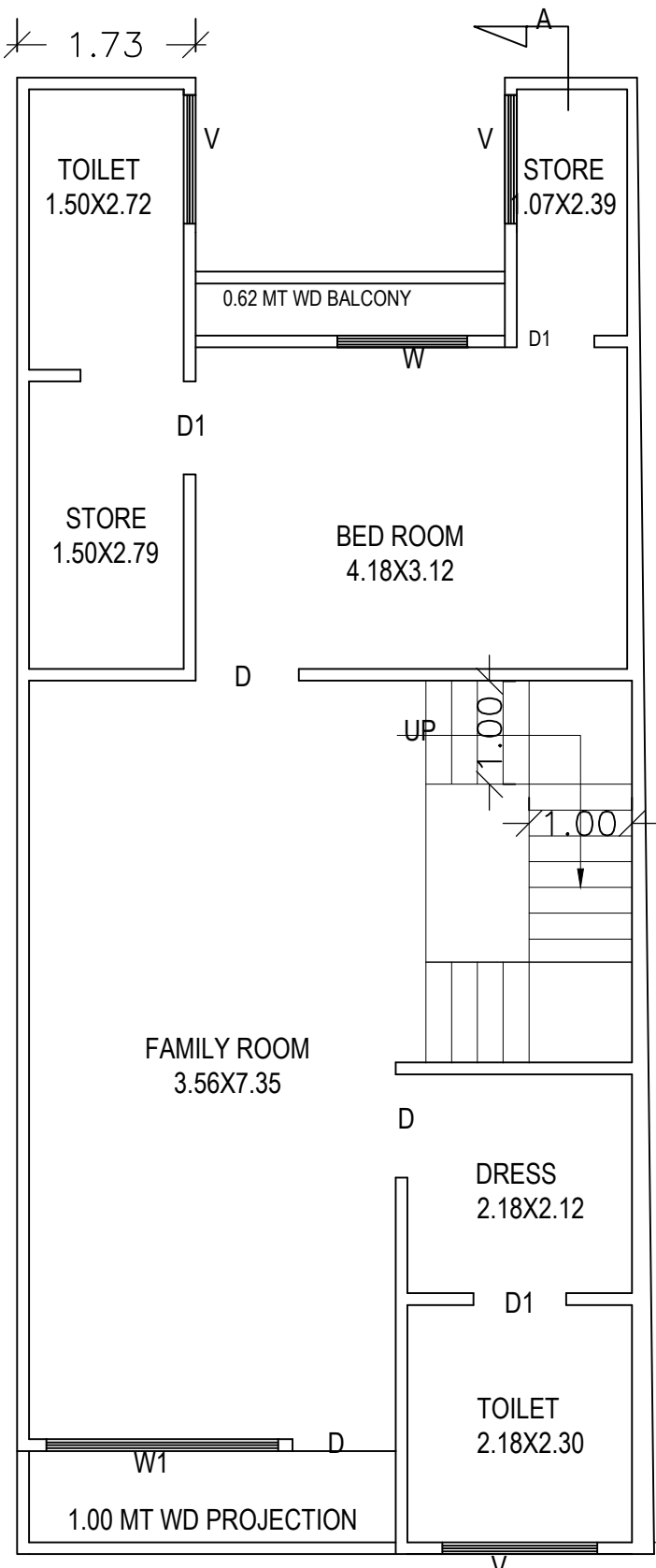
FRONT ELEVATION

SECTION ON A&A

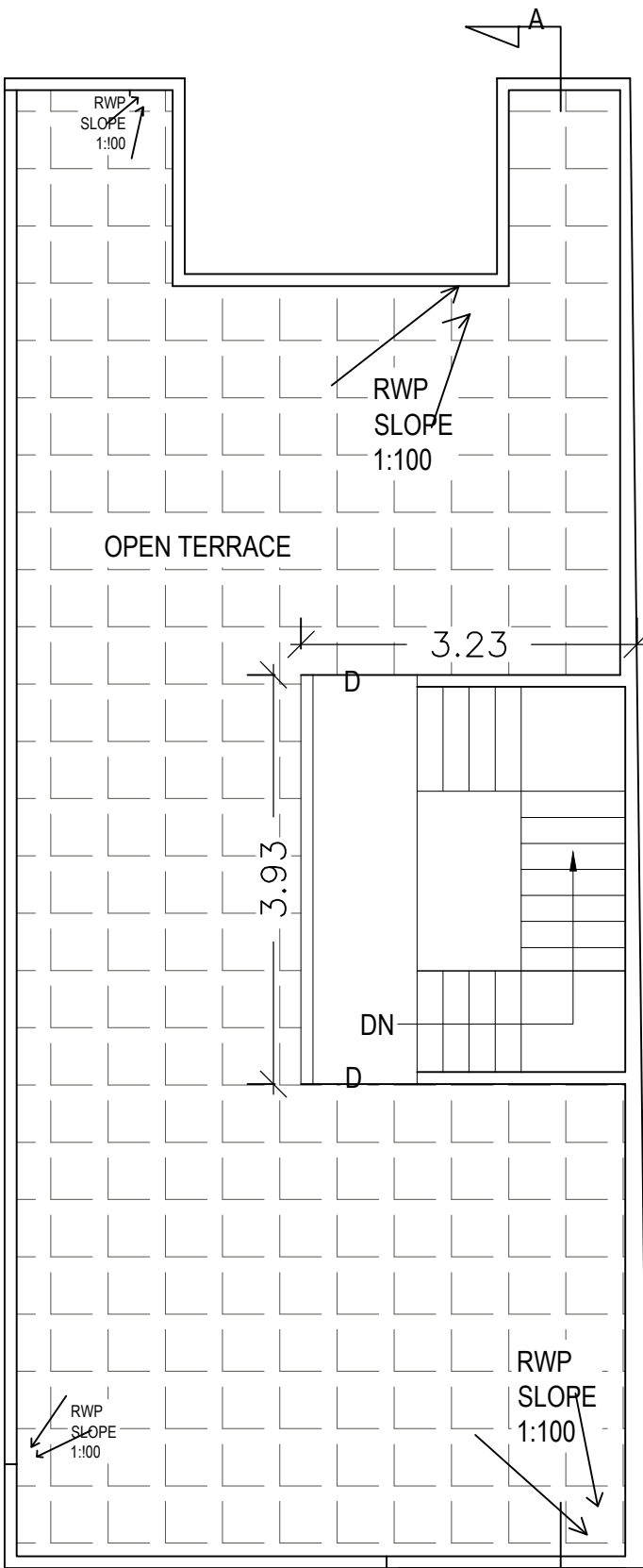
KEY PLAN



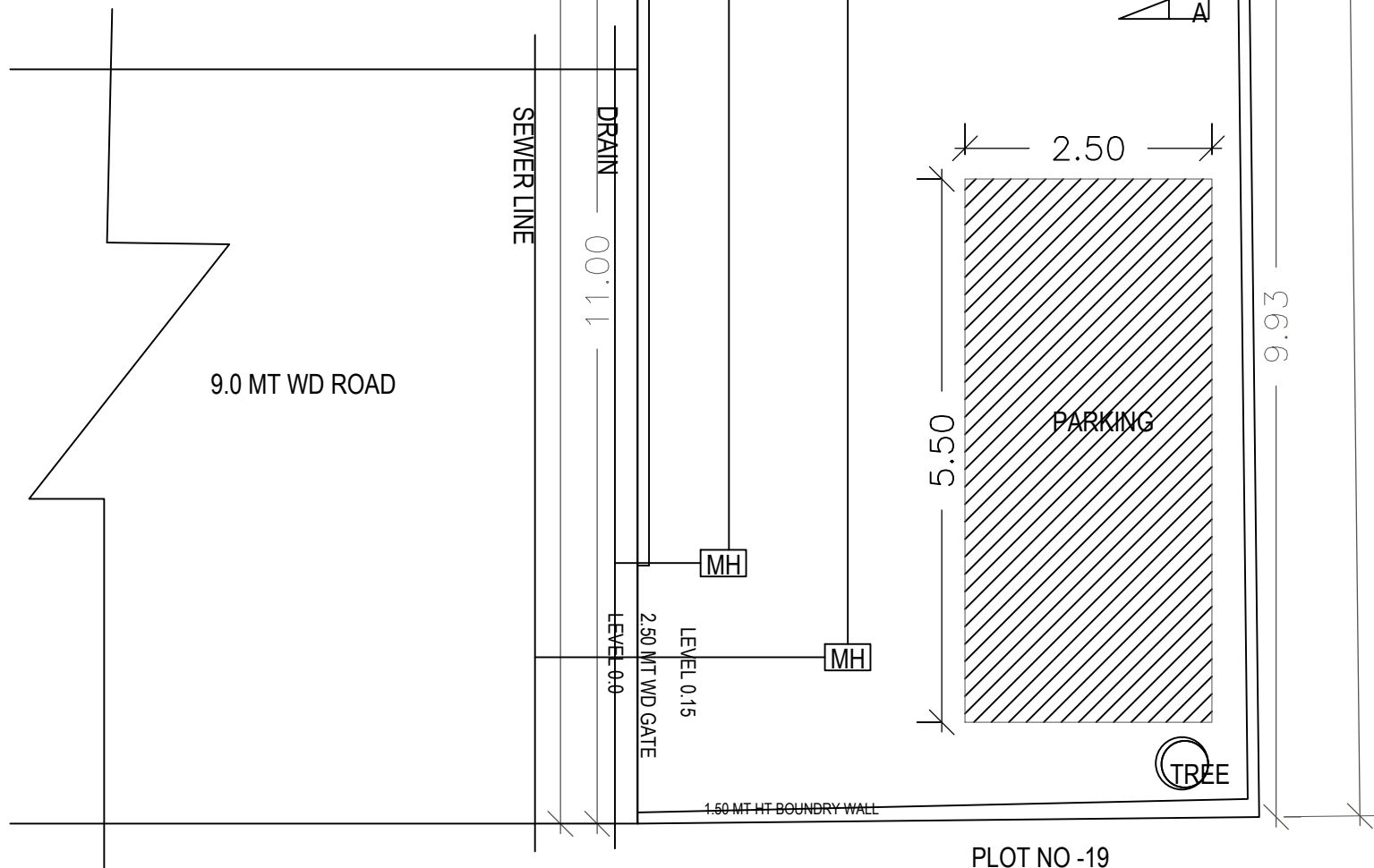
GROUND FLOOR PLAN



FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN

FILE NO - ADA/BP/25-26/0696

PERMISABEL FAR CALCULATION

FAR 35 TO 150 SQ MT = 2.00
TOTAL PLOT AREA = 149.73
THEN PERMISSIBLE FAR
149.73 X 2.0 = 299.46 SQ MT

PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	149.73	
PROPOSED GR. FLOOR COV. AREA	76.02	
OPEN AREA	73.71	
PROPOSED FT. FLOOR COV. AREA	76.02	
AREA UNDER F S I (ACHIEVED)	152.04	1.01
MUMTY COV. AREA	12.69	
TOTAL PROPOSED BUILDUP AREA	164.73	

DOOR & WINDOW

D	1.0X2.10	W	1.50X1.20
D1	.90X2.10	W1	2.50X1.20
D2		V	1.50X0.45

OWNER SIGN

Er. A.K. Upadhyay

B.Tech(A-549085-6)

NORTH

ER. A.K. UPADHYAY

B. Tech. (Civil)

Structural & Architectural Consultant

Regd. A-549085-6

56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

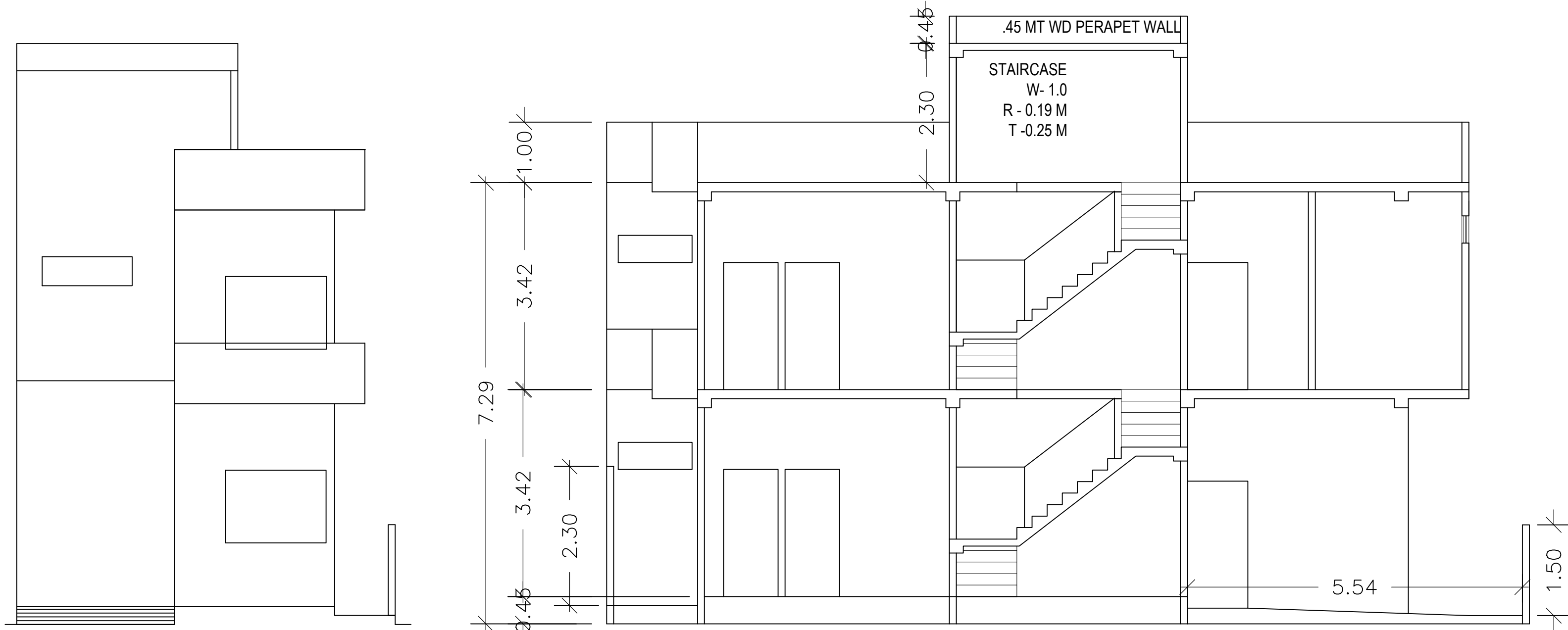
OFF : 56 JAIPUR HOUSE MARKET AGRA

PH: 9897690908,OFF: 9760702742.

Signature Not Verified

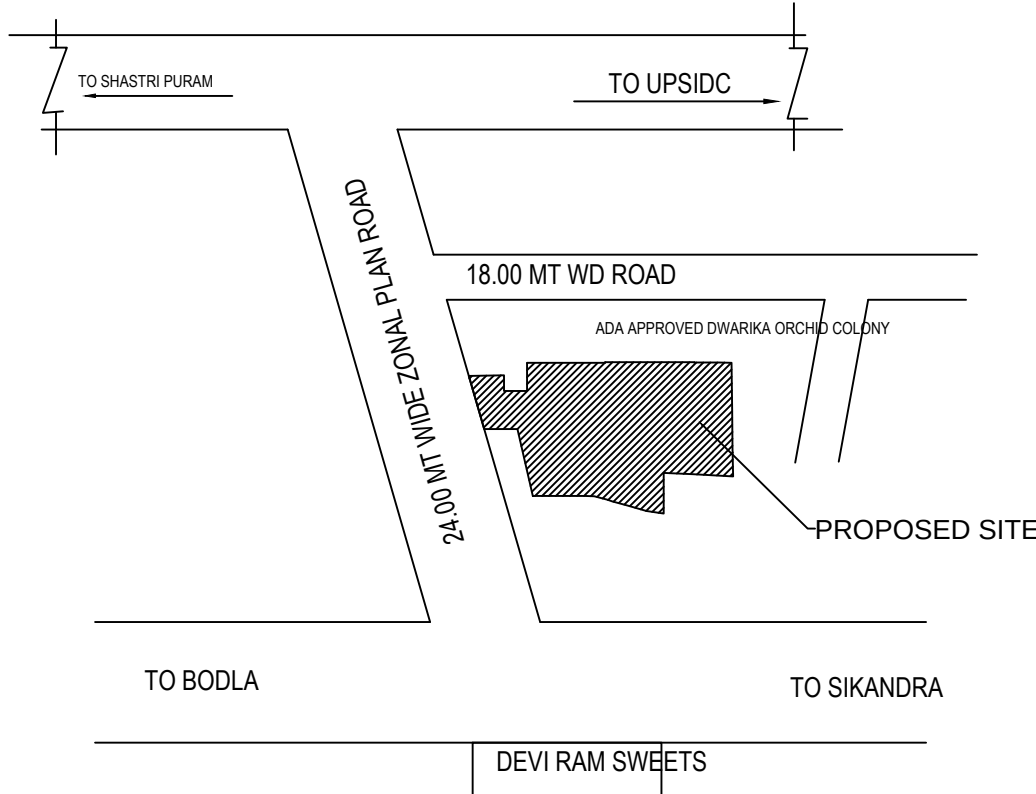
Digitally signed by Arvind Kumar Upadhyay
Date: 18 Oct 2025 11:56:00
Designation: Licensed Engineer

Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 28 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL

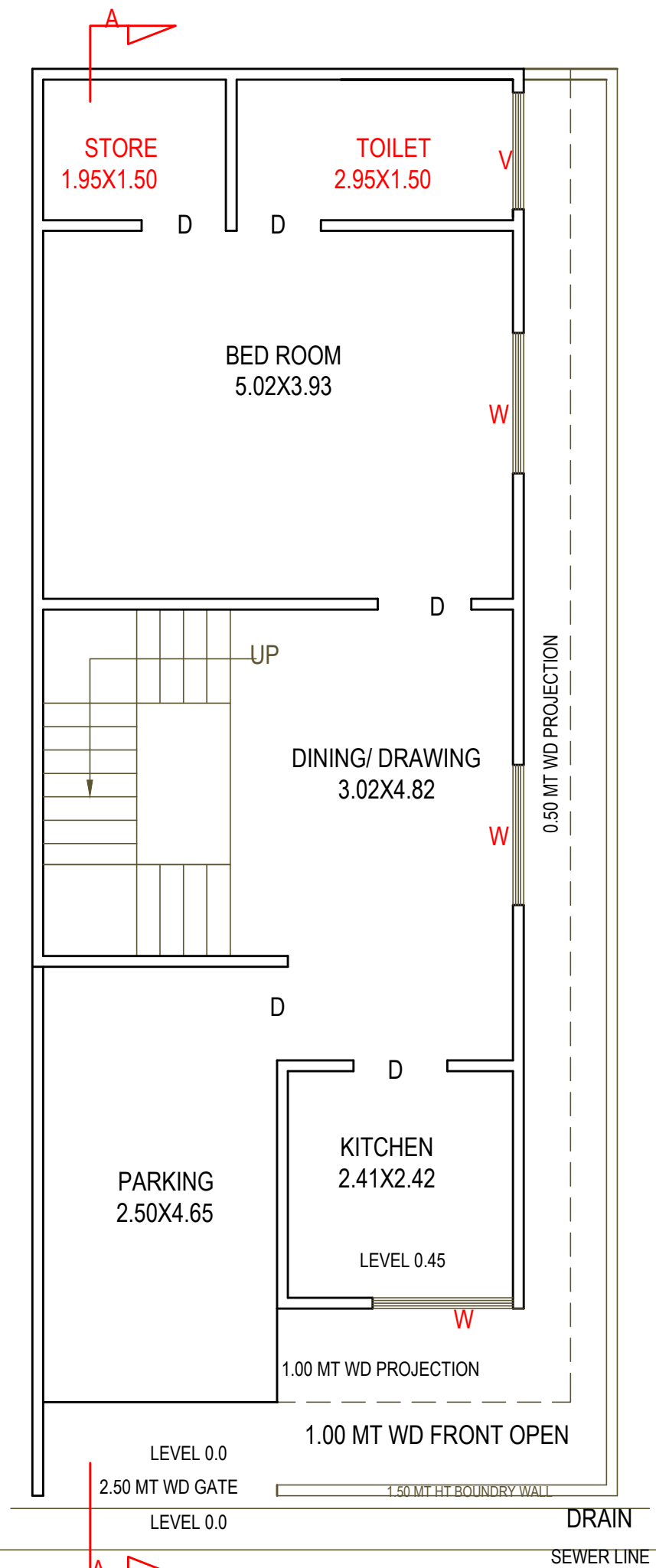


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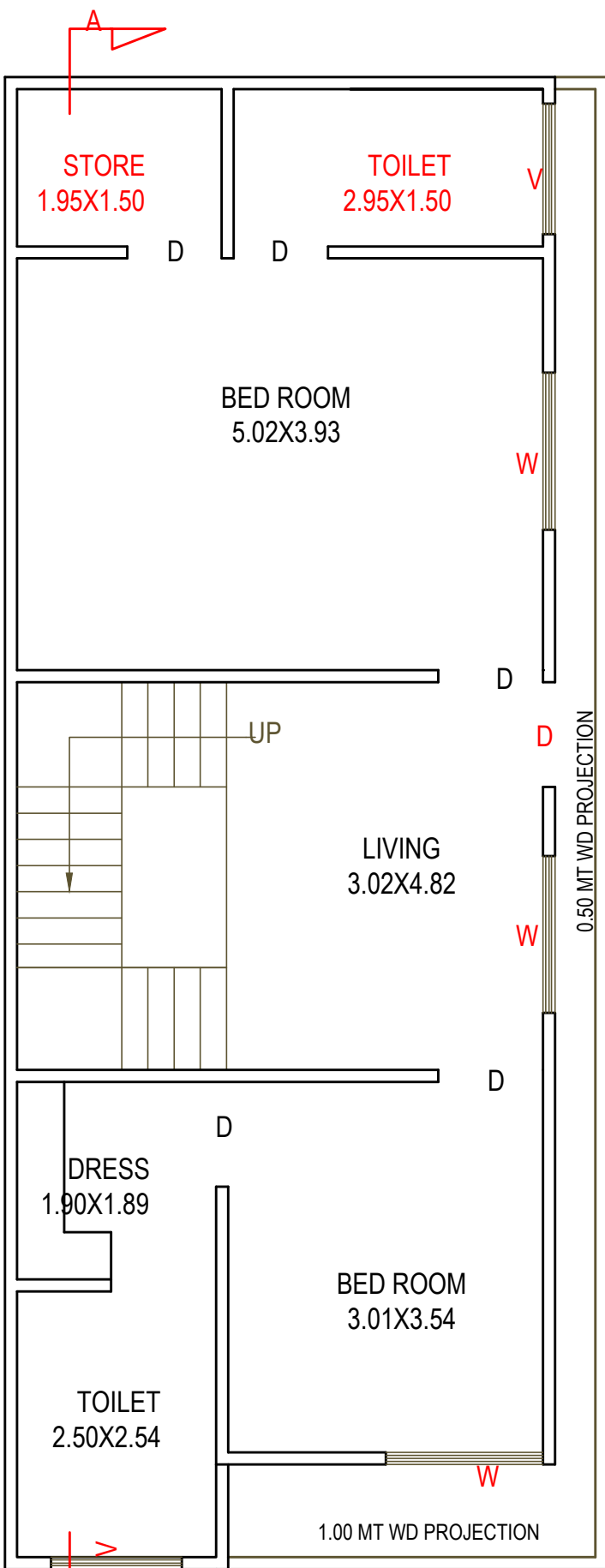
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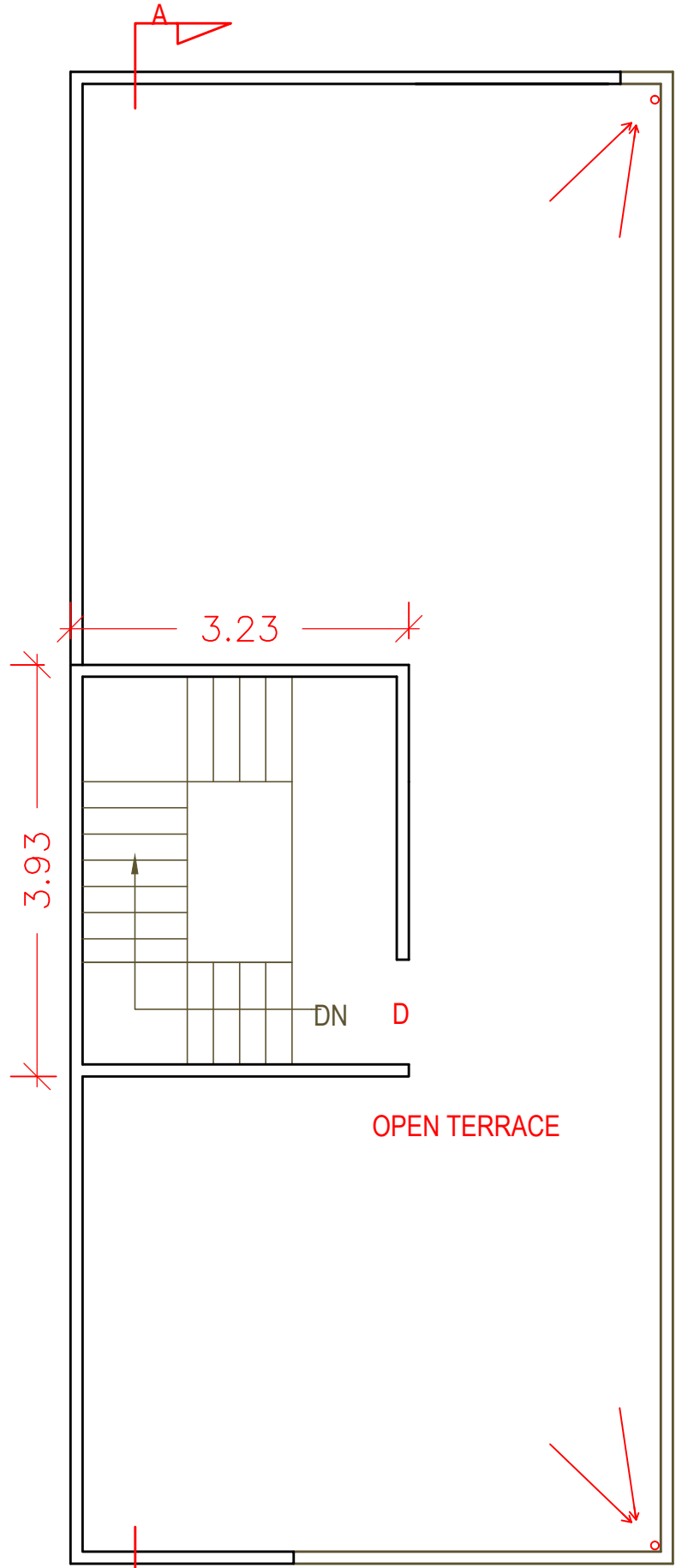
KEY PLAN



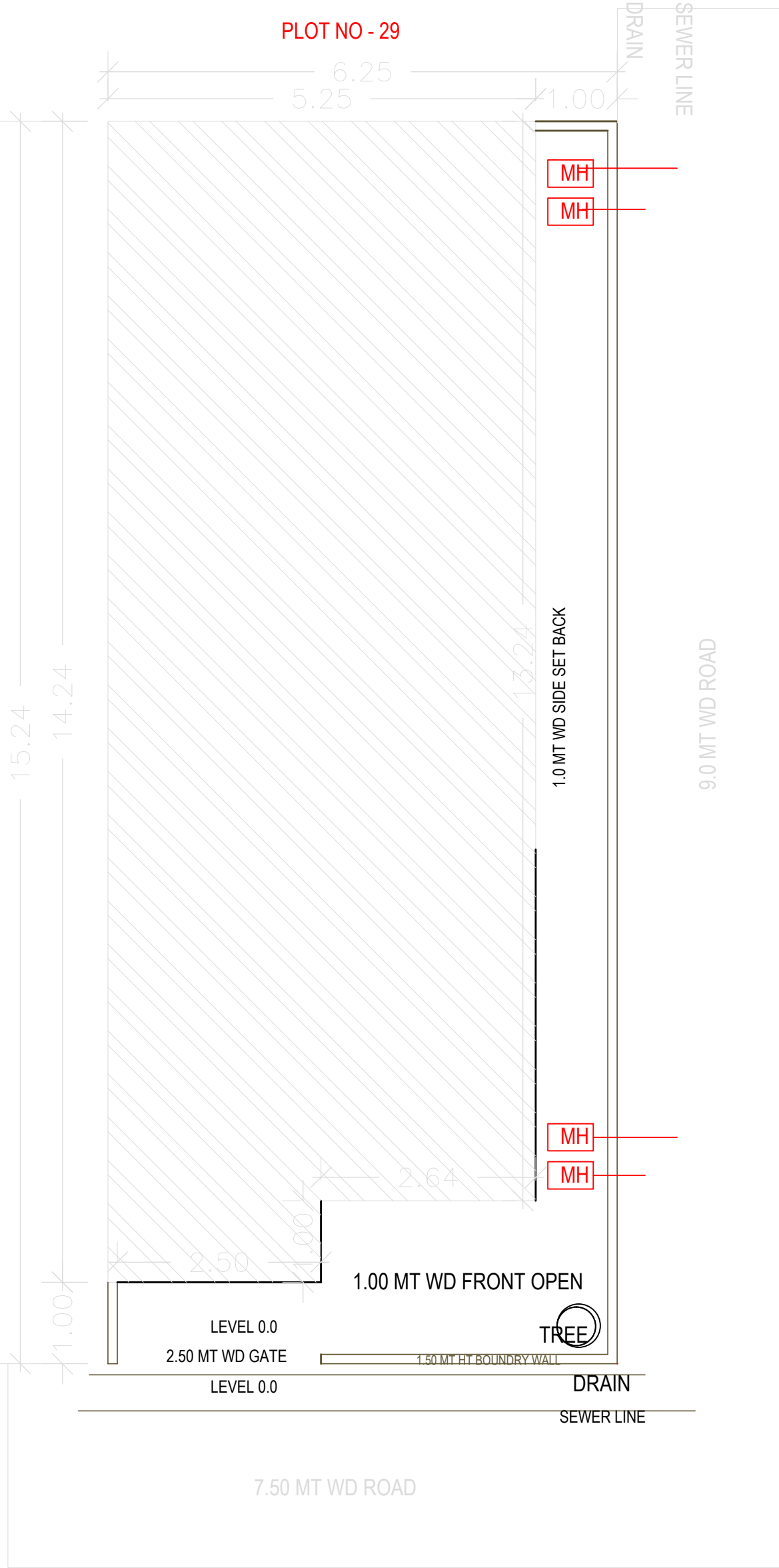
GROUND FLOOR PLAN



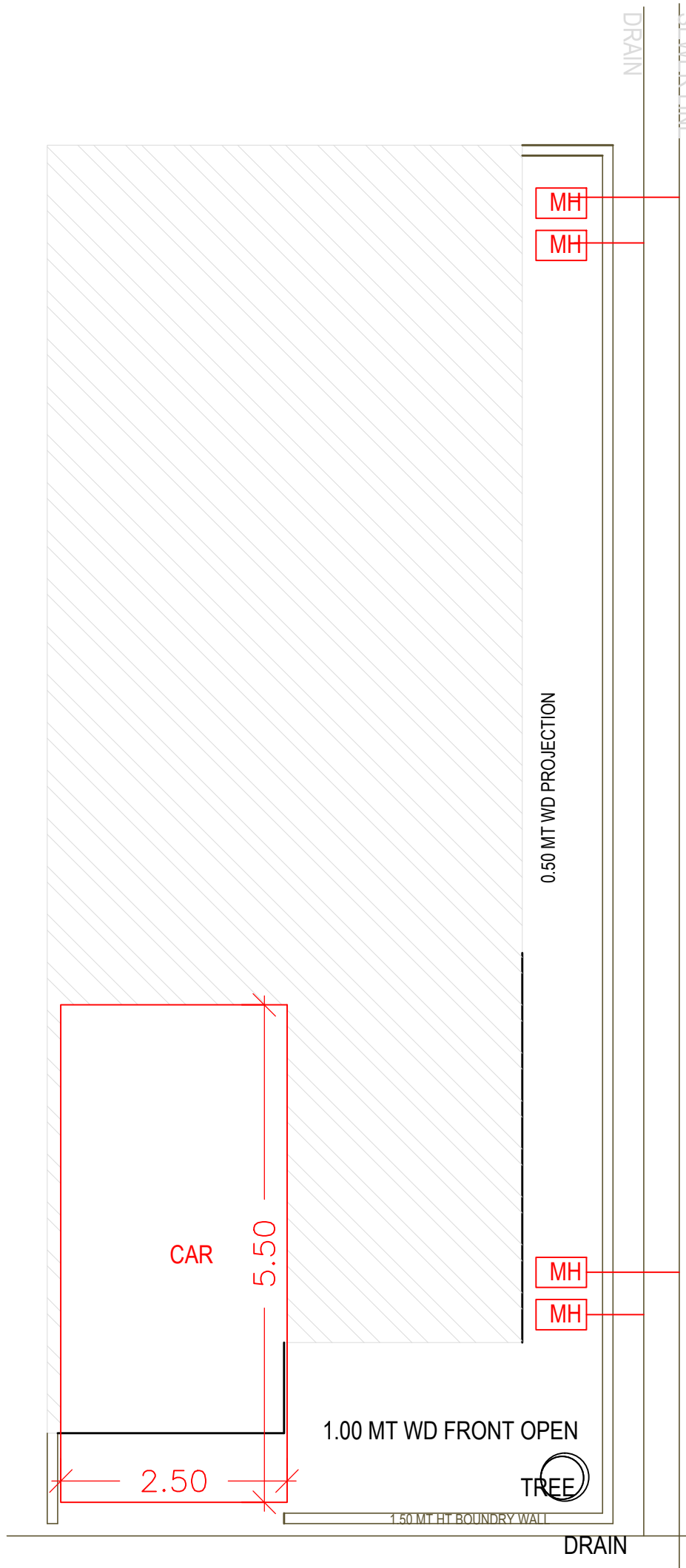
FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN



SERVICE PLAN

FILE NO - ADA/BP/25-26/0681

PERMISABEL FAR CALCULATION

FAR 35 TO 150 SQ MT = 2.00
TOTAL PLOT AREA = 95.25
THEN PERMISSIBLE FAR
95.25 X 2.0 = 190.50 SQ MT

PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	95.25	
PROPOSED GR. FLOOR COV. AREA	72.12	
OPEN AREA	23.13	
PROPOSED FT. FLOOR COV. AREA	72.12	
AREA UNDER F S I (ACHIEVED)	144.24	1.51
MUMTY COV. AREA	12.69	
TOTAL PROPOSED BUILDUP AREA	156.93	

DOOR & WINDOW

D	1.0X2.10	W	1.50X1.20
D1	.90X2.10	W1	2.50X1.20
D2		V	1.50X0.45

OWNER SIGN

Er. A.K. Upadhyay
B.Tech(A-549085-6)

NORTH

ER. A.K UPADHYAY
B. Tech. (Civil)
Structural & Architectural Consultant
Regd. A-549085-6
56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

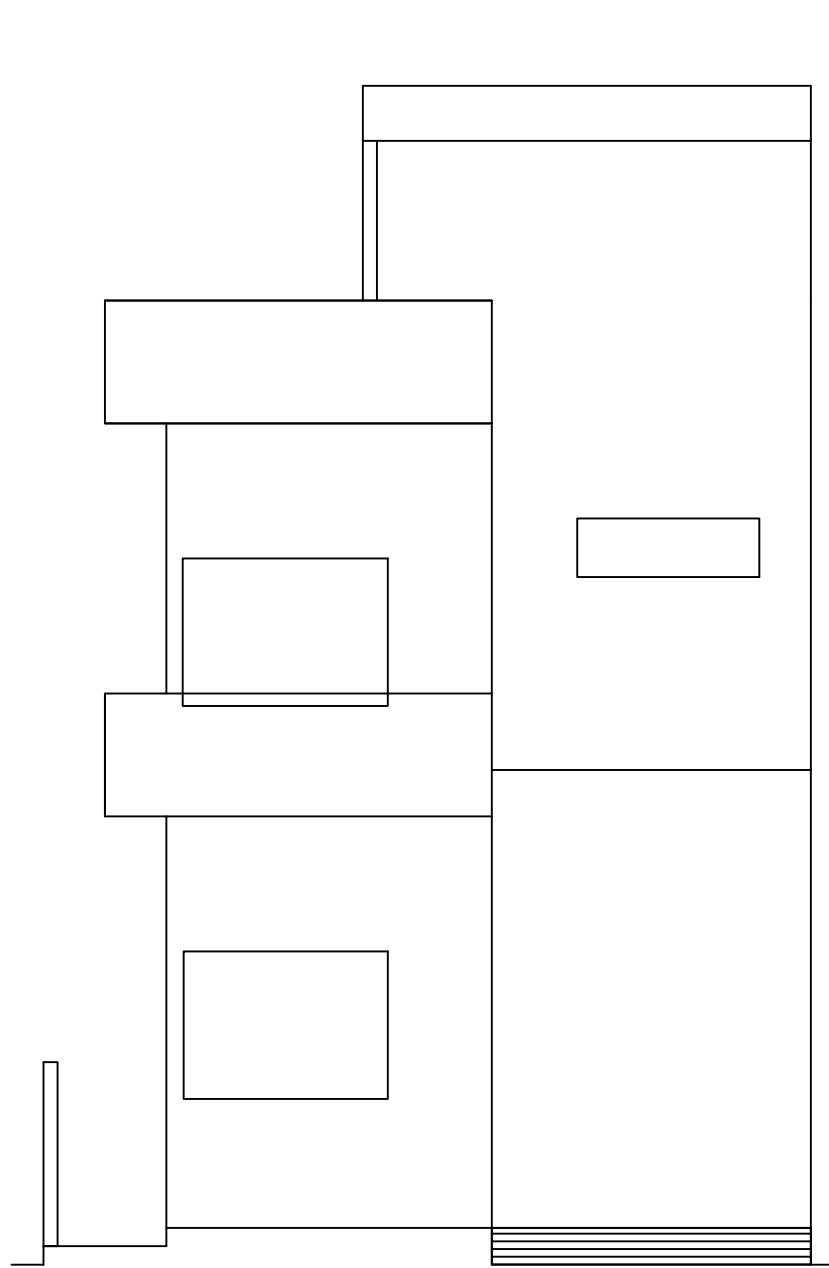
OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908,OFF: 9760702742.

Signature Not Verified

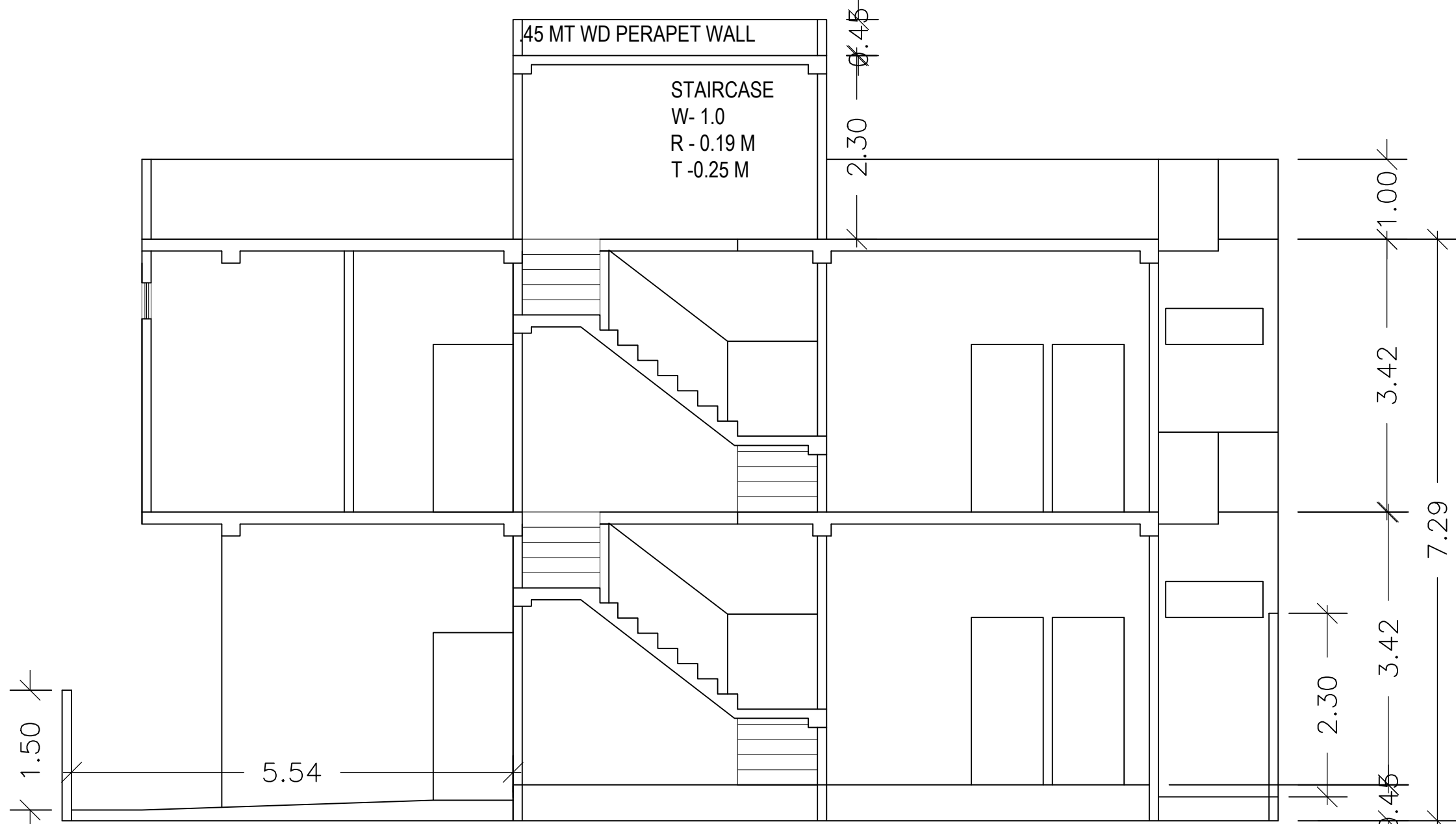
Digitally signed by Arvind Kumar Upadhyay
Date: 14 Oct 2025 16:41:41
Designation: Licensed Engineer

Signature Not Verified

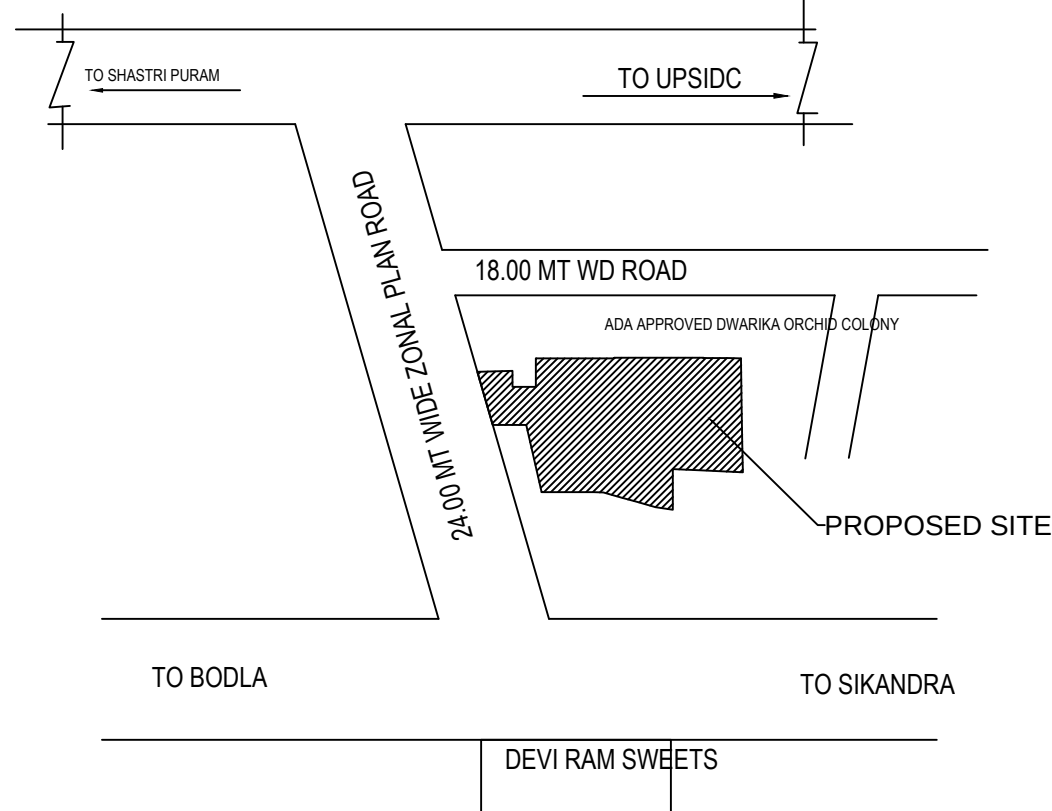
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Date: 14 Oct 2025 16:41:41
Designation: Licensed Engineer



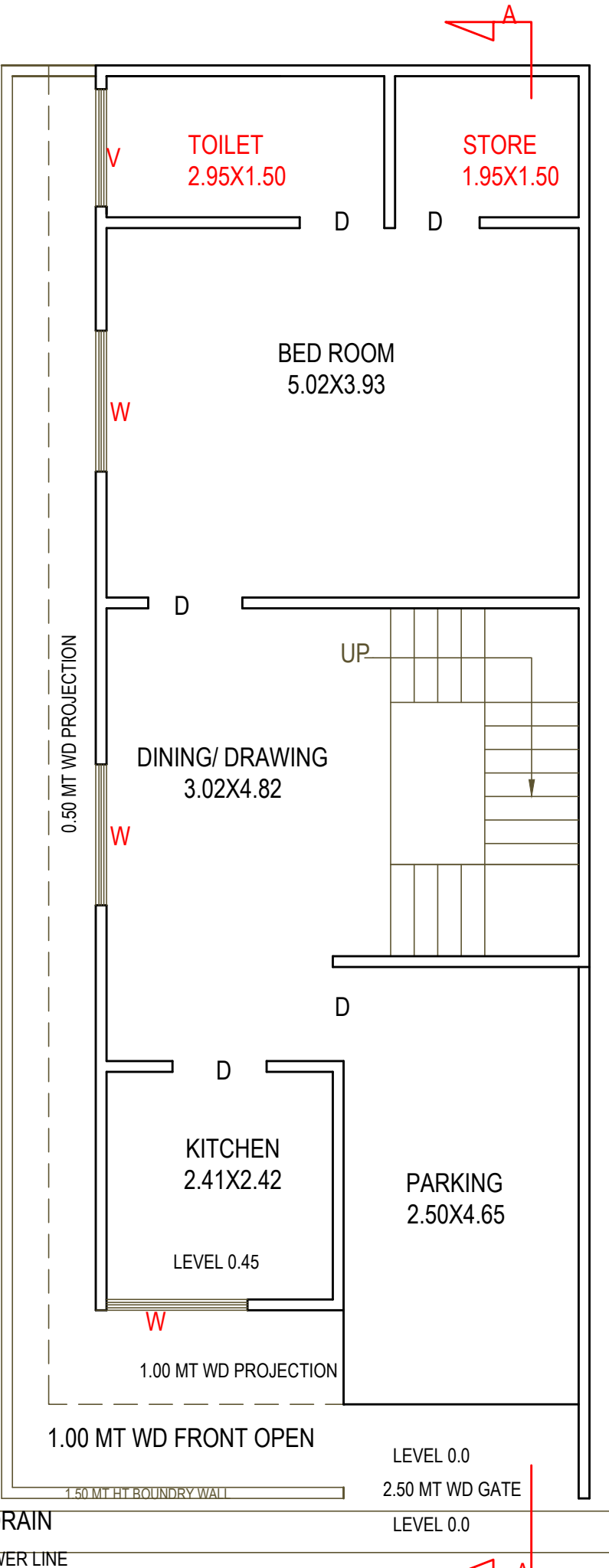
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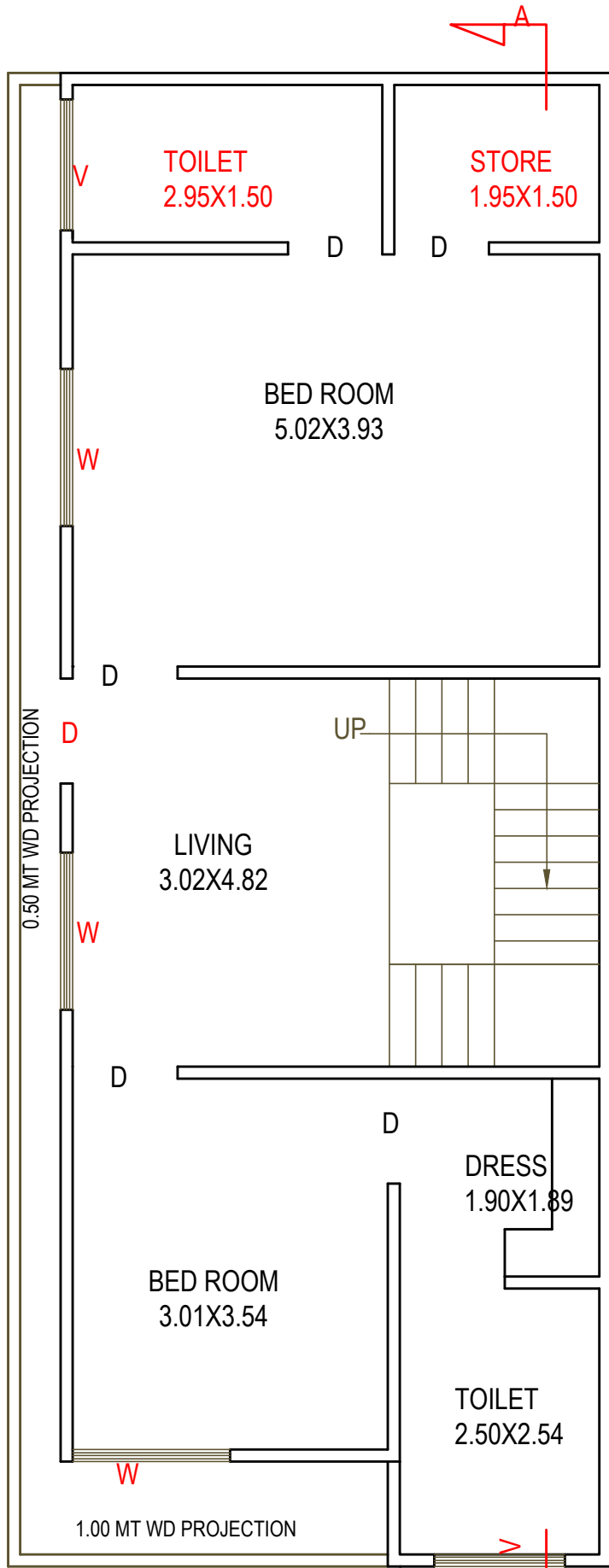
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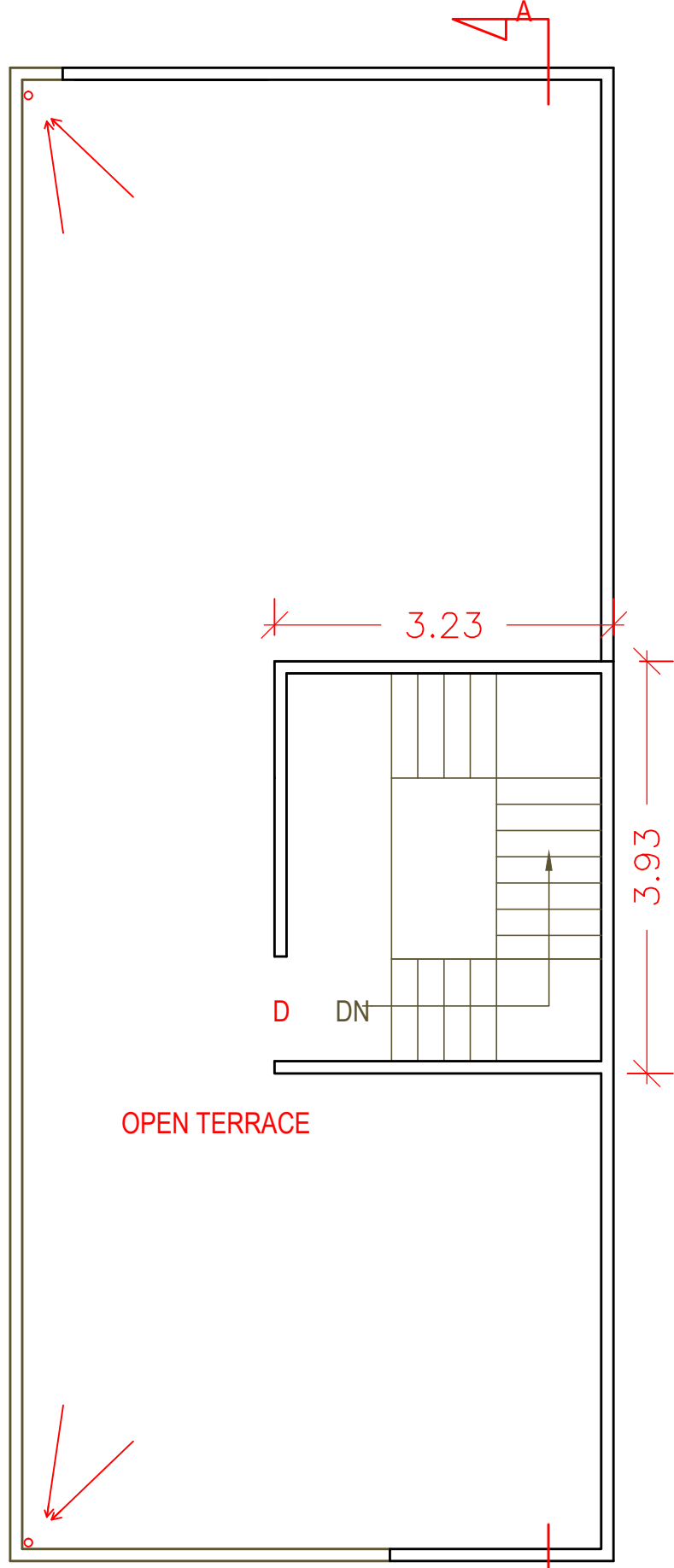
KEY PLAN



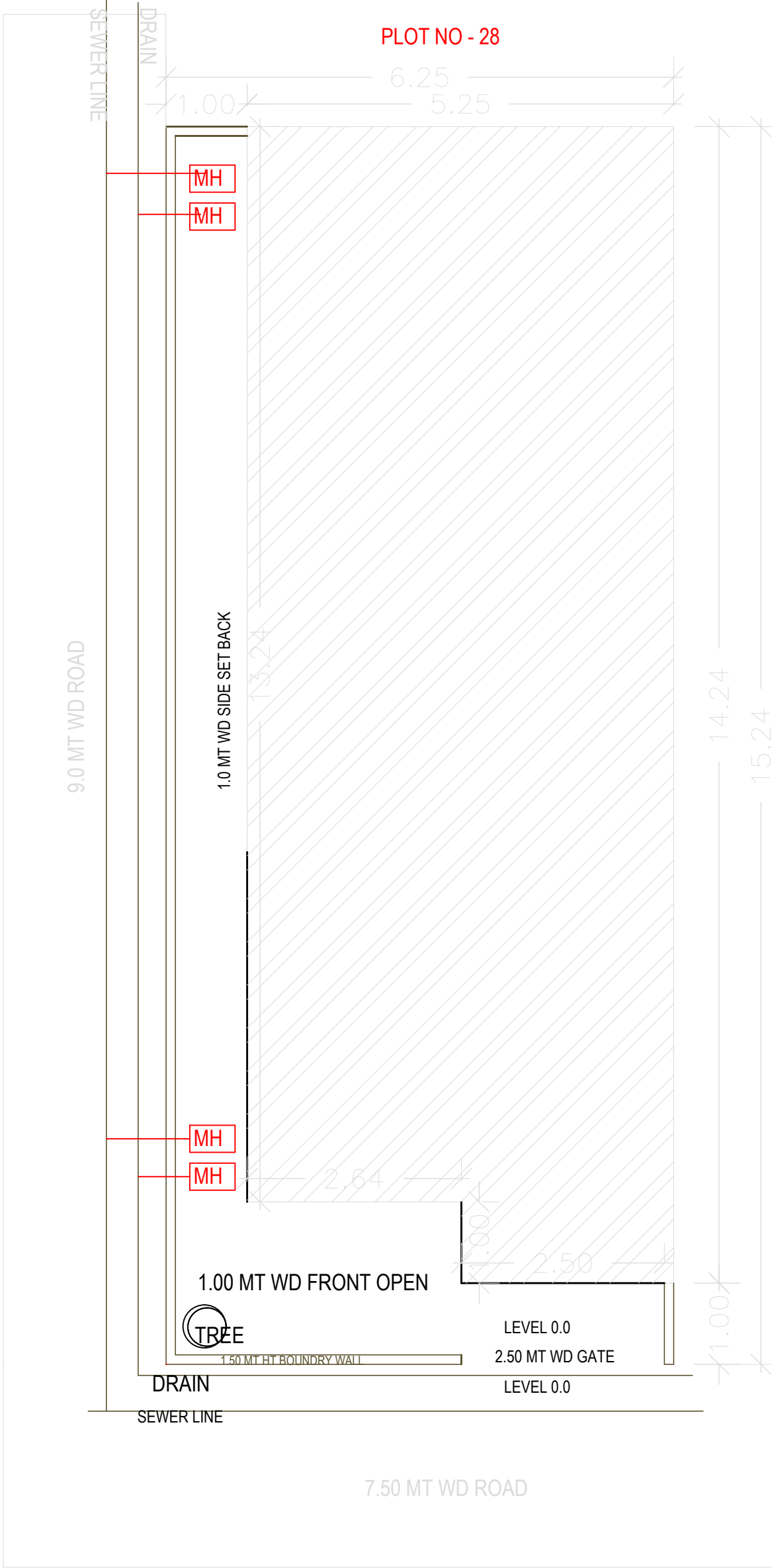
GROUND FLOOR PLAN



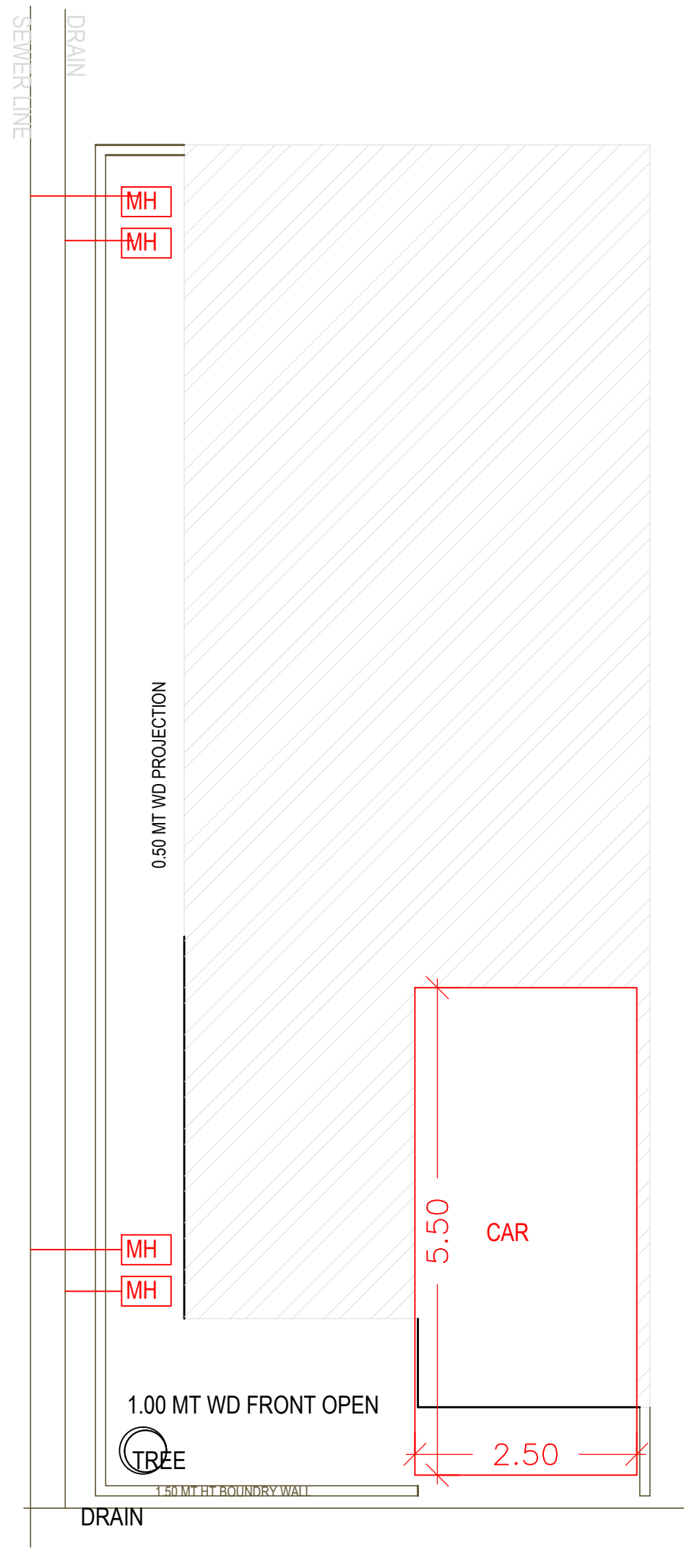
FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN



SERVICES PLAN

FILE NO - ADA/BP/25-26/0680

PERMISABEL FAR CALCULATION

FAR 35 TO 150 SQ MT = 2.00
TOTAL PLOT AREA = 95.25
THEN PERMISSIBLE FAR
95.25 X 2.0 = 190.50 SQ MT

PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	95.25	
PROPOSED GR. FLOOR COV. AREA	72.12	
OPEN AREA	23.13	
PROPOSED FT. FLOOR COV. AREA	72.12	
AREA UNDER F S I (ACHIEVED)	144.24	1.51
MUMTY COV. AREA	12.69	
TOTAL PROPOSED BUILDUP AREA	156.93	

DOOR & WINDOW

D	1.0X2.10	W	1.50X1.20
D1	.90X2.10	W1	2.50X1.20
D2		V	1.50X0.45

OWNER SIGN

Er. A.K. Upadhyay

B.Tech(A-549085-6)

NORTH

ER. A.K. UPADHYAY

B Tech. (Civil)

Structural & Architectural Consultant

Regd. A-549085-6

56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA

PH: 9897690908,OFF: 9760702742.

Signature Not Verified

Digitally signed by Arvind Kumar Upadhyay

Date: 19 Oct 2025 10:25:10

Designation: Licensed Engineer

Signature Not Verified

Digitally signed by Arvind Kumar Upadhyay

Date: 19 Oct 2025 10:25:10

Designation: Licensed Engineer

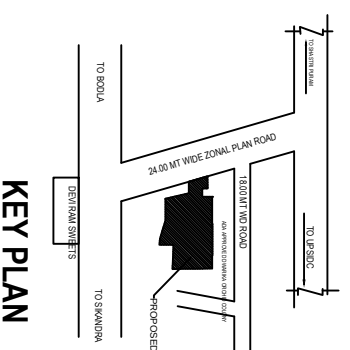
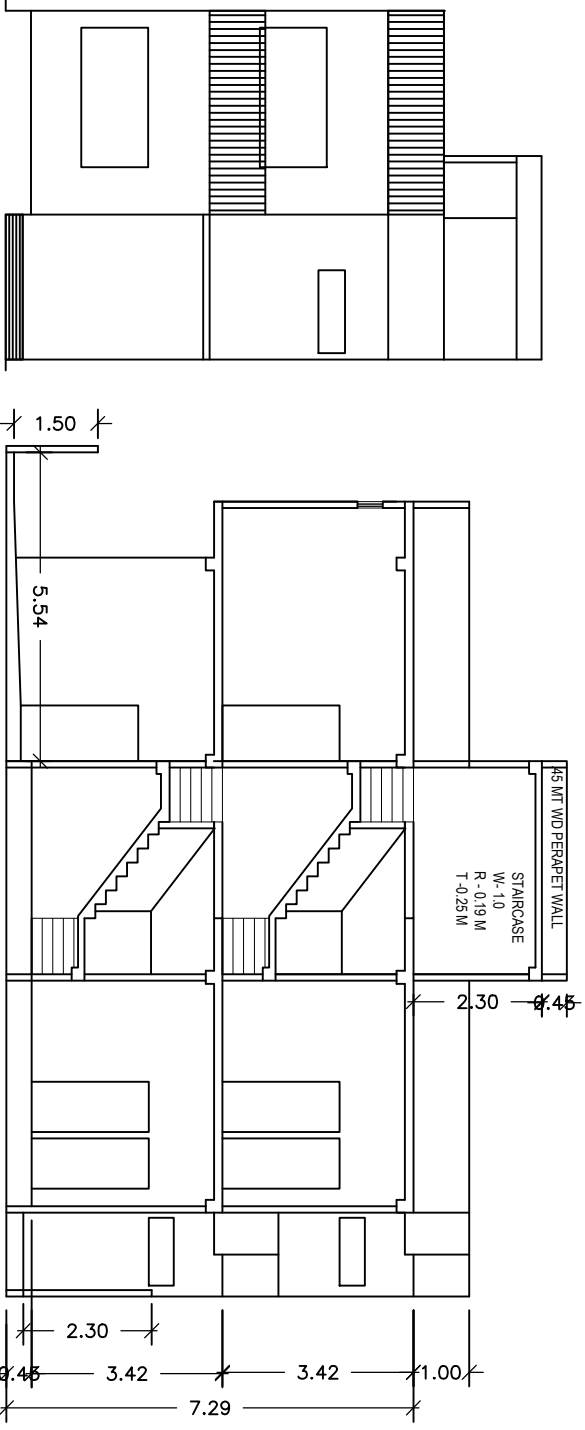
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PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 30 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTOIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHANDRA AGRA

Signature Not Verified
Digitally signed by Richa Kaushik
Date: 2025 Sep 2025 16:41:00
Organization :Agra Development
Authority :Town Planner

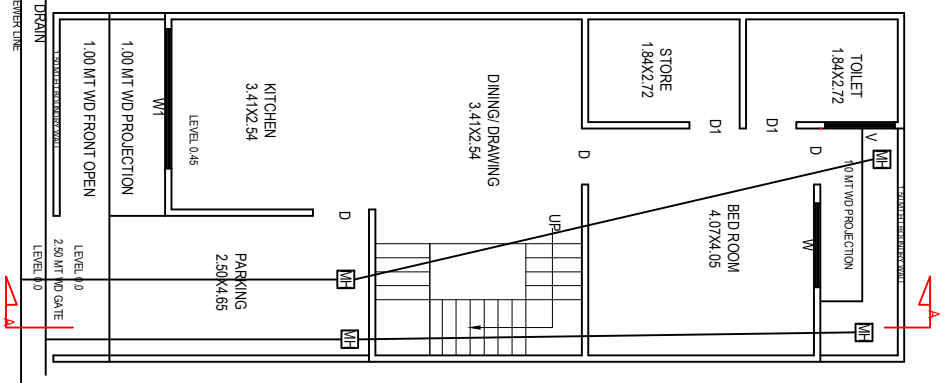


KEY PLAN

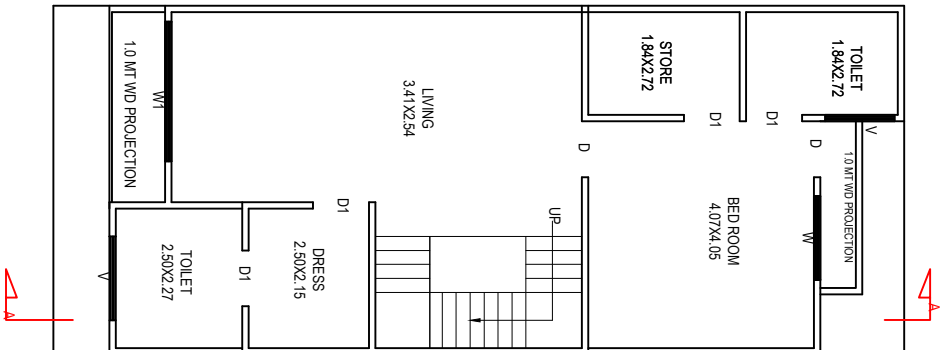
FRONT ELEVATION

SECTION ON A&A

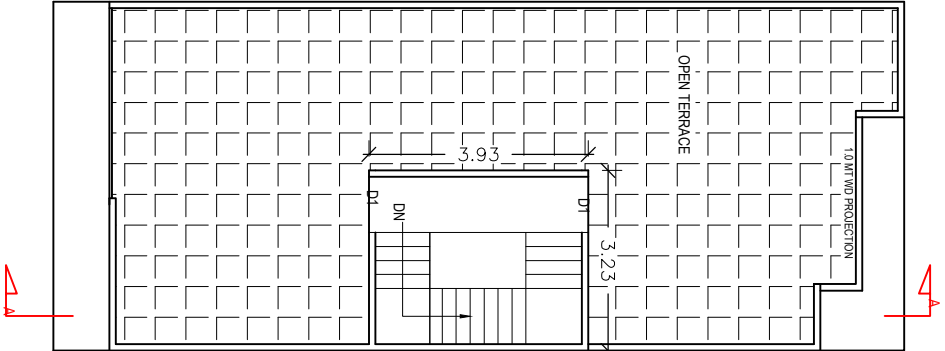
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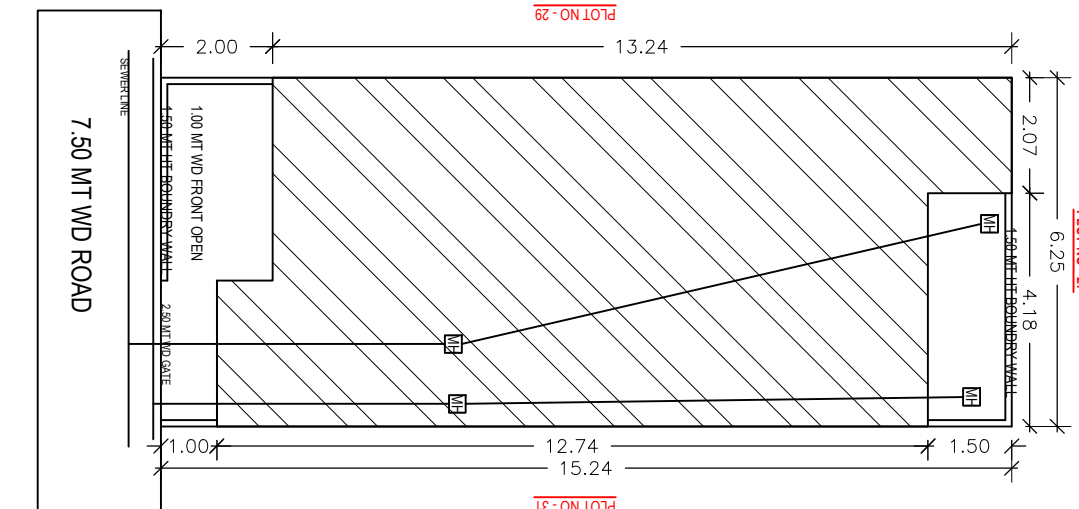
GROUND FLOOR PLAN



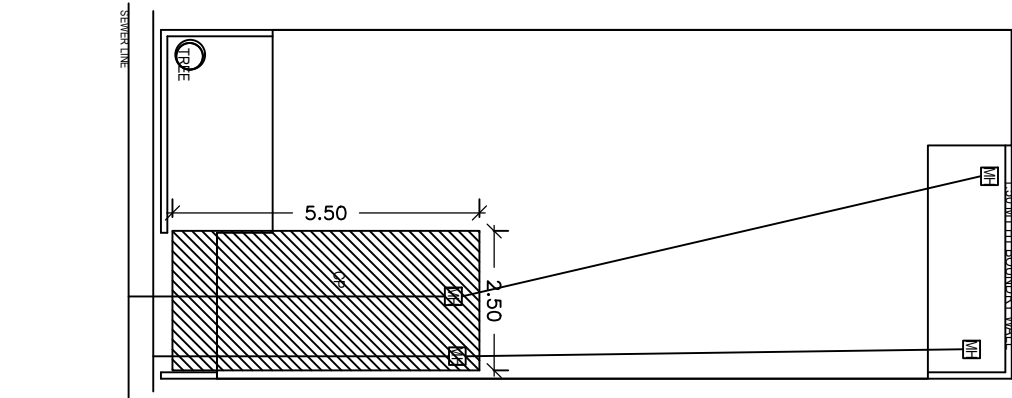
FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN



SERVICES PLAN

FILE NO - ADA/BP/25-26/611

PERMISSABLE FAR CALCULATION

FAR 35 TO 150 SQ MT = 35.00
TOTAL PLOT AREA = 35.00
THEN PERMISSIBLE FAR = 35.00
95.25 X 2.0 = 190.50 SQ MT

PARTICULARS

PROPOSED	%
TOTAL PLOT AREA	35.00
EXISTING GR. FLOOR COV. AREA	79.09
OPEN AREA	16.16
PROPOSED FT. FLOOR COV. AREA	79.09
AREA UNDER F S I (ACHIEVED)	158.18
MUMTY COV. AREA	12.69
TOTAL PROPOSED BUILDUP AREA	170.87

DOOR & WINDOW

D	1.0X2.10	W	1.50X1.20
D1	.90X2.10	W1	2.50X1.20
D2		V	1.50X0.45

NORTH



OWNER SIGN

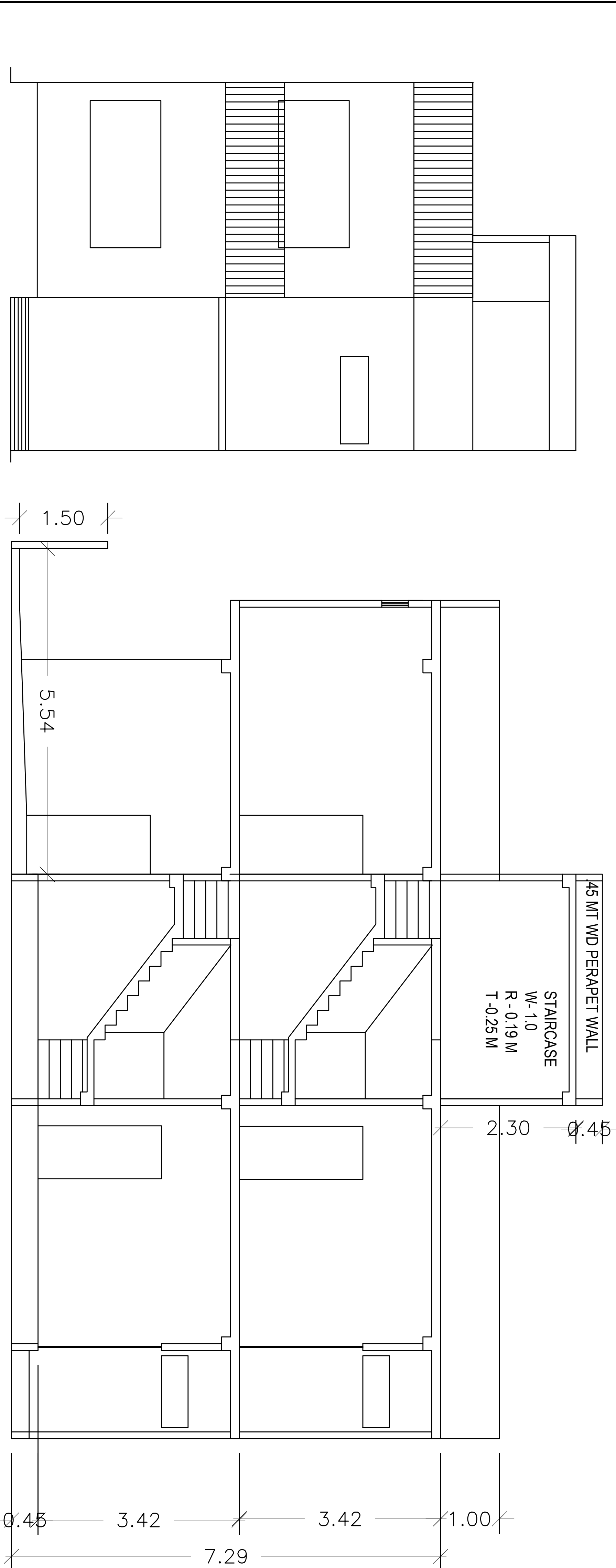
Ei. A.K. Upadhyay
B. Tech/A-549085-6)

Ei. A.K. Upadhyay
B. Tech, Civil
Srinagar, A. Jyoti
Rangit, A-549085-6
56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908, OFF: 9760702742.

Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 32 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL



FRONT ELEVATION

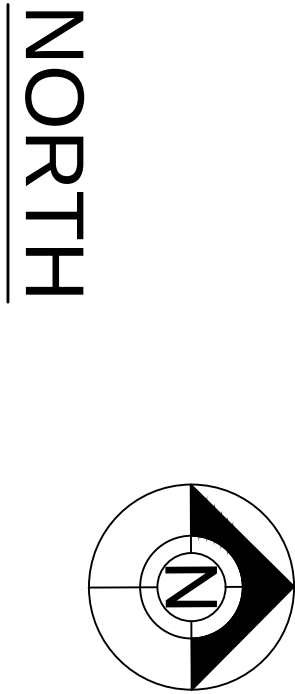
SECTION ON A&A

KEY PLAN

FILE NO - ADA/BP/25-26/0614		
PERMISABEL FAR CALCULATION		
FAR 35 TO 150 SQ MT = 2.00		
TOTAL PLOT AREA = 95.25		
THEN PERMISSIBLE FAR		
95.25 X 2.0 = 190.50 SQ MT		
PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	95.25	
EXISTING GR. FLOOR COV. AREA	75.25	
OPEN AREA	20.00	
PROPOSED FT. FLOOR COV. AREA	75.25	
AREA UNDER F S I (ACHIEVED)	150.50	1.58
MUMTY COV. AREA	12.69	
TOTAL PROPOSED BUILDUP AREA	163.19	

DOOR & WINDOW

D	1.0X2.10	W	1.50X1.20
D1	.90X2.10	W1	2.50X1.20
D2		V	1.50X0.45



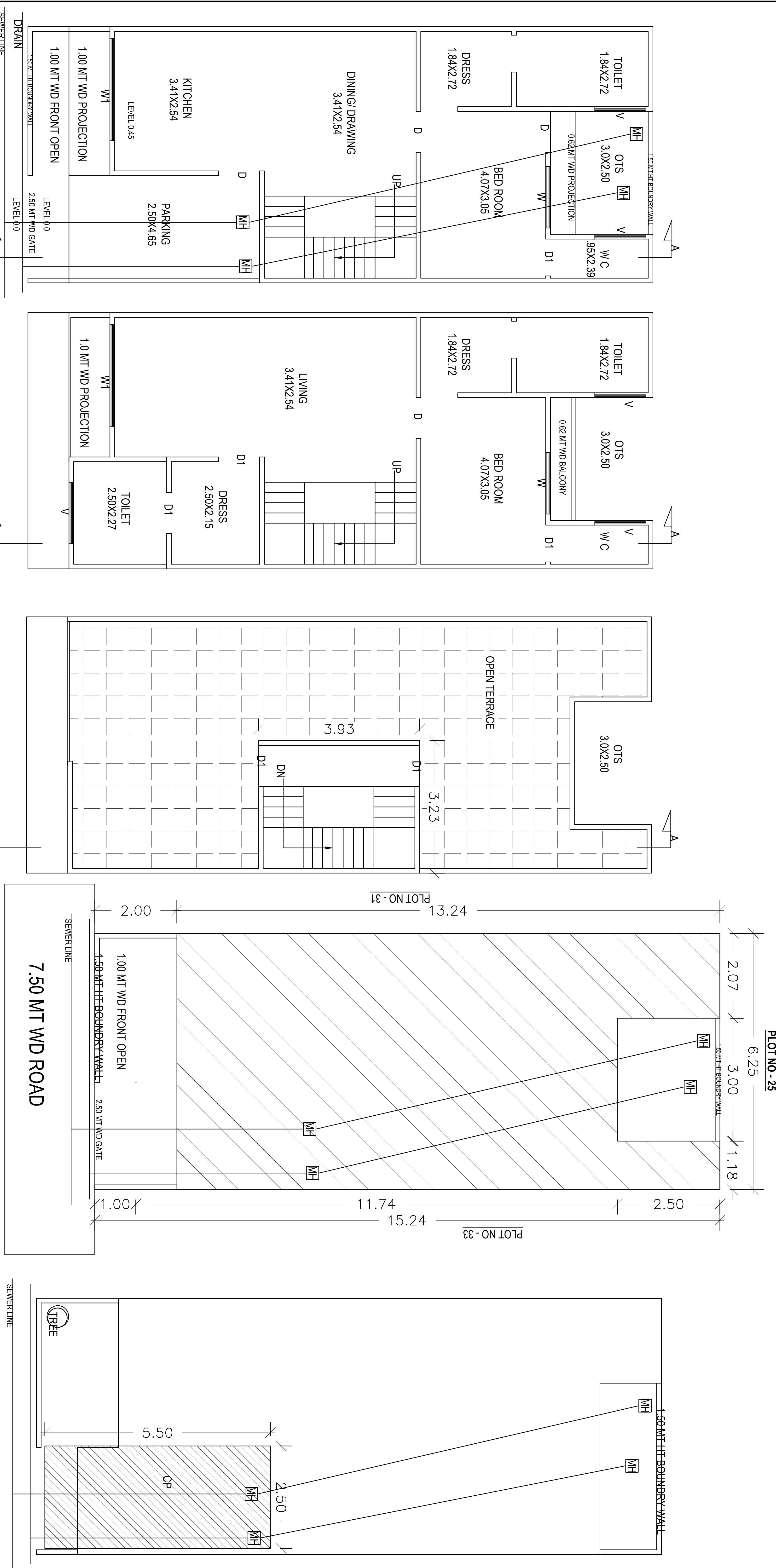
OWNER SIGN

Er. A.K. Upadhyay
B. Tech(A-549085-6)

Er. A.K. Upadhyay
B. Tech. (Civil)
Structuring & Architectural Consultant
Noida
56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908, OFF: 9760702742.



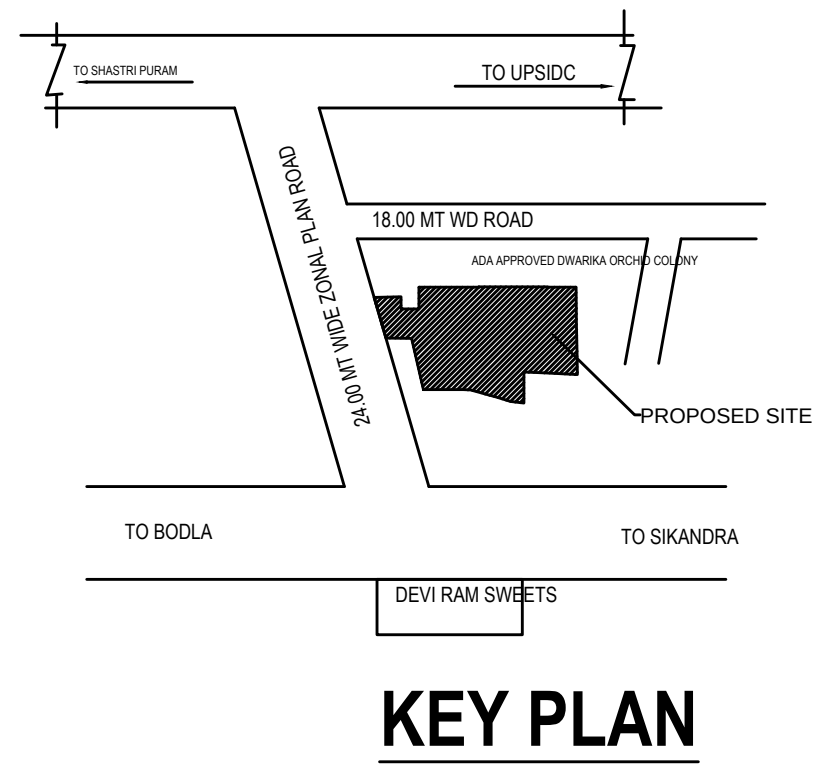
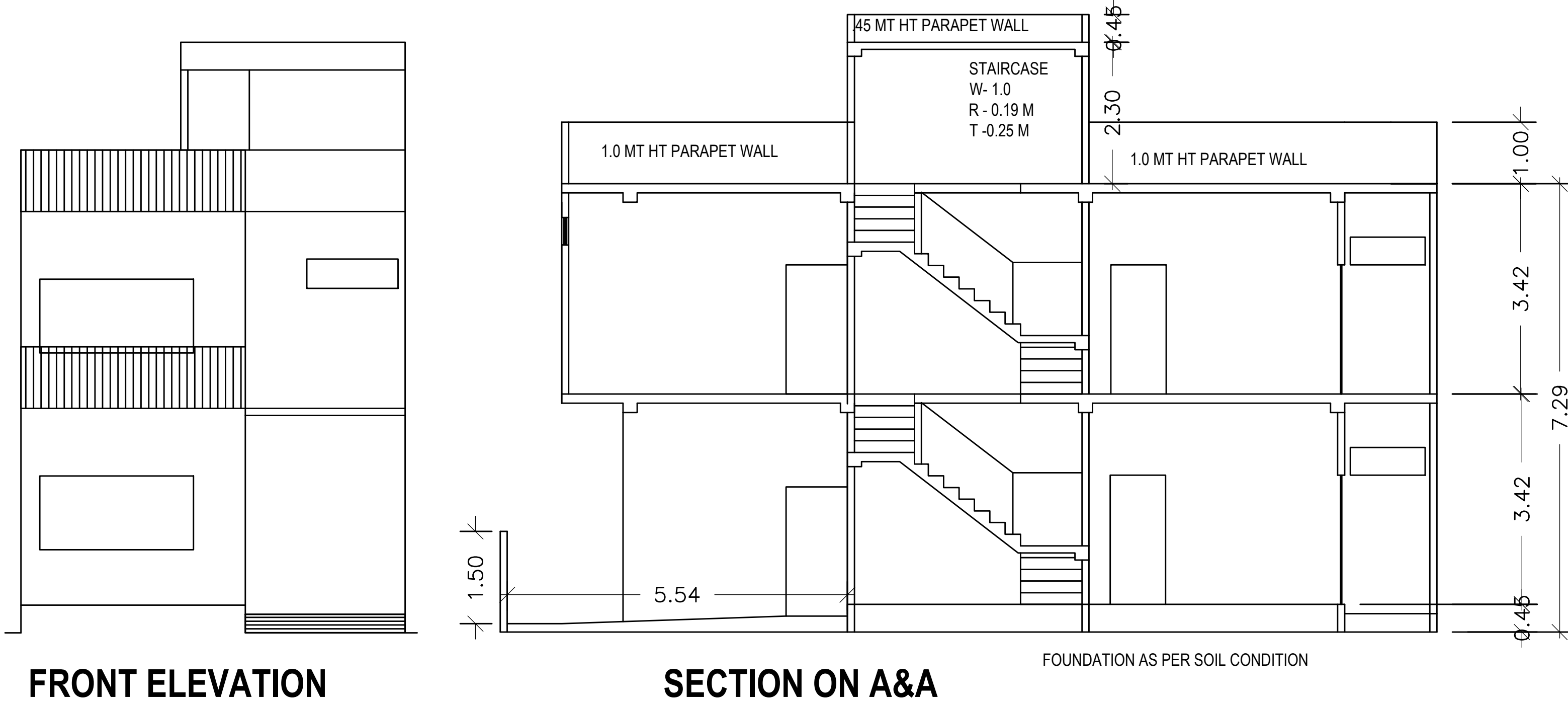
GROUND FLOOR PLAN

FIRST FLOOR PLAN

TERRACE PLAN

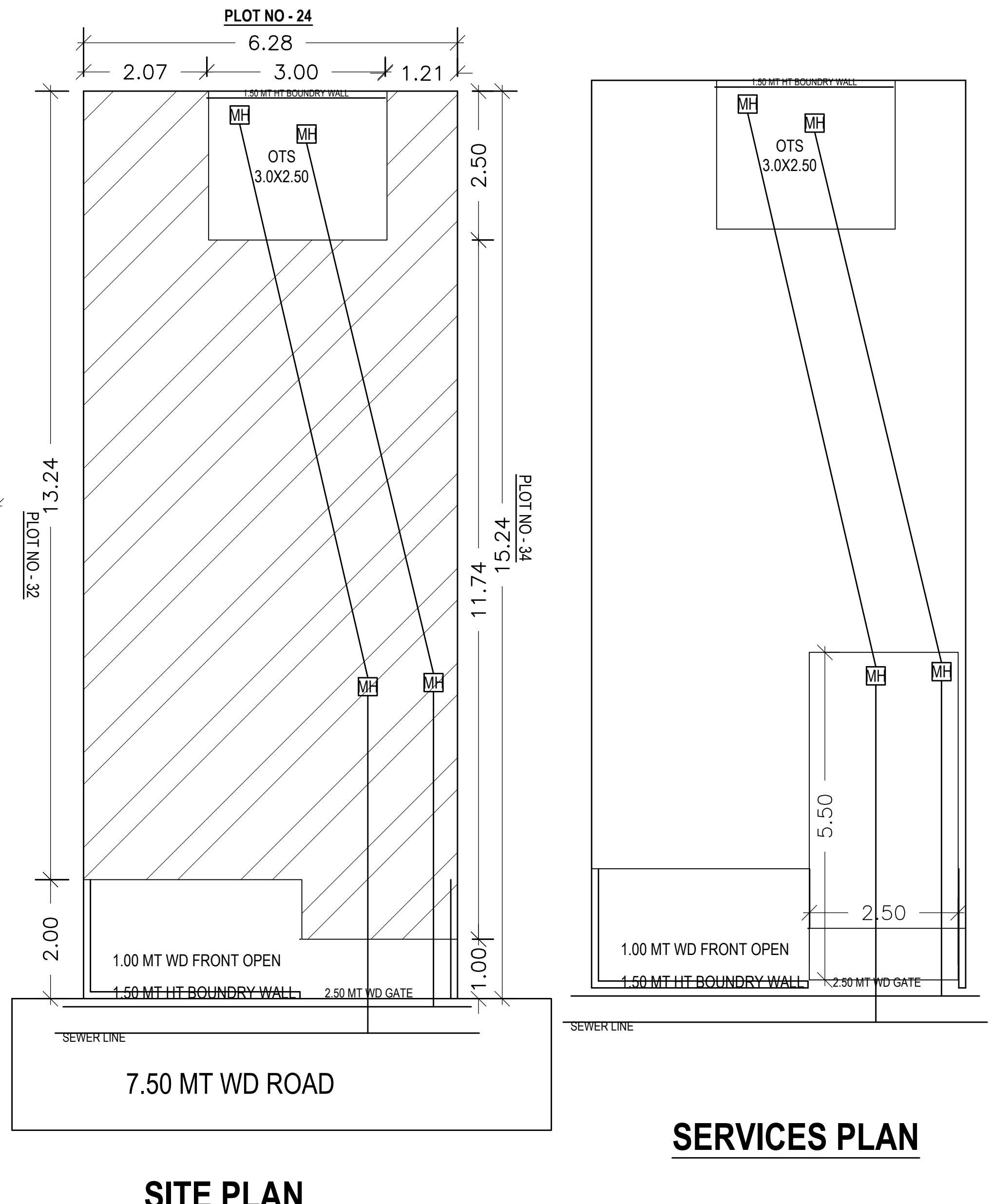
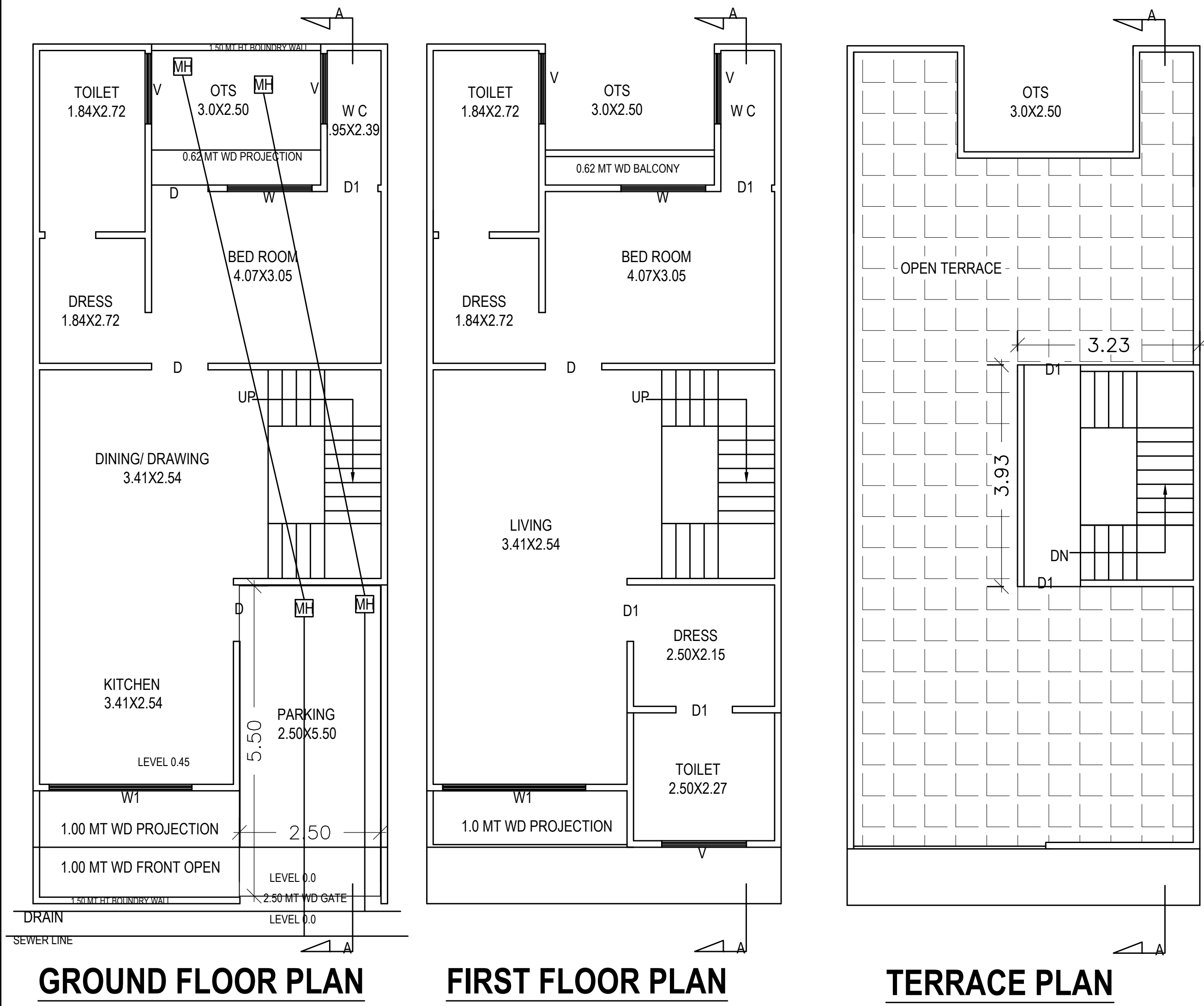
SITE PLAN

SERVICES PLAN



FILE NO - ADA/BP/25-26/0607		
PERMISABEL FAR CALCULATION		
FAR 35 TO 150 SQ MT = 2.00 TOTAL PLOT AREA = 95.69 THEN PERMISSIBLE FAR 95.69 X 2.0 = 191.38 SQ MT		
PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	95.69	
PROPOSED GR. FLOOR COV. AREA	78.27	
OPEN AREA	17.42	
PROPOSED FT. FLOOR COV. AREA	78.27	
AREA UNDER F S I (ACHIEVED)	156.54	1.63
MUMTY COV. AREA	12.69	
TOTAL PROPOSED BUILDUP AREA	169.23	

DOOR & WINDOW			
D	1.0X2.10	W	1.50X1.20
D1	.90X2.10	W1	2.50X1.20
D2		V	1.50X0.45



OWNER SIGN

Er. A.K. Upadhyay
B.Tech(A-549085-6)

NORTH

ER. A.K. UPADHYAY
B. Tech. (Civil)
Structural & Architectural Consultant
Regd. A-549085-6
56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

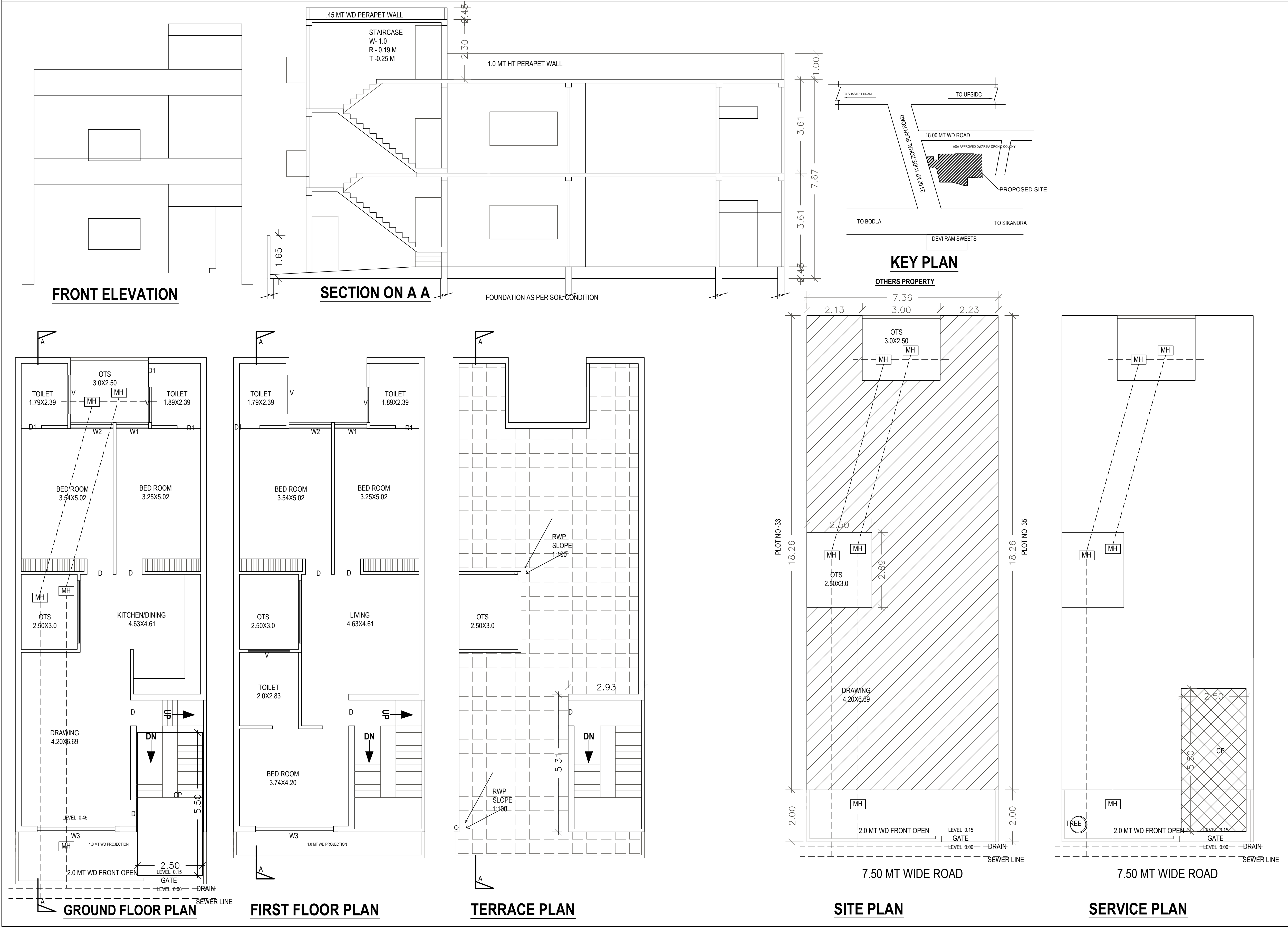
OFF : 56 JAIPUR HOUSE MARKET AGRA

PH: 9897690908,OFF: 9760702742.

Signature Not Verified

Signature Not Verified

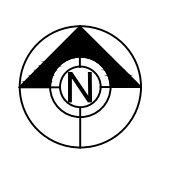
Project Title : RESIDENTIAL BUILDING PLAN ON PLOT NO - 34 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL



FILE NO - ADA/BP/25-26/0697		
PERMISABEL FAR CALCULATION		
FAR 35 TO 150 SQ MT = 2.00		
TOTAL PLOT AREA = 149.17		
<u>THEN PERMISSIBLE FAR</u>		
149.68X 2.0 = 298.34 SQ MT		
PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	149.17	1.60
PROPOSED GR. FLOOR COV. AREA	119.68	
OPEN AREA	29.49	
PROPOSED FT. FLOOR COV. AREA	119.68	
AREA UNDER F S I (ACHIEVED)	239.36	
MUMTY COV. AREA	15.55	
TOTAL PROPOSED BUILDUP AREA	254.91	

DOOR & WINDOW			
D	1.0X2.10	W	1.80X1.20
D1	.90X2.10	W1	1.50X1.20
W2	1.2X2.10	V	1.50X0.45
W3	3.0 X 1.50		


OWNER SIGN
Er. A.K. Upadhyay
B.Tech(A-549085-6)


NORTH

ER. A.K. UPADHYAY
B.Tech. (Civil)
Structure & Architectural Consultant
Regd. A-549085-6
56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS
OFF : 56 JAIPUR HOUSE MARKET AGRA
PH: 9897690908, OFF: 9760702742.

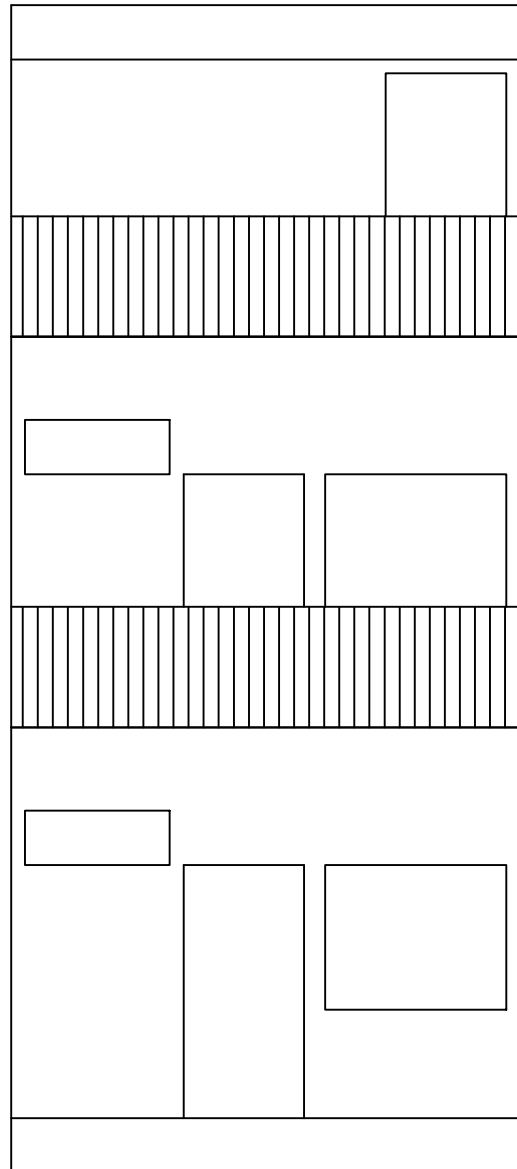
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Digitally signed by Arvind Kumar Upadhyay
Date: 18 Oct 2025 12:09
Designation: Licensed Engineer

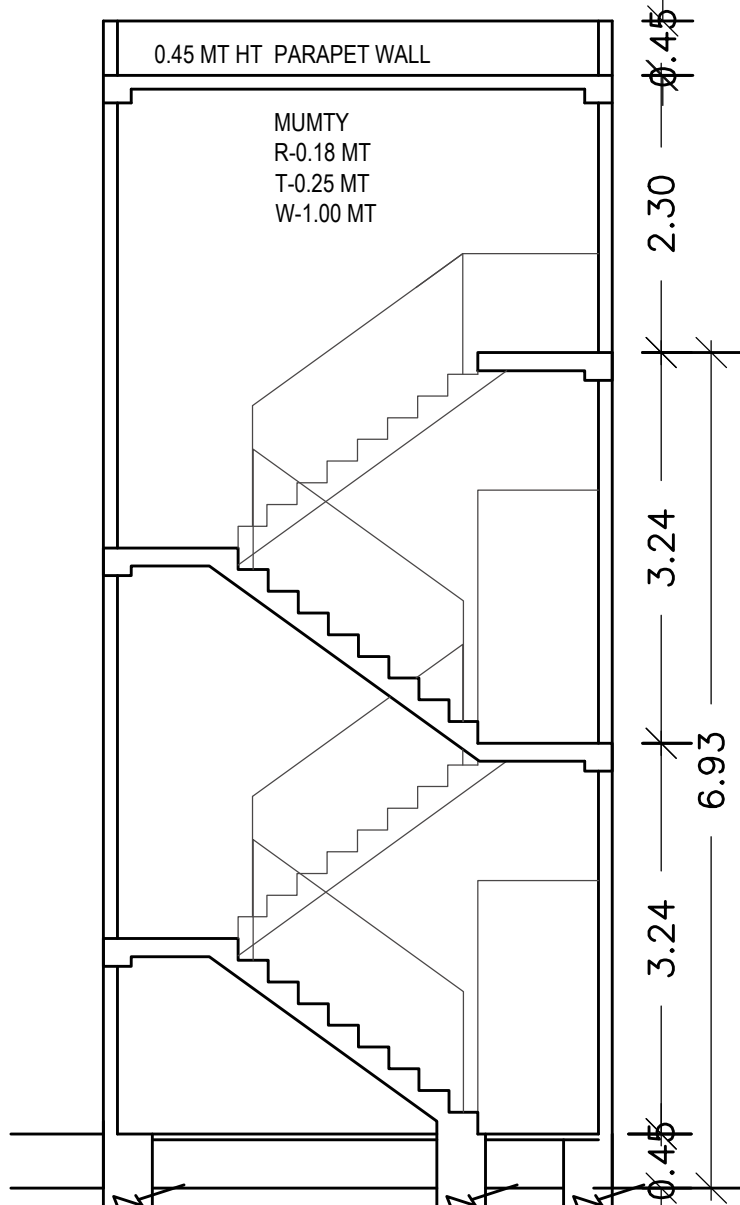
Signature Not Verified

Digitally signed by Arvind Kumar Upadhyay
Date: 18 Oct 2025 12:09
Designation: Licensed Engineer

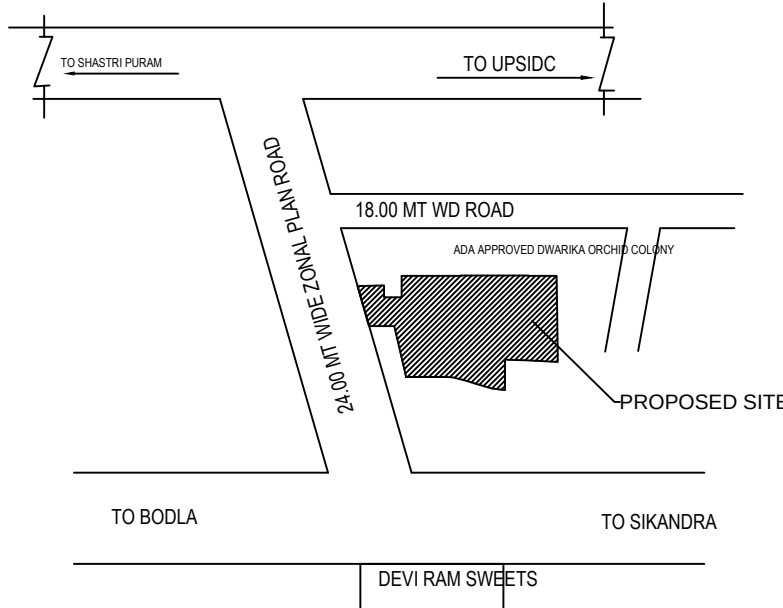
Project Title :REVISED RESIDENTIAL BUILDING PLAN ON PLOT NO - 35 SITUATED AT DWARIKA PALM COLONY MAUZA BAINPUR MUSTQIL SIKANDRA AGRA OWNER SRI NIKETAN HOUSING PARTNER AND SIGNATORY MAHESH CHAND AGRAWAL



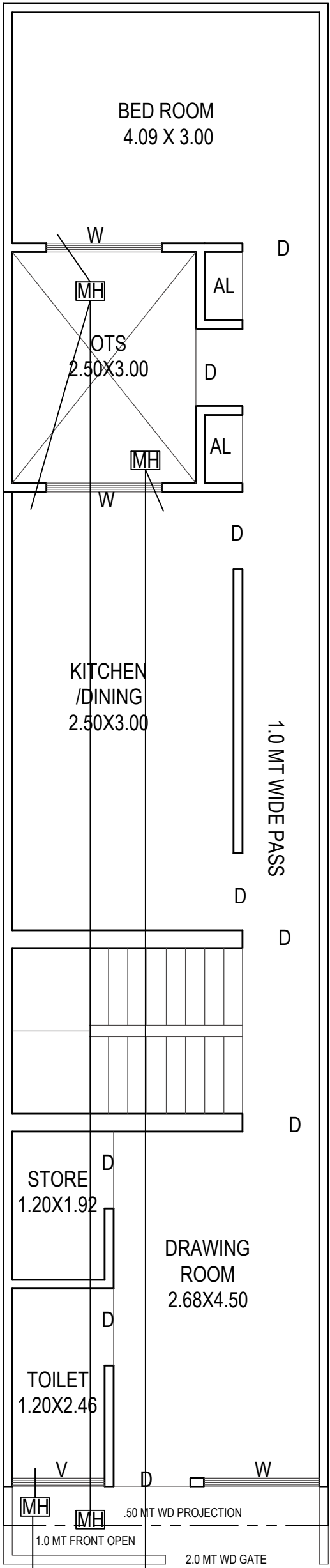
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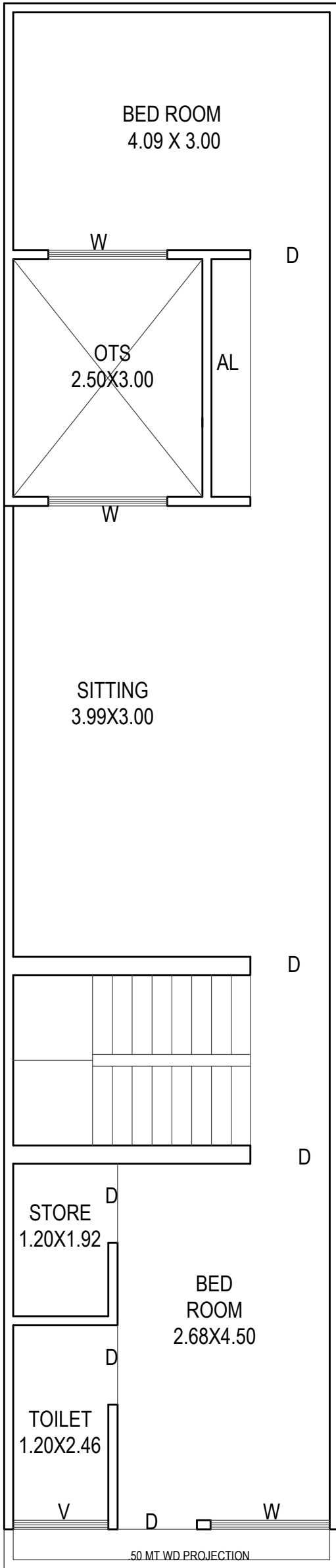
SECTION ON A A



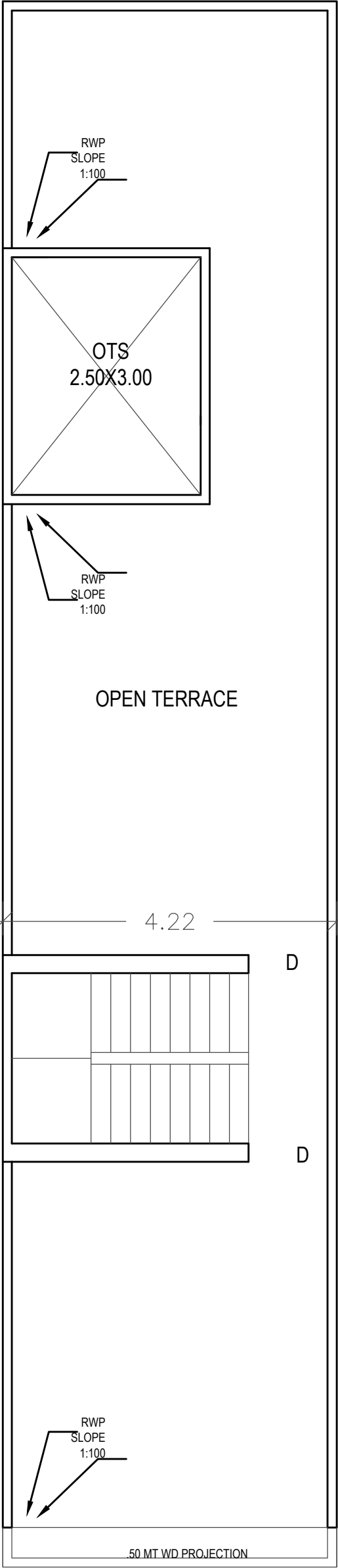
KEY PLAN



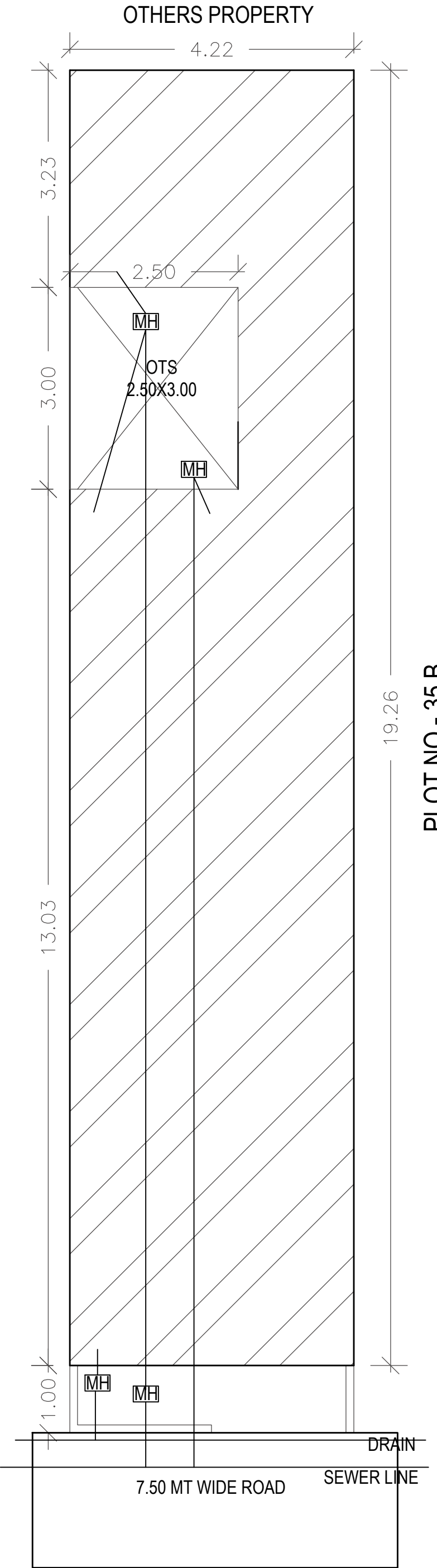
GROUND FLOOR PLAN



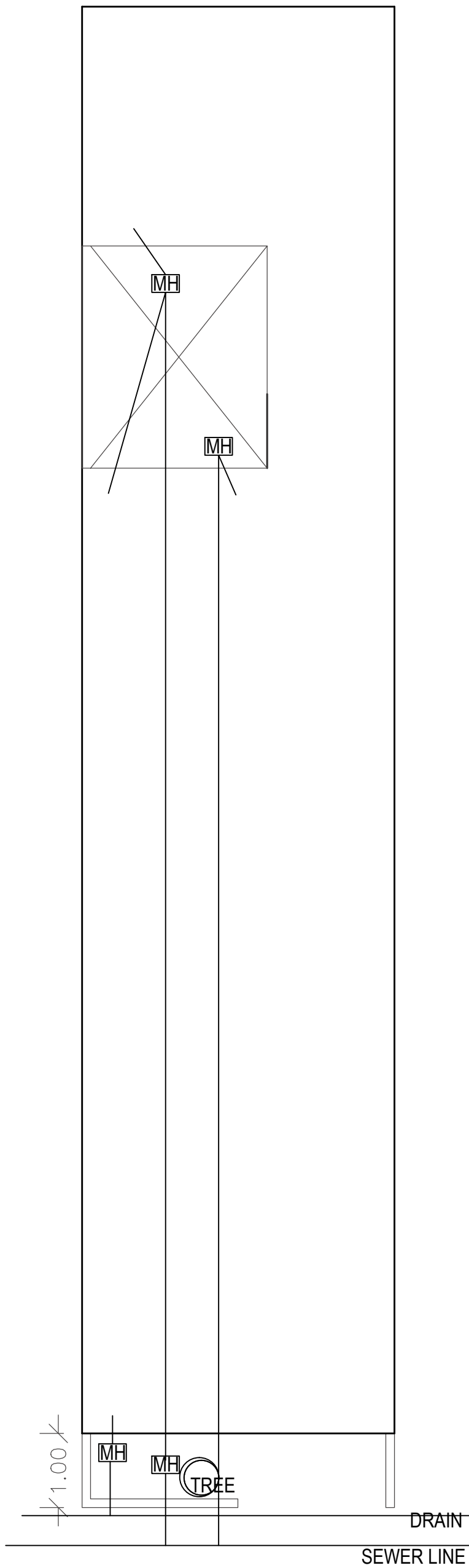
FIRST FLOOR PLAN



TERRACE PLAN



SITE PLAN



SERVICE PLAN

FILE NO - ADA/BP/25-26/0732

PERMISABEL FAR CALCULATION

FAR 35 TO 150 SQ MT = 2.00
TOTAL PLOT AREA = 85.42
THEN PERMISSIBLE FAR
85.42 X 2.0 = 170.84 SQ MT

PARTICULARS	PROPOSED	%
TOTAL PLOT AREA	85.42	
PROPOSED GR. FLOOR COV. AREA	73.77	
OPEN AREA	11.65	
PROPOSED FT. FLOOR COV. AREA	73.77	
AREA UNDER F S I (ACHIEVED)	147.54	1.72
MUMTY COV. AREA	10.46	
TOTAL PROPOSED BUILDUP AREA	158.00	

DOOR & WINDOW

D	1.0X2.10	W	1.50X1.20
D1	.90X2.10	W1	2.50X1.20
D2		V	1.50X0.45

OWNER SIGN

Er. A.K. Upadhyay

B.Tech(A-549085-6)

NORTH

ER. A.K. UPADHYAY

B. Tech. (Civil)

Structural & Architectural Consultant

Regd. A-549085-6

56, Jaipur House Market, Agra-10

MODERN HOUSE PLANNERS

OFF : 56 JAIPUR HOUSE MARKET AGRA

PH: 9897690908,OFF: 9760702742.

Signature Not Verified

Digitally signed by Arvind Kumar Upadhyay
Date: 14 Oct 2025 16:14:14
Designation: Licensed Engineer

Signature Not Verified
Digitally signed by Arvind Kumar Upadhyay
Date: 14 Oct 2025 16:14:14
Designation: Licensed Engineer