

		File No	LDALD/25-26/0301	Sheet	1 / 4
		Submission Date	2025-05-12	Scale	1:100
A	AREA STATEMENT			VERSION NO. : 1.0.97	
				VERSION DATE: 27/02/2025	
PROJECT DETAIL :					
Authority: Lucknow Development Authority				Plot Sub Use: Plotted Resi development / Plotted Housing	
AuthorityClass: Category A				Development Plan: REVISED AT LAYOUT PLAN OF AN INTEGRATED TOWNSHIP AT BAGAMAU VILLAGE, LUCKNOW BY NES ANS DEVELOPERS PVT. LTD.	
AuthorityGrade: Development Authority (DA)				Land Use Zone: Residential use Zone	
Case/Trade: Regular				Layout Type: NA	
Project Type: Layout Development				Sub Development Area: Metro City Area	
Nature of Development: NEW				Special Project: NA	
Development Area: Developed Area				Site Address: District Lucknow, Tehsil Lucknow, Village Baghamau	
Sub Development Area: Metro City Area				AREA DETAILS :	
1. Area of Plot As per record				Sq.Mts	
Document Area				7165.96	
2. Deduction for (a)Proposed roads				As per site condition	
Area of Plot Considered				7164.97	
3. Net Area of plot (1 - 2) AREA OF PLOT				7165.97	
Green and open space				626.17	
Proposed Area at:					
Total Area		Proposed Built up	Existing Built up	Proposed FAR	Existing FAR
- Total Area		0.00	0.00	0.00	0.00
Total FAR Area					
Total Builtup Area					
Proposed FAR consumed					
4. Tenement Statement					
4.1 Tenement Proposed At:					

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)	

Number of EWS/LIG unit required					
Sl. No.	Plot Type	Nos. of Plot	No. of unit in one plot	Total Number of units	Proposed LGEWS Unit
1.	Single Dwelling Unit	6	1	6	-
Total :		6		6	-
Number of EWS/LIG unit required (10% LIG)				1.00	0
Number of EWS/LIG unit required (10% EWS)				1.00	0
Total :		6		8	-

Tenements Density Check					
Net housing density	No. Of Tenements			No. Of Persons	
	Regd	Perm	Prop	Regd	Perm
750/Hec.	-	108	55	-	538

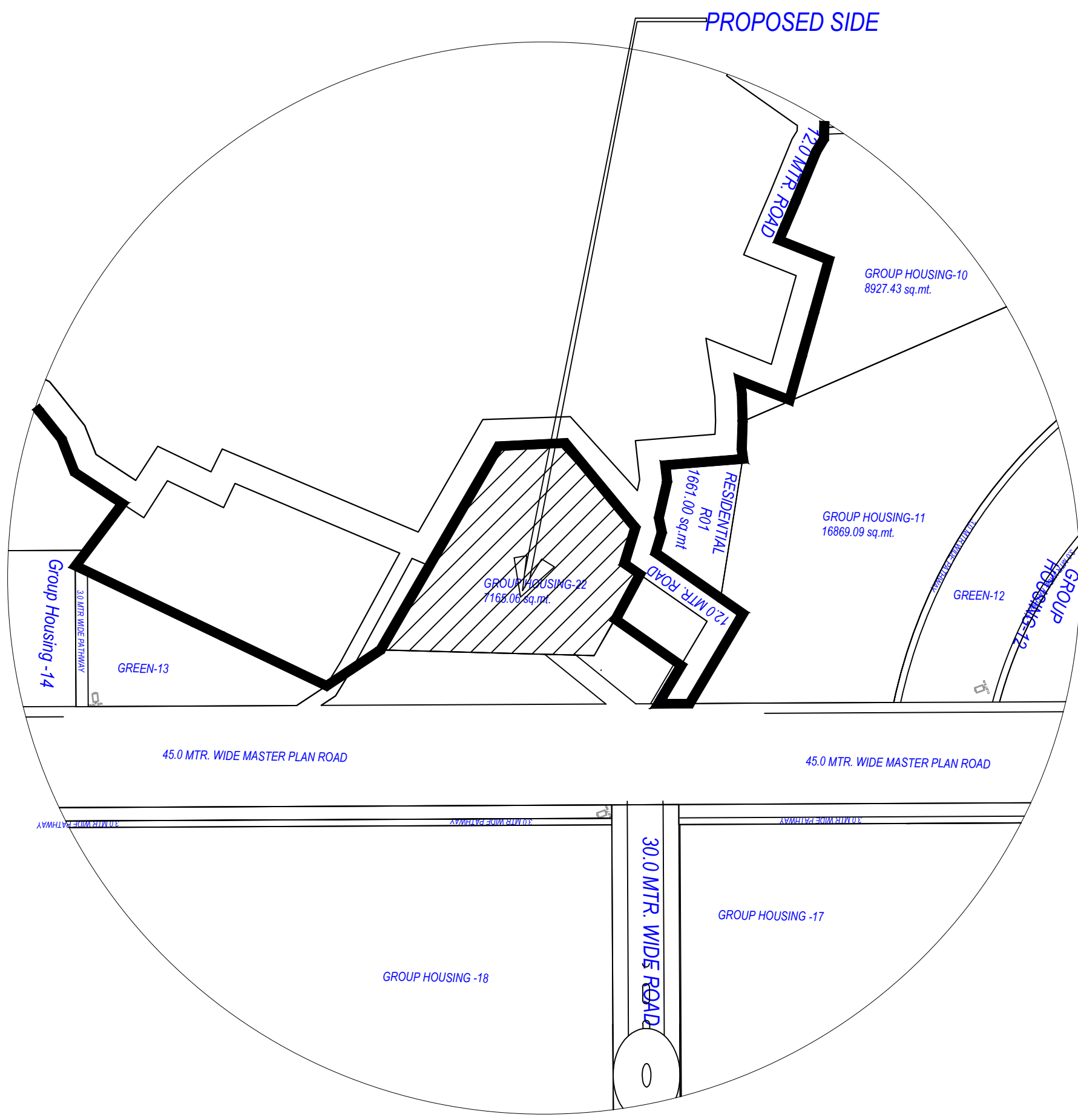
Green and open space Area	
Name	Prop. Area
GREEN	626.17

Land use analysis/Area distribution (Table 2c)		
Area covered under	Proposed Area in sq. mt.	Percentage(%)
Plotted Area	5111.35	71.34
Road Area	1333.03	18.60
Public Open Space	626.17	8.74
Excess Paved Area	77.93	1.09
Other Area	16.45	0.23
Total net layout	7164.97	100.00

Individual Plot Area											
Plot No.	Abutting Road	Plot Area	Frontage	Coverage	FAR Area	Plot No.	Abutting Road	Plot Area	Frontage	Coverage	FAR Area
01	9 M. WIDE ROAD	40.00	-	1108.47	3.50	61.92	0.00	0.00	0.00	-	0.00
02	9 M. WIDE ROAD	40.00	-	823.08	3.50	22.00	0.00	0.00	0.00	-	0.00
03	9 M. WIDE ROAD	40.00	-	626.91	3.50	22.00	0.00	0.00	0.00	-	0.00
04	9 M. WIDE ROAD	40.00	-	710.74	3.50	12.30	0.00	0.00	0.00	-	0.00
05	9 M. WIDE ROAD	40.00	-	851.84	3.50	22.59	0.00	0.00	0.00	-	0.00
06	9 M. WIDE ROAD	40.00	-	790.30	3.50	20.95	0.00	0.00	0.00	-	0.00

OWNER'S NAME AND SIGNATURE	
SHALIMAR LAKECITY PVT LTD THROUGH SIGNATURE AUTHORITY SHEO JANAM CHAUDHARI ARCHITECT@SHALIMAR.ORG, 7310105663	
ARCHITECT'S NAME AND SIGNATURE	
SHIVAM SRIVASTAVA CA2010/50742	
Lucknow Development Authority	

Building Plan Application Number	
LDALD/25-26/0301	
Sanctioned On	
17 Jun 2025	
Valid Till	
22 Jun 2030	
Approved By	
Vice Chairman (Vice Chairman)	
Examined By	
Usman Ali Khan (Junior engineer)	
Anul Sharma (Assistant Engineer)	
Anul Sharma (Executive engineer/Town Planner)	
kaushendra kumar Gautam (Chief Town Planner)	
Gyanendra Verma (Additional Secretary)	
Vice Chairman (Vice Chairman)	



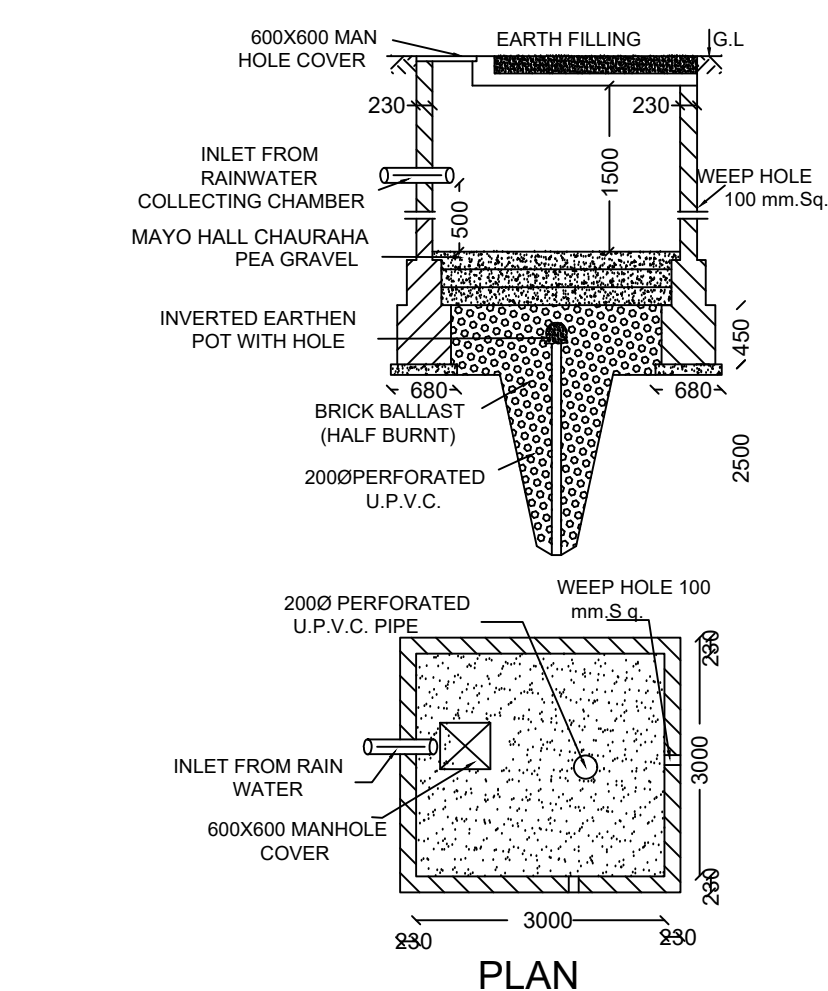
KEY PLAN



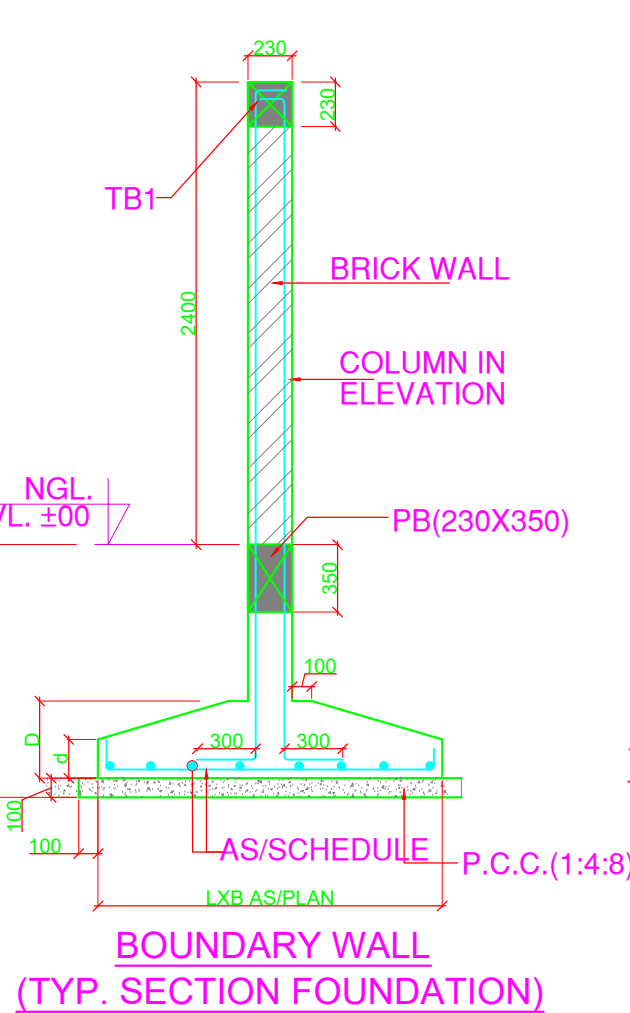
LAYOUT PLAN
(Scale - 1:400)

AREA STATEMENT PLOT AREA

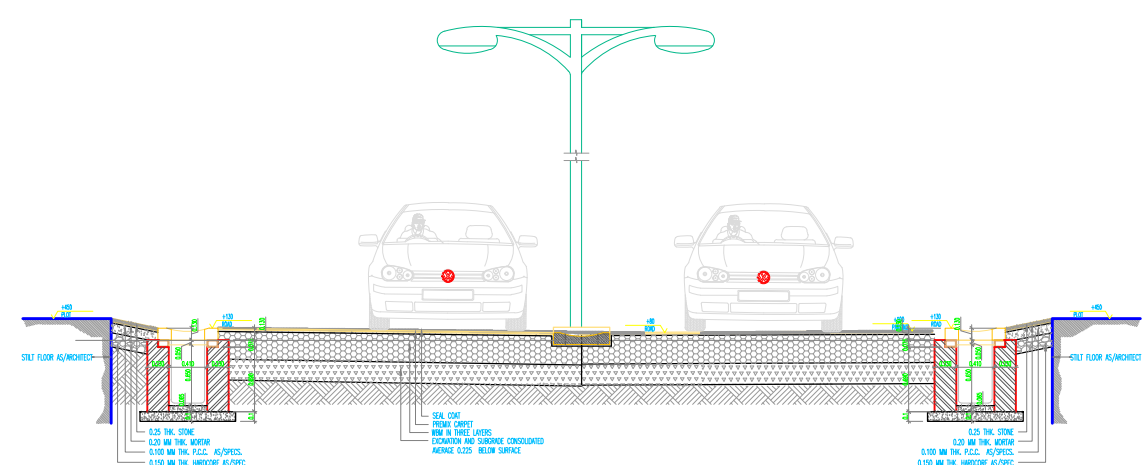
	F.S.B	R.S.B	S.S.B-1	S.S.B-2
PLOT AREA 01 =	1107.70 SOM	6.0M	6.0M	3.0M
PLOT AREA 02 =	823.08 SOM	6.0M	6.0M	3.0M
PLOT AREA 03 =	826.91 SOM	6.0M	6.0M	3.0M
PLOT AREA 04 =	710.94 SOM	6.0M	6.0M	3.0M
PLOT AREA 05 =	851.87 SOM	6.0M	6.0M	3.0M
PLOT AREA 06 =	790.02 SOM	6.0M	6.0M	3.0M



WATER RECHARGING PIT
(NOT TO SCALE)
(6.0 MT. DEEP)



BOUNDARY WALL
(TYP. SECTION FOUNDATION)



Road Section
scale 1:100



KHASRA SUPERMAP PLAN

Proposed Population Calculation					
Plot Name	Use	SubUse	Range	Nos.	Perm. Unit/Plot
04	Residential	Detached Dwelling Unit (Single House)	700-up to 799.99sq.mt	2	8
06	Residential	Detached Dwelling Unit (Single House)	800-up to 899.99sq.mt	3	9
03	Residential	Detached Dwelling Unit (Single House)	900-up to 999.99sq.mt	4	10
02	Residential	Detached Dwelling Unit (Single House)	1000-up to 1099.99sq.mt	5	11
05	Residential	Detached Dwelling Unit (Single House)	1100-up to 1199.99sq.mt	6	12
01	Residential	Detached Dwelling Unit (Single House)	1200-up to 1299.99sq.mt	7	13
Grand Total:					215

Individual Plot Setback											
Plot No.	Perk-Bldg	Abutting Road	Front	Side-1	Side-2	Rear	Coverage	FAR Area	Plot No.	Perk-Bldg	Abutting Road
01		9 M. WIDE ROAD	Regd	Prop	Regd	Prop	Regd	Prop	01		9 M. WIDE ROAD
02		9 M. WIDE ROAD	Regd	Prop	Regd	Prop	Regd	Prop	02		9 M. WIDE ROAD
03		9 M. WIDE ROAD	Regd	Prop	Regd	Prop	Regd	Prop	03		9 M. WIDE ROAD
04		9 M. WIDE ROAD	Regd	Prop	Regd	Prop	Regd	Prop	04		9 M. WIDE ROAD
05		9 M. WIDE ROAD	Regd	Prop	Regd	Prop	Regd	Prop	05		9 M. WIDE ROAD
06		9 M. WIDE ROAD	Regd	Prop	Regd	Prop	Regd	Prop	06		9 M. WIDE ROAD

Total Plot Area: -	7164.97	Total FAR Area: -	0.00
Total Coverage Area: -	0.00	Total BUA Area: -	0.00

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_A0_841.00_x_1189.00_MM)

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