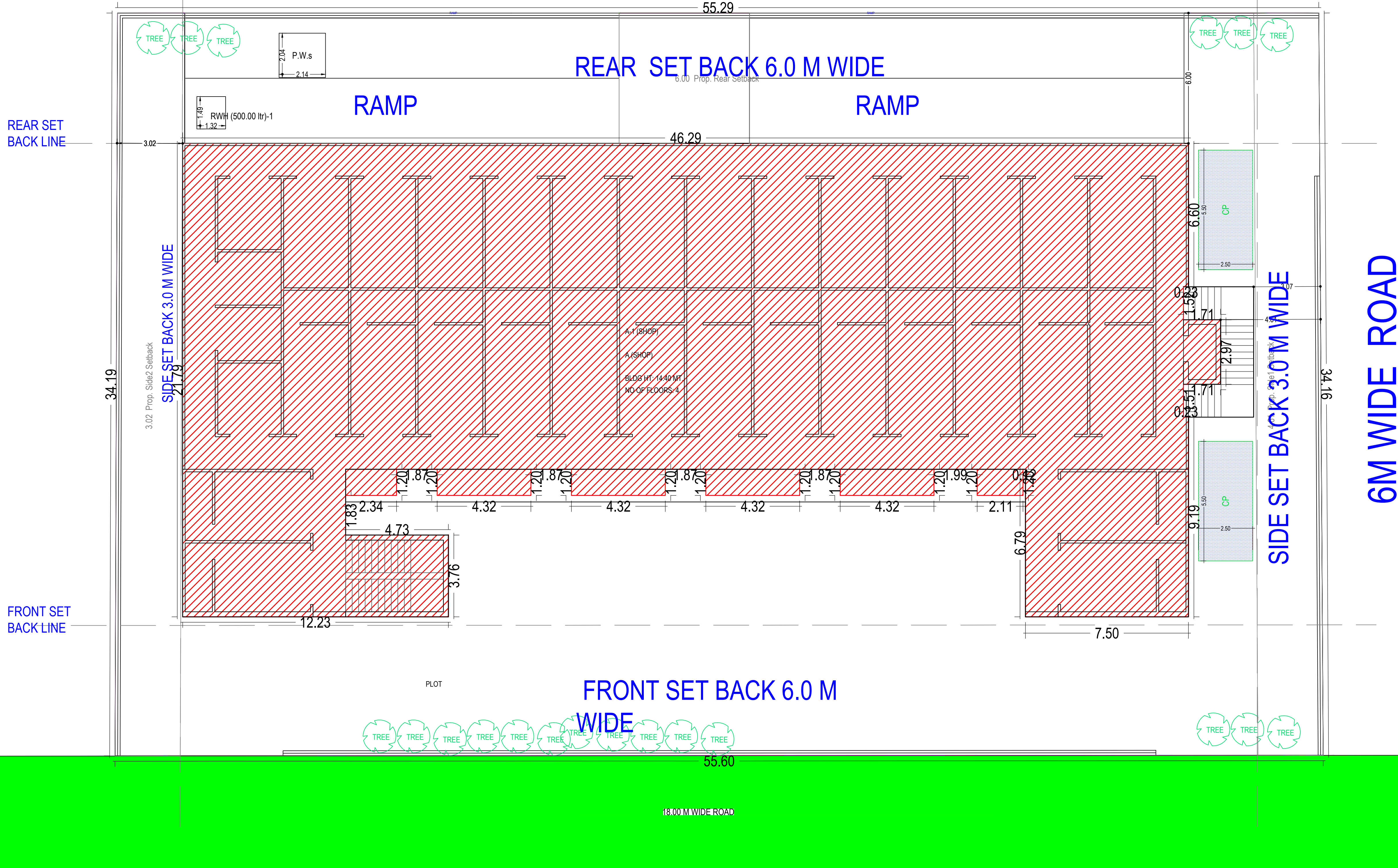


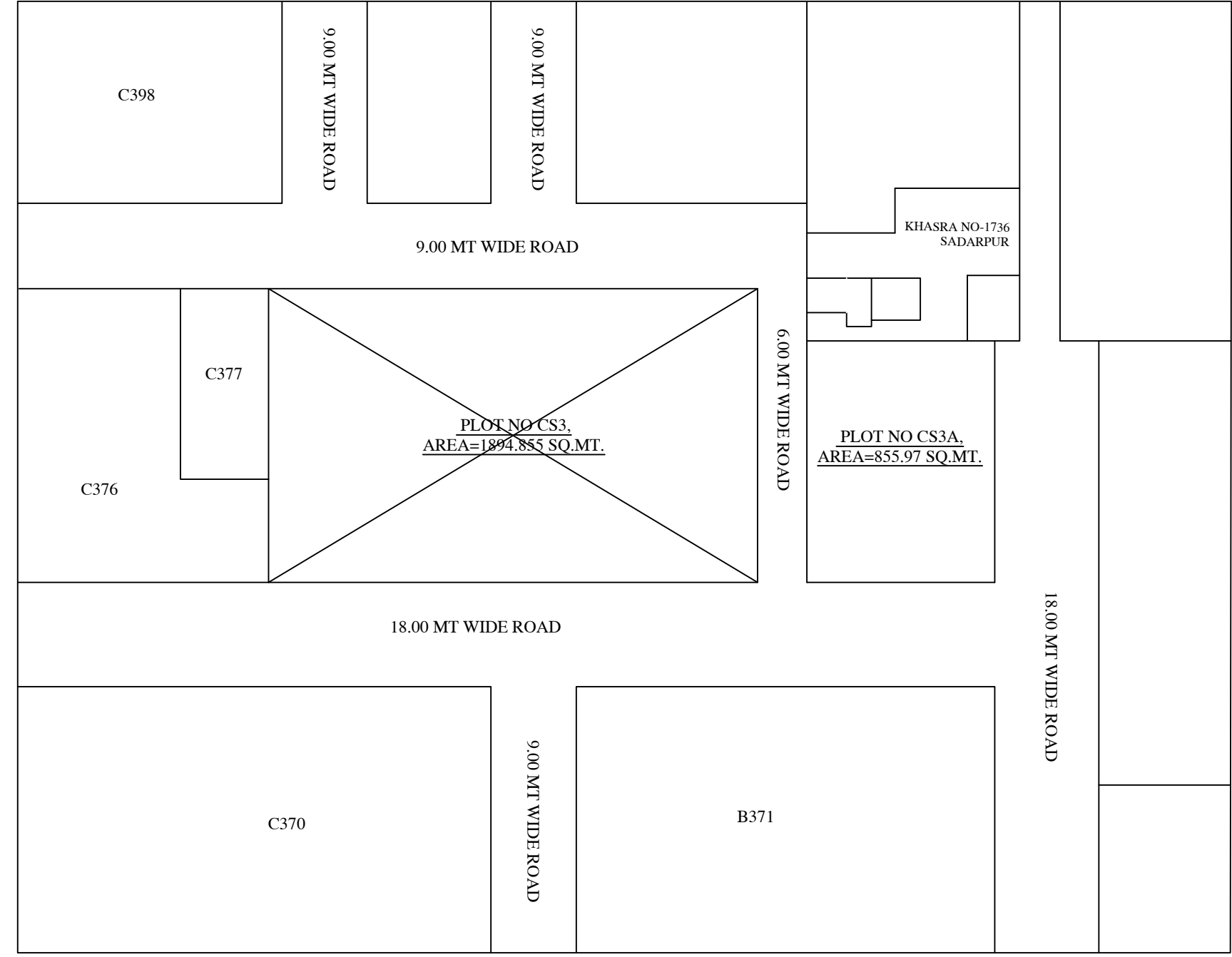
9M WIDE ROAD

SIDE SET  
BACK LINE

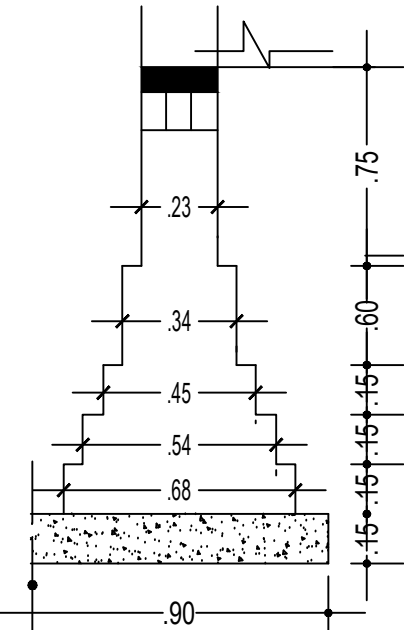
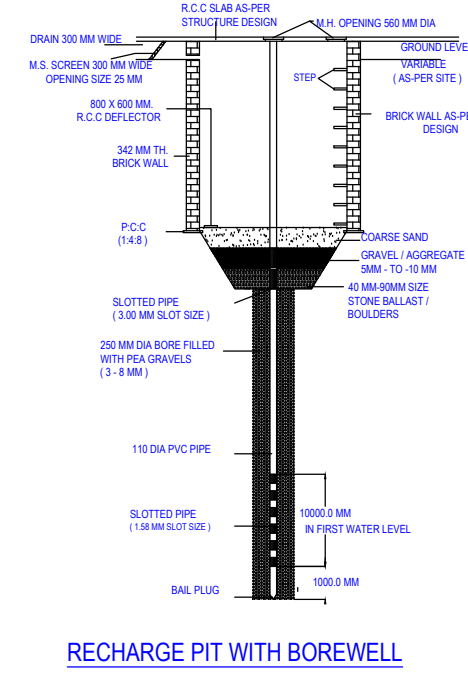
SIDE SET  
BACK LINE



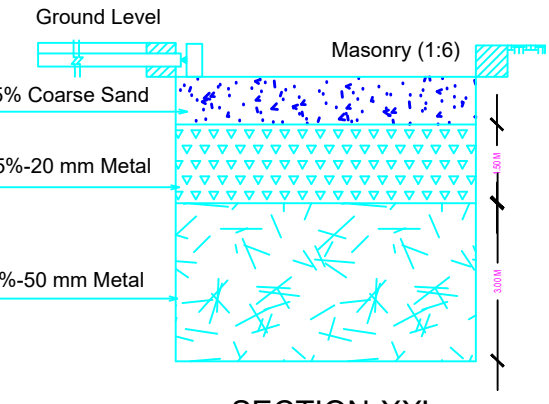
SITE PLAN  
(Scale - 1:100)



KEY PLAN



FDN. DETAIL



SECTION-XX'  
RAIN WATER HARVESTING STRUCTURE  
SIZE=3.00X3.00X3.00 MTR

Page No	Submission Date	Version No	Sheet	1/6
GDA/BP/22-23/1020	2022-11-07	1.0.02	1/6	1/6
Submission Date	Version No	Scale	1/6	1/6
2022-11-07	1.0.02	1:100	1/6	1/6
AREA STATEMENT	PROJECT DETAIL	AREA DETAILS	AREA STATEMENT	PROJECT DETAIL
Authority: Ghazabad Development Authority	Authority: Ghazabad Development Authority	Area of Plot As per record	Authority: Ghazabad Development Authority	Authority: Ghazabad Development Authority
Authority Class: Category A	Authority Class: Category A	As per site condition	Authority Class: Category A	Authority Class: Category A
Authority/Grade: Development Authority (DA)	Authority/Grade: Development Authority (DA)	Area of Plot Considered	Authority/Grade: Development Authority (DA)	Authority/Grade: Development Authority (DA)
Land Use: Regular	Land Use: Regular	Deduction for	Land Use: Regular	Land Use: Regular
Project Type: Building Permission	Project Type: Building Permission	(a) Proposed roads	Project Type: Building Permission	Project Type: Building Permission
Nature of Development: NEW	Nature of Development: NEW	(b) Any reservations	Nature of Development: NEW	Nature of Development: NEW
Subdevelopment Area: Water City Area	Subdevelopment Area: Water City Area	Total (a + b)	Subdevelopment Area: Water City Area	Subdevelopment Area: Water City Area
Special Project: NA	Special Project: NA	Plot Area For Coverage	Special Project: NA	Special Project: NA
Site Address: District Ghazabad, Tehsil Ghazabad, Village NA	Site Address: District Ghazabad, Tehsil Ghazabad, Village NA	Plot Area For FAR	Site Address: District Ghazabad, Tehsil Ghazabad, Village NA	Site Address: District Ghazabad, Tehsil Ghazabad, Village NA
Area Details	Area Details	Permitted FAR Area (1.75)	Area Details	Area Details
1. Area of Plot As per record	1. Area of Plot As per record	Total Permitted FAR area (1.75)	1. Area of Plot As per record	1. Area of Plot As per record
1884.85	1884.85	Total Built up area permissible at	1884.85	1884.85
As per site condition	As per site condition	Permissible Coverage area (50.00 %)	As per site condition	As per site condition
1884.85	1884.85	Proposed Coverage Area (44.53 %)	1884.85	1884.85
Area of Plot Considered	Area of Plot Considered	Total Prop. Coverage Area (44.53 %)	Area of Plot Considered	Area of Plot Considered
0.00	0.00	Balance coverage area (5.47 %)	0.00	0.00
(b) Any reservations	(b) Any reservations	Proposed Area at:	(b) Any reservations	(b) Any reservations
Total (a + b)	Total (a + b)	Proposed Built up	Total (a + b)	Total (a + b)
1884.85	1884.85	Existing Built up	1884.85	1884.85
Plot Area For Coverage	Plot Area For Coverage	Proposed F.S.I	Plot Area For Coverage	Plot Area For Coverage
1884.85	1884.85	Existing F.S.I	1884.85	1884.85
Plot Area For FAR	Plot Area For FAR	Basement Floor	Plot Area For FAR	Plot Area For FAR
Permitted FAR Area (1.75)	Permitted FAR Area (1.75)	Ground Floor	Permitted FAR Area (1.75)	Permitted FAR Area (1.75)
Total Permitted FAR area (1.75)	Total Permitted FAR area (1.75)	First Floor	Total Permitted FAR area (1.75)	Total Permitted FAR area (1.75)
Total Built up area permissible at	Total Built up area permissible at	Second Floor	Total Built up area permissible at	Total Built up area permissible at
947.42	947.42	Third Floor	947.42	947.42
Proposed Coverage Area (44.53 %)	Proposed Coverage Area (44.53 %)	Terrace Floor	Proposed Coverage Area (44.53 %)	Proposed Coverage Area (44.53 %)
843.77	843.77	Total Area	843.77	843.77
Total Prop. Coverage Area (44.53 %)	Total Prop. Coverage Area (44.53 %)	Total FAR Area	Total Prop. Coverage Area (44.53 %)	Total Prop. Coverage Area (44.53 %)
103.77	103.77	Total Built up Area	103.77	103.77
Balance coverage area (5.47 %)	Balance coverage area (5.47 %)	Proposed F.S.I. consumed	Balance coverage area (5.47 %)	Balance coverage area (5.47 %)
Proposed Area at:	Proposed Area at:	Coverage	Proposed Area at:	Proposed Area at:
Proposed Built up	Proposed Built up	No. of Floors	Proposed Built up	Proposed Built up
Existing Built up	Existing Built up	Total Tenements (3 + 4)	Existing Built up	Existing Built up
Proposed F.S.I	Proposed F.S.I	Parking Statement	Proposed F.S.I	Proposed F.S.I
Existing F.S.I	Existing F.S.I	1. Parking Space Required as per Regulations	Existing F.S.I	Existing F.S.I
Basement Floor	Basement Floor	2. Proposed Parking Space	Basement Floor	Basement Floor
Ground Floor	Ground Floor		Ground Floor	Ground Floor
First Floor	First Floor		First Floor	First Floor
Second Floor	Second Floor		Second Floor	Second Floor
Third Floor	Third Floor		Third Floor	Third Floor
Terrace Floor	Terrace Floor		Terrace Floor	Terrace Floor
Total Area	Total Area		Total Area	Total Area
Total FAR Area	Total FAR Area		Total FAR Area	Total FAR Area
Total Built up Area	Total Built up Area		Total Built up Area	Total Built up Area
Proposed F.S.I. consumed	Proposed F.S.I. consumed		Proposed F.S.I. consumed	Proposed F.S.I. consumed
Coverage	Coverage		Coverage	Coverage
No. of Floors	No. of Floors		No. of Floors	No. of Floors
Total Tenements (3 + 4)	Total Tenements (3 + 4)		Total Tenements (3 + 4)	Total Tenements (3 + 4)
Parking Statement	Parking Statement		Parking Statement	Parking Statement
1. Parking Space Required as per Regulations	1. Parking Space Required as per Regulations		1. Parking Space Required as per Regulations	1. Parking Space Required as per Regulations
2. Proposed Parking Space	2. Proposed Parking Space		2. Proposed Parking Space	2. Proposed Parking Space

Color Notes	Color Index
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON FLOOR	
ROAD ALIGNMENT (ROAD WIDENING AREA)	
FUTURE T.P. SCHEME DEDUCTION AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

Building Conditions Checks	Condition
No	Condition
1	For A (SHOP) increase of Mechanical parking of Stack parking provided in the Building. For stack parking at the time of completion the owner shall produce technical data with respect to height. The height shall not exceed more than 5% of that required as per company specifications and the height of stack parking shall not exceed more than 5% of that required as per company specifications.

FAR & Unit Details												
Building	No. of Same Bldg	Total Built Up Area (Sq.mt)	Deductions (Area in Sq.mt.)					Proposed FAR Area (Sq.mt.)	Add Area in FAR (Sq.mt.)		Total FAR Area (Sq.mt.)	No. of Unit
			Mummy	Lift	Lift Machine	Covered Area	Parking	Commercial	Star	Balcony		
A (SHOP)	1	3956.47	86.40	9.69	3.23	26.05	601.34	3211.11	18.65	26.05	3255.81	05
Grand Total:	1	3956.47	86.40	9.69	3.23	26.05	601.34	3211.11	18.65	26.05	3255.81	05

Parking Check (Table 7b)					
Vehicle Type	Regd.			Prop.	
	No.	Reduced Req'd Parking (Increase of P/L having R/L/Area surrendered FOC)	Area	No.	Area
Equivalent Car Space	-	-	-	22	302.50
Two Stack Car	-	-	-	20	275.00
Total Car	40	-	550.00	42	577.50
Two Stack Parking	-	-	-	4	307.41
Other Parking	-	-	-	-	567.74
Total	-	-	550.00	-	1452.65

Tree Details (Table 3h)	Plot	Name	Regd.	No. of Trees	Prop.
	Plot	Tree	19	20	

OWNER'S NAME AND SIGNATURE  
HIRNOT GROUP, jagirprakash@gmail.com, 921275591

ARCHITECT'S NAME AND SIGNATURE  
PRASHANT CHAUHAN

CA2016/74270

Ghazabad Development Authority



Building Plan Application Number  
GDA/BP/22-23/1020

Sanctioned On  
07 Apr 2023

Valid Till  
11 Apr 2028

Approved By  
Chandra Prakash Tripathi (Chief Architect and Town Planner/Additional Engineer)

Examined By  
Satish Chandra Kushwaha (Junior engineer)

Dhananjay Singh (Assistant Engineer)

Rajeev Ratan Shah (Town Planner/ Executive engineer)

Chandra Prakash Tripathi (Chief Architect and Town Planner/Additional Engineer)

Rajeev Ratan Shah (Town Planner/ Executive engineer)

Chandra Prakash Tripathi (Chief Architect and Town Planner/Additional Engineer)

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Rajeev Ratan Shah (Town Planner/ Executive engineer)

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.

ISO\_A00\_841.00 x 1189.00\_MM

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