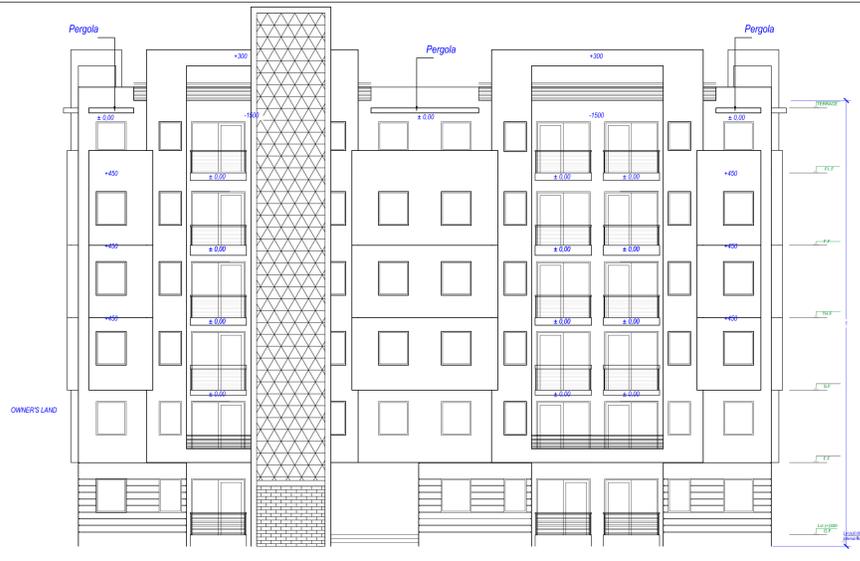


**SITE PLAN**  
(Scale - 1:400)



**SECTION - CC**



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

**UnitBUA Table for Building 'A' (PROPOSED GROUP HOUSING)**

Floor	Name	UnitBUA Type	Net UnitBUA Area (Sq.mt.)	Gross UnitBUA Area (Sq.mt.)	UnitBUA Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Carpet Area	No. of Unit
GROUND FLOOR PLAN	E	LIG UNIT	36.76	36.76	36.76	0.24	0.00	36.52
	SPLIT A	LIG UNIT	36.05	36.05	36.05	0.24	0.00	35.81
	SPLIT B	LIG UNIT	36.43	36.43	36.43	0.37	0.22	36.06
	SPLIT C	LIG UNIT	36.43	36.43	36.43	0.24	0.02	36.17
	SPLIT D	LIG UNIT	36.02	36.02	36.02	0.21	0.02	35.79
	SPLIT E	LIG UNIT	35.91	35.91	35.91	0.21	0.00	35.70
	SPLIT F	LIG UNIT	36.31	36.31	36.31	0.21	0.00	36.10
	SPLIT G	LIG UNIT	35.80	35.80	35.80	0.10	0.00	35.70
	SPLIT H	LIG UNIT	37.16	37.16	37.16	0.24	0.00	36.92
	SPLIT I	LIG UNIT	37.16	37.16	37.16	0.24	0.00	36.92
Total per Floor:			326.87	326.87	326.87	2.06	0.26	324.55
TYPICAL - 1-5 FLOOR PLAN	L	LIG UNIT	36.43	36.43	36.43	0.21	0.02	36.20
	SPLIT J	LIG UNIT	36.73	36.73	36.73	0.12	0.05	36.56
	SPLIT K	LIG UNIT	36.09	36.09	36.09	0.23	0.00	35.86
	SPLIT L	LIG UNIT	36.43	36.43	36.43	0.24	0.02	36.17
	SPLIT M	LIG UNIT	36.76	36.76	36.76	0.24	0.00	36.52
	SPLIT N	LIG UNIT	35.91	35.91	35.91	0.21	0.00	35.70
	SPLIT O	LIG UNIT	36.31	36.31	36.31	0.21	0.00	36.10
	SPLIT P	LIG UNIT	35.91	35.91	35.91	0.21	0.00	35.70
	SPLIT Q	LIG UNIT	37.16	37.16	37.16	0.24	0.00	36.92
	SPLIT R	LIG UNIT	37.16	37.16	37.16	0.24	0.00	36.92
Total per Floor:			1638.45	1638.45	1638.45	9.55	0.45	1628.45
Total:			1965.32	1965.32	1965.32	11.60	0.75	1953.00

**Building 'A' (PROPOSED GROUP HOUSING)**

Floor Name	Gross Builtup Area (Sq.mt.)	Deductions From Gross BUA/Area in Sq.mt.)	Total Built up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit		
Ground Floor	542.84	28.33	4.86	509.65	16.90	0.00	0.00	492.73	09
First Floor	568.30	28.33	4.86	535.09	16.90	6.48	0.00	25.47	09
Second Floor	568.30	28.33	4.86	535.09	16.90	6.48	0.00	25.47	09
Third Floor	568.30	28.33	4.86	535.09	16.90	6.48	0.00	25.47	09
Fourth Floor	568.30	28.33	4.86	535.09	16.90	6.48	0.00	25.47	09
Terrace Floor	568.30	28.33	4.86	535.09	16.90	6.48	0.00	25.47	09
Verandah	42.79	0.00	0.00	42.79	36.28	0.00	6.51	0.00	00
Total:	3427.13	169.88	29.16	3227.87	137.68	32.40	6.51	127.35	54

**Staircase Checks (Table Ba-1)**

Floor Name	Staircase Name	Flight Width	Tread Width	Riser Height	Railing Ht.
Ground Floor	Fire Escape	1.50	0.300	0.145	1.00
Ground Floor	Staircase	1.50	0.250	0.138	1.00
First Floor	Fire Escape	1.50	0.300	0.145	1.00
First Floor	Staircase	1.50	0.250	0.138	1.00
Second Floor	Fire Escape	1.50	0.300	0.145	1.00
Second Floor	Staircase	1.50	0.250	0.138	1.00
Third Floor	Fire Escape	1.50	0.300	0.145	1.00
Third Floor	Staircase	1.50	0.250	0.138	1.00
Fourth Floor	Fire Escape	1.50	0.300	0.145	1.00
Fourth Floor	Staircase	1.50	0.250	0.138	1.00
Terrace Floor	Fire Escape	1.50	0.300	0.145	1.00
Terrace Floor	Staircase	1.50	0.250	0.138	1.00
Total:		1.50	0.250	0.138	1.00

**Balcony Calculations Table**

FLOOR	SIDE	AREA	TOTAL AREA
TYPICAL - 1-5 FLOOR PLAN	1.20 X 2.40 X 6 X 5	66.40	144
TYPICAL - 1-5 FLOOR PLAN	1.20 X 2.22 X 2 X 5	26.60	06
TERRACE FLOOR PLAN	1.20 X 2.38 X 1 X 5	14.30	06
Total		127.30	42

**SCHEDULE OF DOOR**

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROPOSED GROUP HOUSING)	D	0.75	2.10	108
A (PROPOSED GROUP HOUSING)	D	0.88	2.10	06
A (PROPOSED GROUP HOUSING)	D	0.90	2.10	144
A (PROPOSED GROUP HOUSING)	D	0.91	2.10	06
A (PROPOSED GROUP HOUSING)	D	1.00	2.10	42

**Building USE/SUBUSE Details**

Building Name	Building Use	Building SubUse	Building Group	Building Type	No. Of Residential Units	Floor Name	Floor Use	FAR Name	FAR Use	FAR SubUse
A (PROPOSED GROUP HOUSING)	Residential	LIG Housing		Highrise	54	GROUND FLOOR PLAN	Residential	LIG Housing	Residential	LIG Housing
A (PROPOSED GROUP HOUSING)	Residential	LIG Housing		Highrise	54	TYPICAL - 1-5 FLOOR PLAN	Residential	LIG Housing	Residential	LIG Housing
A (PROPOSED GROUP HOUSING)	Residential	LIG Housing		Highrise	54	TERRACE FLOOR PLAN	Residential	LIG Housing	Residential	LIG Housing

**KEY PLAN**  
(N.T.S)

**SCHEDULE OF WINDOW/VENTILATION:**

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROPOSED GROUP HOUSING)	W	0.35	1.80	24
A (PROPOSED GROUP HOUSING)	W	0.45	2.60	06
A (PROPOSED GROUP HOUSING)	V	0.50	1.00	12
A (PROPOSED GROUP HOUSING)	W	0.50	1.50	36
A (PROPOSED GROUP HOUSING)	W	0.50	1.80	24
A (PROPOSED GROUP HOUSING)	V	0.60	1.00	06
A (PROPOSED GROUP HOUSING)	W	0.70	2.10	12
A (PROPOSED GROUP HOUSING)	W	0.85	2.10	06
A (PROPOSED GROUP HOUSING)	W	1.14	2.10	12
A (PROPOSED GROUP HOUSING)	W	1.20	1.50	11
A (PROPOSED GROUP HOUSING)	W	1.20	1.80	30
A (PROPOSED GROUP HOUSING)	W	1.21	1.80	12
A (PROPOSED GROUP HOUSING)	W	1.23	1.50	24
A (PROPOSED GROUP HOUSING)	W	1.23	1.80	36
A (PROPOSED GROUP HOUSING)	W	1.25	1.80	12
A (PROPOSED GROUP HOUSING)	W	1.38	1.50	06
A (PROPOSED GROUP HOUSING)	W	1.47	1.50	01
A (PROPOSED GROUP HOUSING)	W	1.50	1.50	36
A (PROPOSED GROUP HOUSING)	W	1.61	1.80	06
A (PROPOSED GROUP HOUSING)	W	1.62	1.80	06

**Required Parking (Table Ta)**

Building Name	Type	SubUse	Area (Sq.mt.)	Units	Car	TwoWheeler
A (PROPOSED GROUP HOUSING)	Residential	LIG Housing	1965.32	54	1.00	54
Total:					1.00	54

**FAR & Unit Details**

Building Name	No. of Same Bldg	Gross Built up Area (Sq.mt.)	Deductions From Gross BUA/Area in Sq.mt.)	Total Built up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	No. of Unit
A (PROPOSED GROUP HOUSING)	4	13708.52	679.92	1116.64	12911.48	550.72	11695.92	216
Total:		13708.52	679.92	1116.64	12911.48	550.72	11695.92	216

**AREA STATEMENT**

Sl. No.	Description	Area (Sq.Mts.)
1	Area of Plot As per record	3600.00
2	Area of Plot as per site condition	3458.66
3	Area of Plot Considered	3458.66
4	Area of Plot Available for FAR	3458.66
5	Area of Plot Available for FAR (FAR 2.00)	18977.32
6	Total Built up area permissible at	18977.32
7	Permissible Coverage Area (50.00 %)	4743.33
8	Proposed Coverage Area (20.98 %)	1990.38
9	Total Prop. Coverage Area (20.98 %)	1990.38
10	Balance coverage area (29.02 %)	2753.95

**Additional Permissible FAR**

Area covered under	Proposed FAR	Existing FAR	Total Proposed FAR
STAIRCASE	19.48	0.00	19.48
STAIRCASE	16.80	0.00	16.80
L.I.E Machine Room	6.51	0.00	6.51
Total	42.79	0.00	42.79

**Parking Check (Table Tb)**

Vehicle Type	No.	Area	Prop.	Area
TwoWheeler	54	108.00	405	810.00
Other Parking	-	-	-	56.00
Total	-	108.00	405	866.00

**Building Floor FAR Details**

Floor Name	Building Name	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	A (PROPOSED GROUP HOUSING)	2038.52	1970.92	2038.52	1970.92
First Floor	A (PROPOSED GROUP HOUSING)	2140.36	1945.00	2140.36	1945.00
Second Floor	A (PROPOSED GROUP HOUSING)	2140.36	1945.00	2140.36	1945.00
Third Floor	A (PROPOSED GROUP HOUSING)	2140.36	1945.00	2140.36	1945.00
Fourth Floor	A (PROPOSED GROUP HOUSING)	2140.36	1945.00	2140.36	1945.00
Fifth Floor	A (PROPOSED GROUP HOUSING)	2140.36	1945.00	2140.36	1945.00
Terrace Floor	A (PROPOSED GROUP HOUSING)	171.16	0.00	171.16	0.00
Total		12911.48	11695.92	12911.48	11695.92

**OWNER'S NAME AND SIGNATURE**  
 SHAIL INFRA TECH LIMITED THROUGH ITS DIRECTOR MR AKASH AGARWAL, akash.association@gmail.com, 890955380

**ARCHITECT'S NAME AND SIGNATURE**  
 Mohd Hasim  
 CA2019112218  
 Signature Not Verified  
 Date: 18/Jan/2025  
 Designation: ARCHITECT

**ENGINEER'S NAME AND SIGNATURE**  
 Signature Not Verified  
 Date: 18/Jan/2025  
 Designation: ENGINEER

**Building Plan Application Number**  
 MBDAB/P/23-24/0435

**Sanctioned On**  
 15 Jan 2024

**Valid Till**  
 18 Jan 2029

**Approved By**  
 Shailesh Kumar (Vice Chairman)

**Examined By**  
 MUKESH KUMAR SAXENA (Junior engineer)

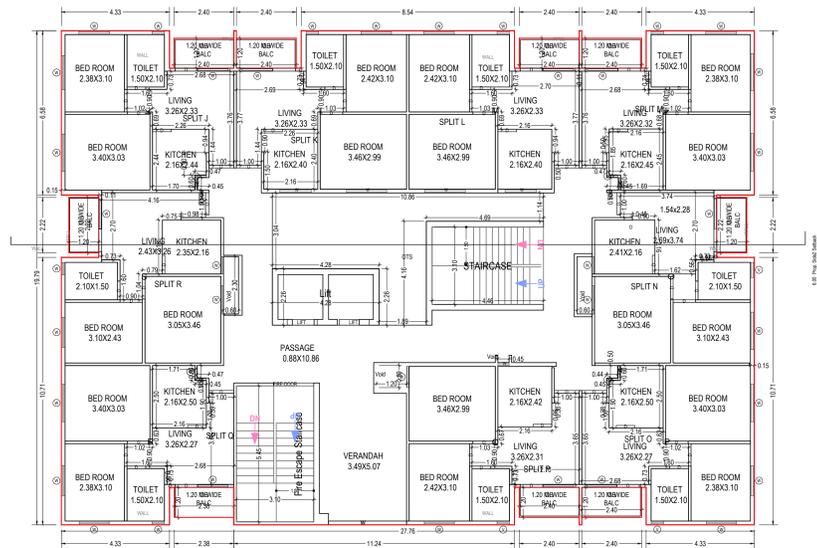
**Checked By**  
 sagar gupta (Assistant Engineer/ ATP)

**Drawn By**  
 Jyoti Prasad (Town Planner)

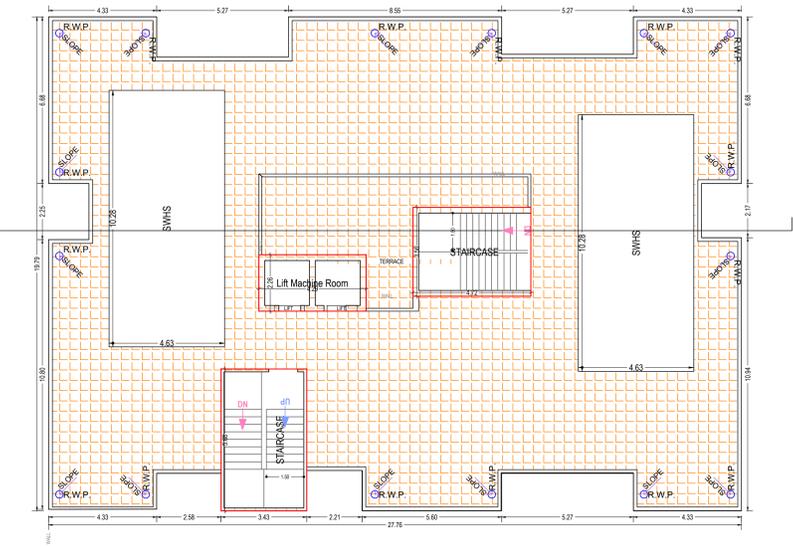
**Reviewed By**  
 Jyoti Prasad (Chief Town Planner)

**Signature**  
 Anjulata (Secretary)

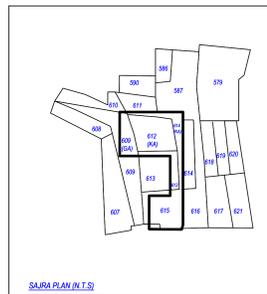
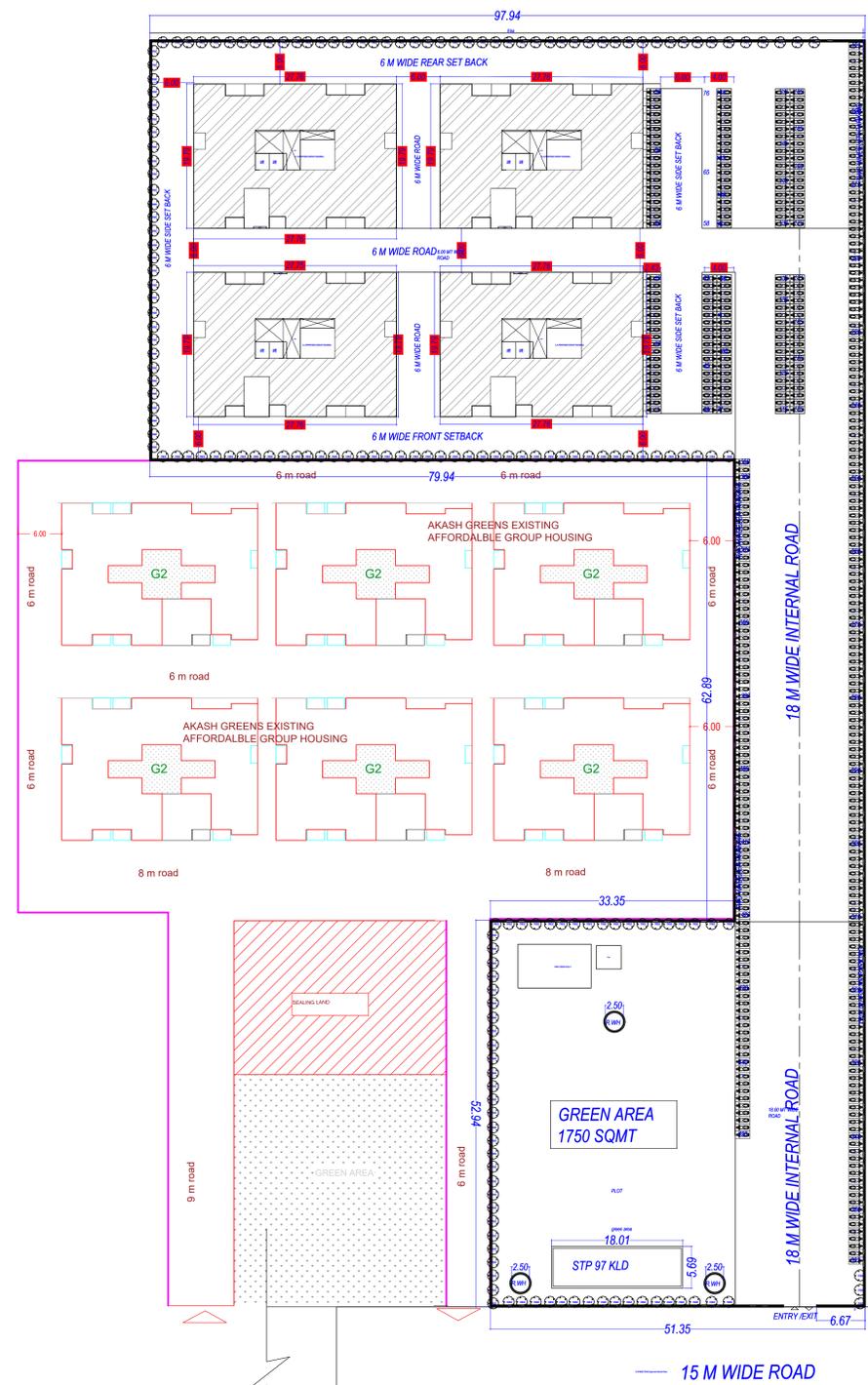
**Signature**  
 Shailesh Kumar (Vice Chairman)



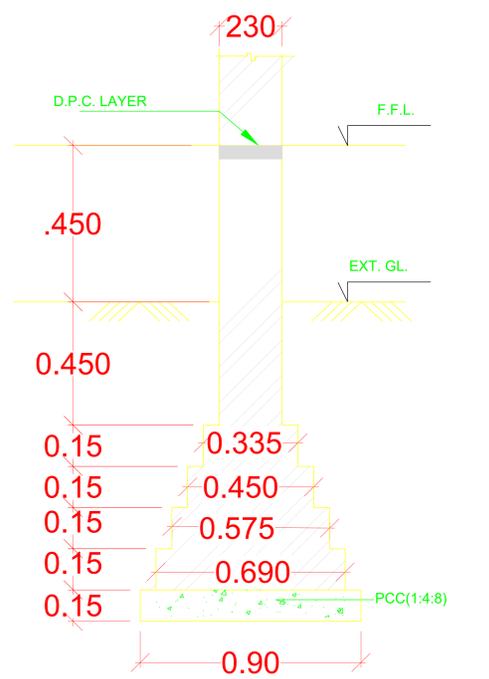
TYPICAL - 1-5 FLOOR PLAN  
(Proposed)  
(SCALE 1:100)



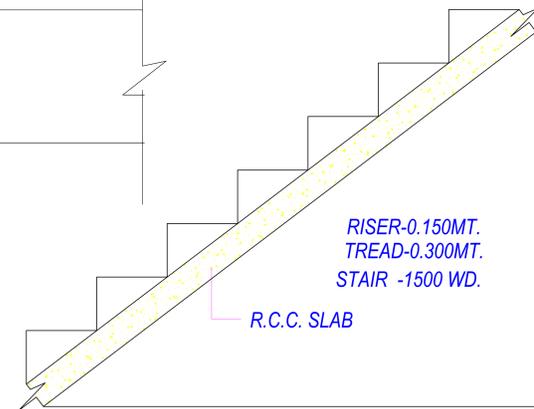
TERRACE FLOOR PLAN  
(SCALE 1:100)



No. of two wheeler parkings required as per AHP-2021 - 432 NOS.  
 No. of two wheeler parkings proposed - 450 nos.



FOUNDATION DETAIL  
(SCALE-1:100)



STAIRS DETAIL  
(SCALE-1:25)

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: -	9488.86	Total FAR Area: -	11695.96
Total Coverage Area: -	497.60	Total BUA Area: -	12911.49

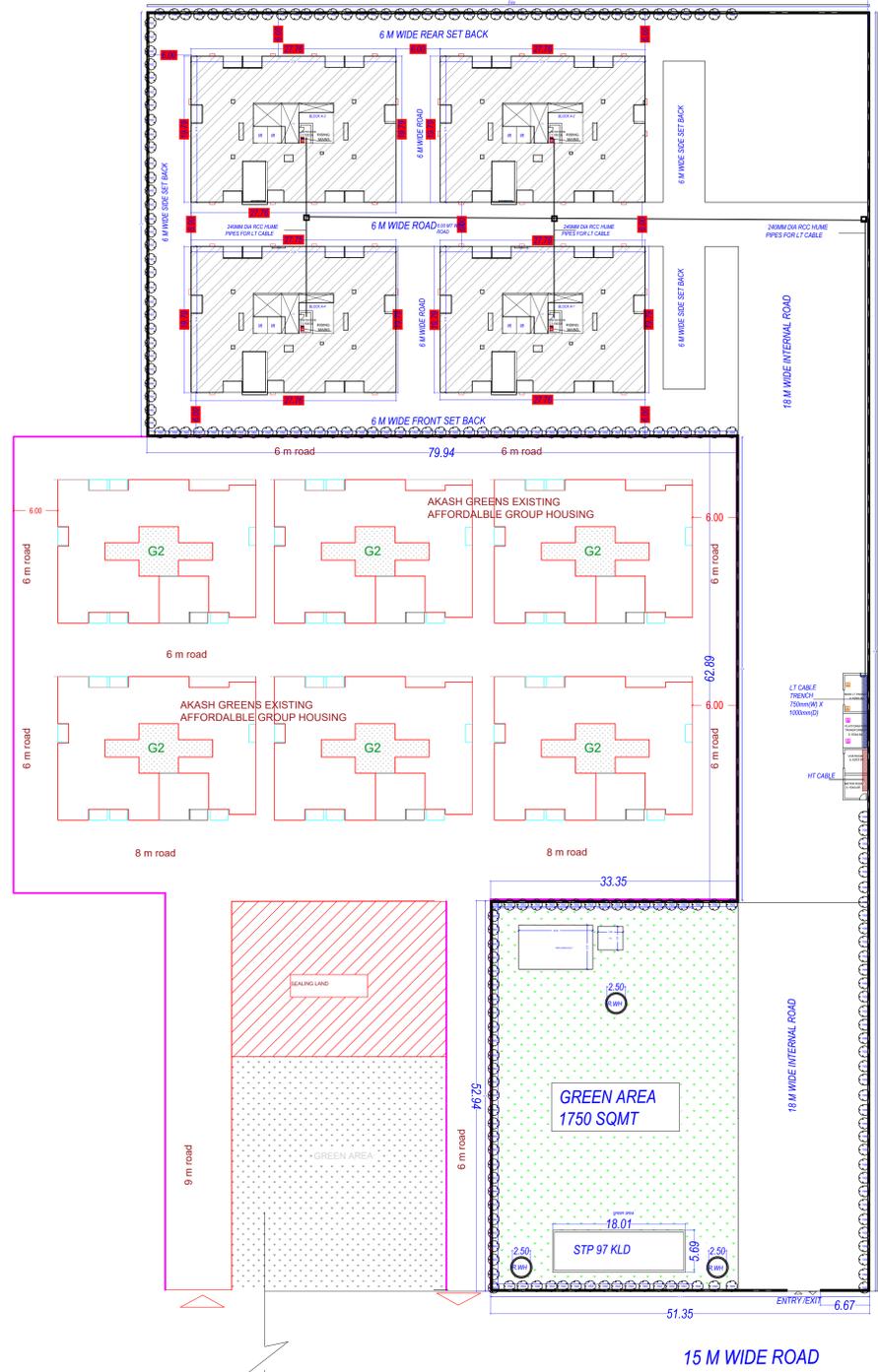
OWNER'S NAME AND SIGNATURE SHAIL INFRA TECH LIMITED THROUGH ITS DIRECTOR MR AKASH AGARWAL, akash.association@gmail.com, 890955380	
ARCHITECT'S NAME AND SIGNATURE Mohd Hasim CA2019/112218	ENGINEER Signature Not Verified Date: 15-01-2024 Designation: ARCHITECT Moradabad Development Authority
Building Plan Application Number MBDA/BP/23-24/0435 Sanctioned On 15 Jan 2024 Valid Till 18 Jan 2029	
Approved By Shailesh Kumar (Vice Chairman)	
Examined By MUKESH KUMAR SAXENA (Junior engineer) sagar gupta (Assistant Engineer/ ATP) Jyoti Prasad (Town Planner) Jyoti Prasad (Chief Town Planner) Anjulata (Secretary)	
Shailesh Kumar (Vice Chairman)	

S/N	SYMBOL	DESCRIPTION
1		ELECTRICAL METER BOARD
		HT CABLE TRENCH SIZE: 75mm(W)X100mm(D)
		24MM DIA RCC HUME PIPE FOR LT CABLE
		MAN HOLE 750X750MM / 600X600MM
		CU PLATE EARTHING FOR BODY SIZE: 600X90X8MM
		CU PLATE EARTHING FOR NEUTRAL SIZE 600X90X8MM
		MAINTENANCE FREE EARTH FOR LIGHTNING
		RISING MAINS
		7F 250 KVA-1 NO
		400 KVA-1 NO

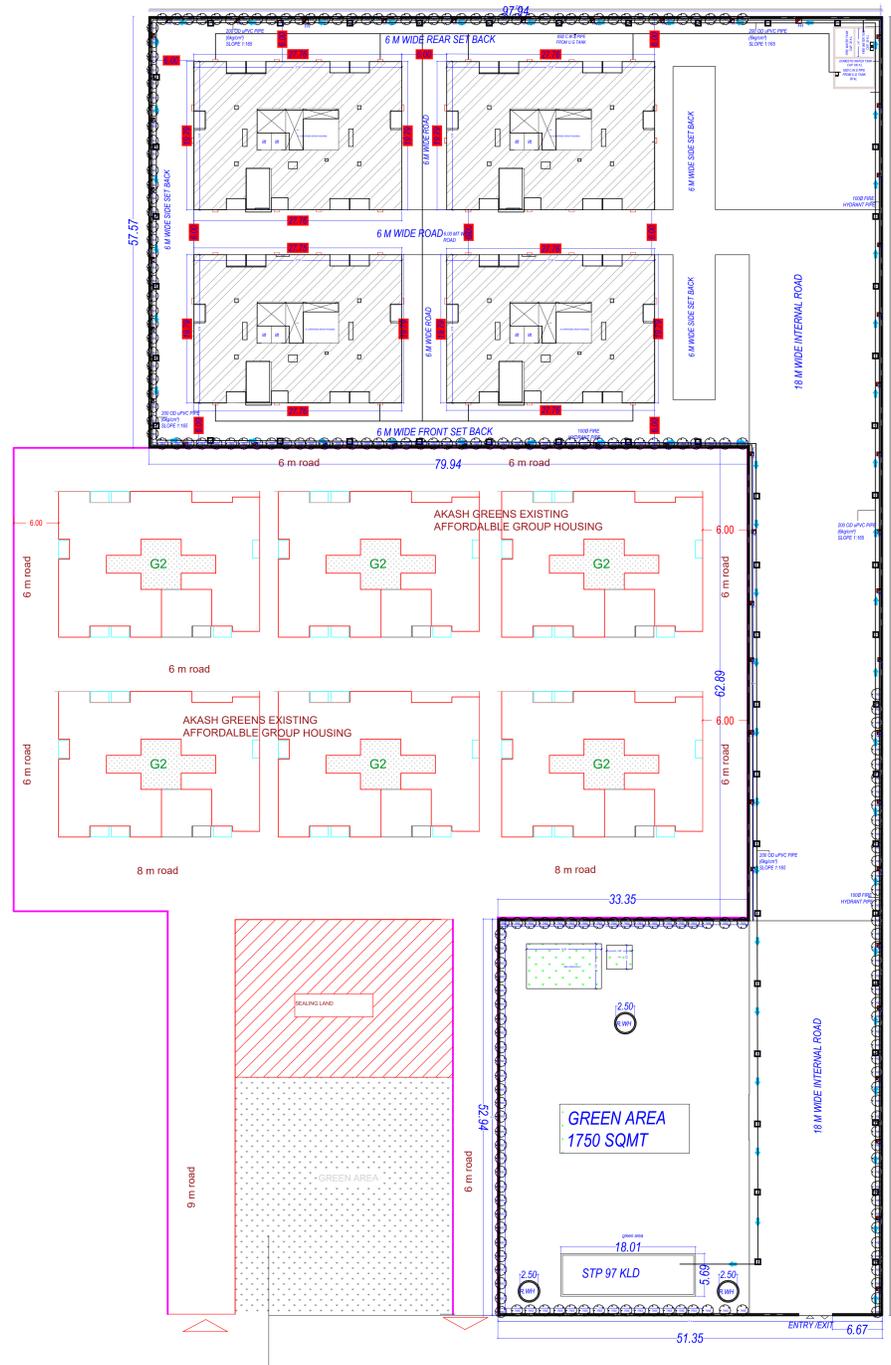
LEGENDS		
S.No.	DESCRIPTION	SYB
	AS / SCHEMATIC (IN MM)	
	200 OD UPVC WASTE PIPE	
	1000 FIRE HYDRANT PIPE	
	650 C.W.S PIPE	
	RMP	
	SEWERAGE MANHOLE	
	STORM WATER DRAINAGE MANHOLE	

FOR SEWERAGE	
(A)	180 O.D UPVC PIPE (SLOPE 1:100)
(B)	150 R.C.C PIPE (SLOPE 1:100)
(C)	200 R.C.C PIPE (SLOPE 1:150)
(D)	250 R.C.C PIPE (SLOPE 1:150)

FOR STORM WATER DRAINAGE	
(E)	110 O.D UPVC PIPE
(F)	160 O.D UPVC PIPE (SLOPE 1:120)



**SERVICE PLAN**  
(ELECTRICAL PLAN)



**SERVICE PLAN**  
(WATER SUPPLY/ SEWERAGE)

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: -	9488.86	Total FAR Area: -	11695.96
Total Coverage Area: -	497.60	Total BUA Area: -	12911.49

OWNER'S NAME AND SIGNATURE  
 SHAIL INFRA TECH LIMITED THROUGH ITS DIRECTOR MR AKASH AGARWAL, akash.association@gmail.com, 890955380

ARCHENGE'S NAME AND SIGNATURE  
 Mohd Hasim  
 CA2019/112218

Signature Not Verified  
 Date: 15-01-2024  
 Designation: ARCHITECT

Moradabad Development Authority

Building Plan Application Number  
 MBD/ABP/23-24/0435  
 Sanctioned On  
 15 Jan 2024  
 Valid Till  
 18 Jan 2029

Approved By  
 Shailesh Kumar (Vice Chairman)

Examined By  
 MUKESH KUMAR SAXENA (Junior engineer)  
 sagar gupta (Assistant Engineer/ ATP)  
 Jyoti Prasad (Town Planner)  
 Jyoti Prasad (Chief Town Planner)  
 Anjulata (Secretary)

Shailesh Kumar (Vice Chairman)