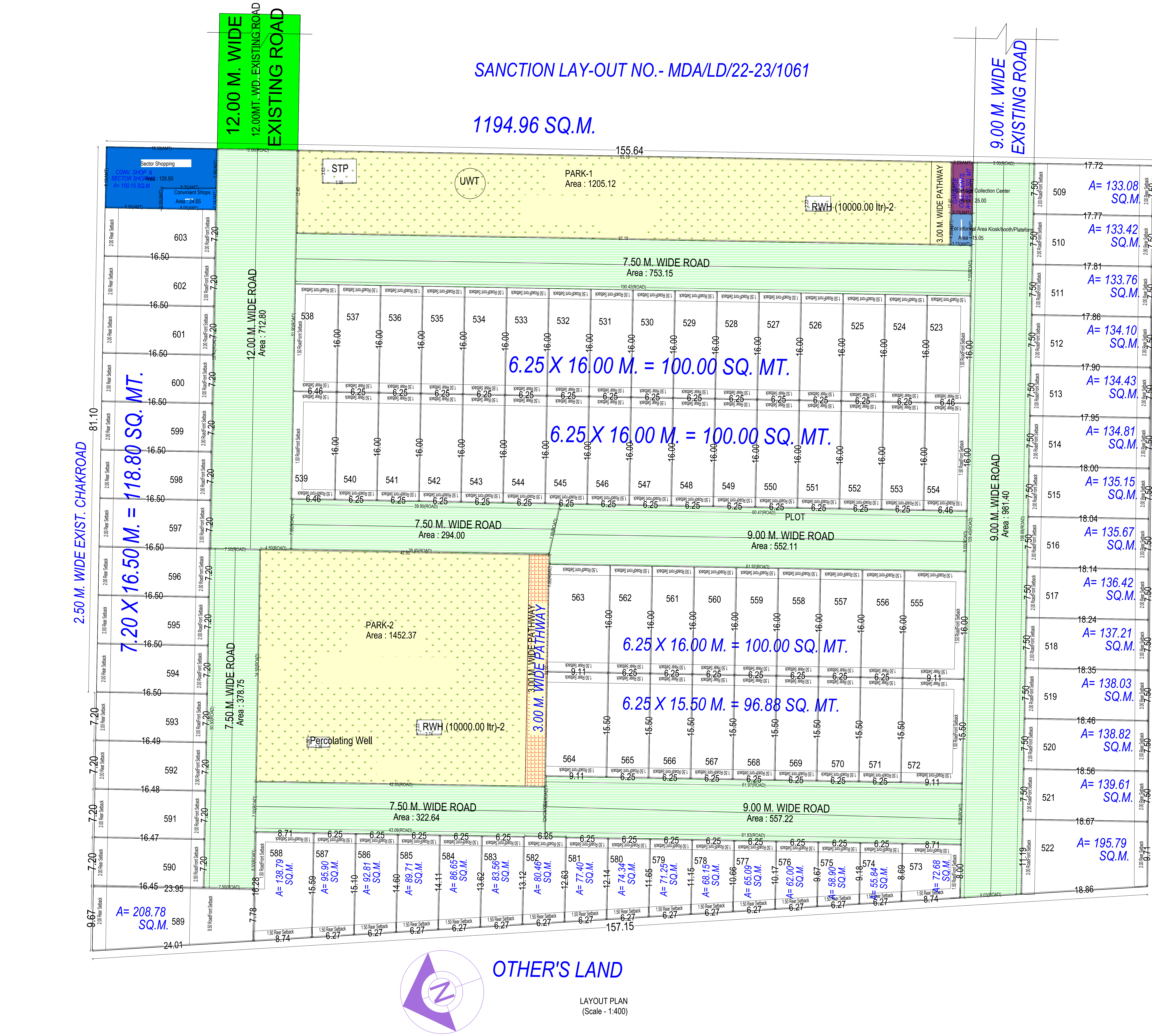


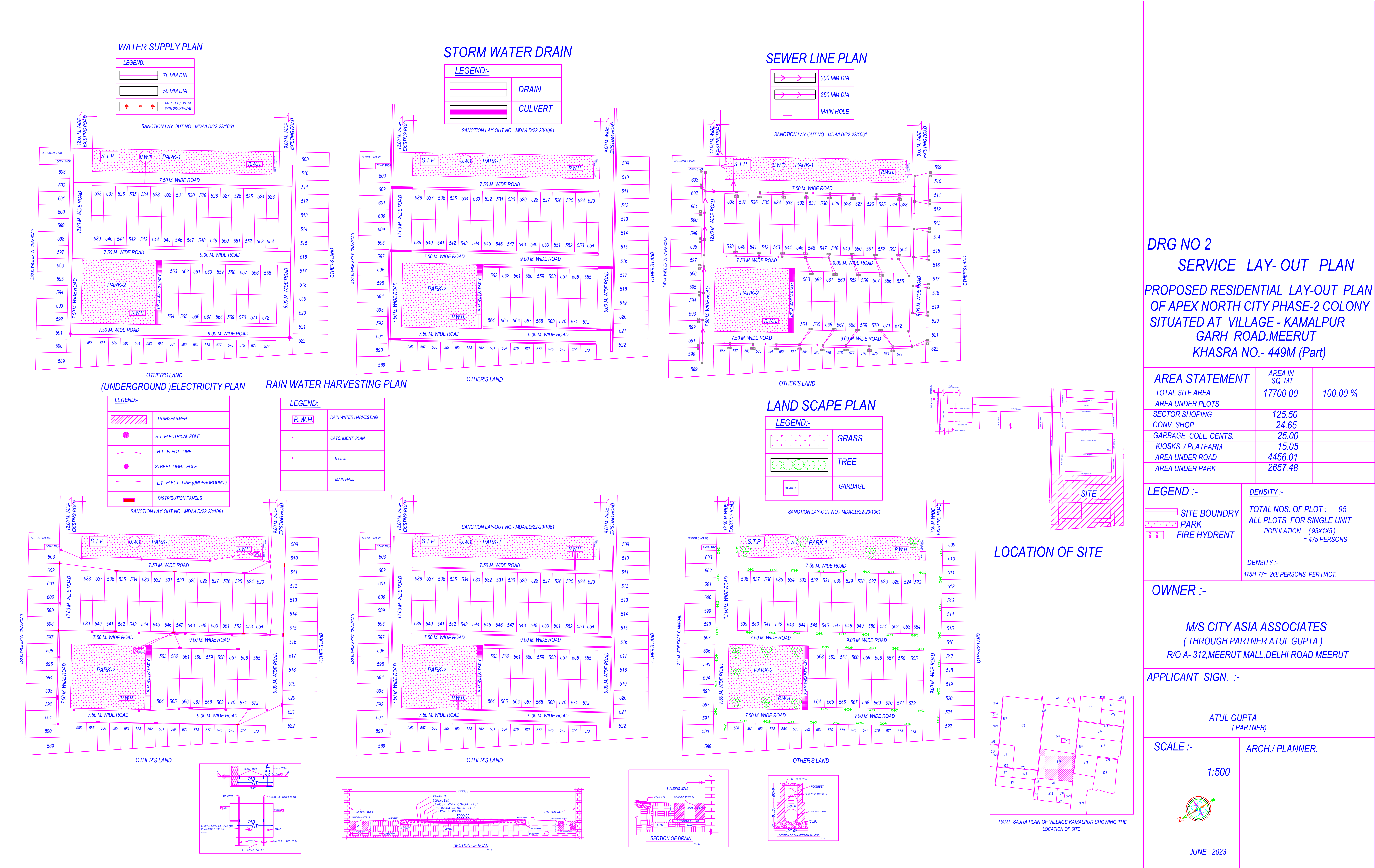
	File No	MDA/LD/23-24/0628	Sheet	1 / 4
	Submission Date	2023-09-28	Scale	1:100
A	AREA STATEMENT		VERSION NO: 1.0/00	
	PROJECT DETAIL		VERSION DATE: 23/11/2023	
	Authority: Meer Development Authority	Plot Use: Residential		
	AuthorityClass: Category B	Plot Sub/Use: Plotted Resi development / Plotted Housing		
	AuthorityGrade: Development Authority (DA)	Development Plan: Master Plan		
	CaseTrack: Regular	Land Use Zone: Residential Use Zone		
	Project Type: Layout Development	Land Sub/Use Zone: Residential Zone		
	Nature of Development: NEW	Layout Type: NA		
	Development Area: Undeveloped Area			
	SubDevelopment Area: NA			
	Special Project: NA			
	Site Address: District Meerut, Tehsil Meerut, Village NA			
	AREA DETAILS	Sq.Mts.		
	1. Area of Plot As per record			
	Document Area	17700.00		
	Area of Plot Considered	17711.45		
	2. Deduction for			
	a) Proposed roads	0.00		
	b) Dry reservations	0.00		
	Total (a + b)	0.00		
	3. Net Area of plot (1 - 2) AREA OF PLOT	17700.00		
	Green and open space	2657.48		
	Plot Area For Coverage	17700.00		
	Plot Area For FSI	17700.00		
	Perm. FSI Area (%)	0.00		
	Total Perm. FSI area	0.00		
	6. Total Built up area permissible at:			
	Permissible Coverage area (%)	0.00		
	Proposed Coverage Area (%)	0.00		
	Total Prop. Coverage Area (%)	0.00		
	Balance coverage area (%)	0.00		
	Proposed Area at:			
	Total Area	Proposed Built up	Existing Built up	Proposed F.S.I
	0.00	0.00	0.00	0.00
	Total FSI Area	0.00		
	Accessory Use Area Added in Builtup Area	0.00		
	Total Builtup Area	0.00		
	Proposed F.S.I. consumed	0.00		
	7. Tenement Statement			
	4. Tenement Proposed At:			
	Color Notes			
	COLOR INDEX			
	PLOT BOUNDARY			
	ABUTTING ROAD			
	PROPOSED CONSTRUCTION			
	COMMON LOT			
	ROAD ALIGNMENT (ROAD WIDENING AREA)			
	FUTURE T.P. SCHEME DEDUCTION AREA			
	EXISTING (To be retained)			
	EXISTING (To be demolished)			
	Number of EVS/LIG unit required			
	Sl. No.	Plot Type	No. of Plot	No. of unit in one plot
	1.	Single Dwelling Unit	95	1
	Total:	95	10.00	0
	Number of EVS/LIG unit required (10% LIG)	10.00		
	Number of EVS/LIG unit required (10% EVIS)	10.00		
	Total:	95	115	-
	Tenements Density Check			
	Net housing density	Reqd	Perm	No. Of Persons
	750/Hec.	-	266	194
				1328
				970
	Green and open space Area			
		Name	Prop. Area	
		PARK-2	1452.37	
		PARK-1	1205.12	
	Individual Amenity Check b)			
	Name	Minimum Area	Minimum Count	
		Reqd	Prop	Reqd
	Convenient Shops	20.00	24.65	1.00
	Sector Shopping	100.00	125.50	-
	For informal Area	15.00	15.05	-
	Kioskhooth/Platform	15.00	25.00	1.00
	Garbage Collection Center	15.00	25.00	1.00
	Land use analysis/Area distribution (Table 2c)			
	Area covered under	Proposed Area in sq. mt.	Percentage(%)	
	Plotted Area	10073.87	58.03	
	Road Area	4550.06	25.72	
	Garbage Collection Center	25.00	0.14	
	For informal Area	15.05	0.09	
	Sector Shopping	125.50	0.71	
	Convenient Shops	24.65	0.14	
	Public Open Space	2657.48	15.01	
	Excess Paved Area	29.41	0.17	
	Total net layout	17700.02	100.00	



Plot No.	Pavk-Blog	Abutting Road	Front		Side1	Side2		Rear	Coverage		FSI Area
			Regd	Prop		Regd	Prop		Regd	Prop	
509		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
510		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
511		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
512		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
513		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
514		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
515		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
516		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
517		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
518		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
519		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
520		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
521		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
522		9.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
523		9.00 M WIDE ROAD	150	-	-	-	-	-	-	0.00	0.00
523		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
524		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
525		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
526		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
527		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
528		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
529		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
530		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
531		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
532		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
533		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
534		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
535		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
536		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
537		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
538		12.00 M WIDE ROAD	150	-	-	-	-	-	-	0.00	0.00
538		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
539		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
539		12.00 M WIDE ROAD	150	-	-	-	-	-	-	0.00	0.00
540		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
541		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
542		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
543		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
544		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
545		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
546		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
547		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
548		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
549		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
550		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
551		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
552		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
553		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
554		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
555		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
555		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
556		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
557		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
558		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
559		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
560		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
561		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
562		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
563		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
564		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
565		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
566		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
567		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
568		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
569		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
570		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
571		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
572		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
573		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
574		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
575		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00

570		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
571		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
572		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
572		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
573		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
573		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
574		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
575		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
576		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
577		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
578		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
579		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
580		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
581		9.00 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
582		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
582		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
583		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
584		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
585		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
586		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
587		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
588		7.50 M WIDE ROAD	150	-	-	-	-	1.50	-	0.00	0.00
589		7.50 M WIDE ROAD	950	-	-	-	-	2.00	-	0.00	0.00
590		7.50 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
591		7.50 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
592		7.50 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
593		7.50 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
594		7.50 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
595		7.50 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
596		7.50 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
597		7.50 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
598		7.50 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
599		12.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
600		12.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
601		12.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
602		12.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00
603		12.00 M WIDE ROAD	200	-	-	-	-	2.00	-	0.00	0.00

Plot No.	Abutting Road	Plot Area		Frontage		Coverage		FSI Area	
		Regd	Pem	Regd	Pem	Factor	Pem	Regd	Pem
509	9.00 M WIDE ROAD	40.00	-	133.07	350	750	0.00	0.00	0.00
510	9.00 M WIDE ROAD	40.00	-	133.41	350	750	0.00	0.00	0.00
511	9.00 M WIDE ROAD	40.00	-	133.76	350	750	0.00	0.00	0.00
512	9.00 M WIDE ROAD	40.00	-	134.11	350	750	0.00	0.00	0.00
513	9.00 M WIDE ROAD	40.00	-	134.45	350	750	0.00	0.00	0.00
514	9.00 M WIDE ROAD	40.00	-	134.80	350	750	0.00	0.00	0.00
515	9.00 M WIDE ROAD	40.00	-	135.14	350	750	0.00	0.00	0.00
516	9.00 M WIDE ROAD	40.00	-	135.68	350	750	0.00	0.00	0.00
517	9.00 M WIDE ROAD	40.00	-	136.43	350	750	0.00	0.00	0.00
518	9.00 M WIDE ROAD	40.00	-	137.23	350	750	0.00	0.00	0.00
519	9.00 M WIDE ROAD	40.00	-	138.02	350	750	0.00	0.00	0.00
520	9.00 M WIDE ROAD	40.00	-	138.81	350	750	0.00	0.00	0.00
521	9.00 M WIDE ROAD	40.00	-	139.61	350	750	0.00	0.00	0.00
522	9.00 M WIDE ROAD	40.00	-	140.40	350	1119	0.00	0.00	0.00
523	9.00 M WIDE ROAD	40.00	-	141.36	350	2246	0.00	0.00	0.00
524	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
525	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
526	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
527	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
528	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
529	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
530	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
531	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
532	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
533	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
534	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
535	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
536	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
537	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
538	12.00 M WIDE ROAD	40.00	-	103.36	350	2246	0.00	0.00	0.00
539	12.00 M WIDE ROAD	40.00	-	103.36	350	2246	0.00	0.00	0.00
540	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
541	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
542	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
543	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
544	7.50 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
545	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
546	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
547	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
548	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
549	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
550	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
551	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
552	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
553	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
554	9.00 M WIDE ROAD	40.00	-	103.36	350	1600	0.00	0.00	0.00
555	9.00 M WIDE ROAD	40.00	-	145.76	350	1600	0.00	0.00	0.00
556	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
557	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
558	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
559	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
560	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
561	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
562	9.00 M WIDE ROAD	40.00	-	100.00	350	625	0.00	0.00	0.00
563	9.00 M WIDE ROAD	40.00	-	145.76	350	911	0.00	0.00	0.00
564	9.00 M WIDE ROAD	40.00	-	141.21	350	911	0.00	0.00	0.00
565	9.00 M WIDE ROAD	40.00	-	96.88	350	625	0.00	0.00	0.00
566	9.00 M WIDE ROAD	40.00	-	96.88	350	625	0.00	0.00	0.00
567	9.00 M WIDE ROAD	40.00	-	96.88	350	625	0.00	0.00	0.00
568	9.00 M WIDE ROAD	40.00	-	96.88	350	625	0.00	0.00	0.00
569	9.00 M WIDE ROAD	40.00	-	96.88	350	625	0.00	0.00	0.00
570	9.00 M WIDE ROAD	40.00	-	96.88	350	625	0.00	0.00	0.00
571	9.00 M WIDE ROAD	40.00	-	96.88	350	625	0.00	0.00	0.00
572	9.00 M WIDE ROAD	40.00	-	141.20	350	1600	0.00	0.00	0.00
573	9.00 M WIDE ROAD	40.00	-	72.66	350	800	0.00	0.00	0.00
574	9.00 M WIDE ROAD	40.00	-	55.84	350	625	0.00	0.00	0.00
575	9.00 M WIDE ROAD	40.00	-	58.92	350	625	0.00	0.00	0.00



DRG NO 2

SERVICE LAY- OUT PLAN

PROPOSED RESIDENTIAL LAY-OUT PLAN OF APEX NORTH CITY PHASE-2 COLONY SITUATED AT VILLAGE - KAMALPUR GARH ROAD,MEERUT KHASRA NO. - 449M (Part)

AREA STATEMENT	AREA IN SQ. MT.	
TOTAL SITE AREA	17700.00	100.00 %
AREA UNDER PLOTS		
SECTOR SHOPING	125.50	
CONV. SHOP	24.65	
GARBAGE COLL. CENTS.	25.00	
KIOSKS / PLATFARM	15.05	
AREA UNDER ROAD	4456.01	
AREA UNDER PARK	2657.48	

LEGEND :-	DENSITY :-
SITE BOUNDARY	TOTAL NOS. OF PLOT :- 95
PARK	ALL PLOTS FOR SINGLE UNIT
FIRE HYDRENT	POPULATION (95X1X5)
	= 475 PERSONS
	DENSITY :-
	475/1.77= 268 PERSONS PER HACT.

OWNER :-

M/S CITY ASIA ASSOCIATES
(THROUGH PARTNER ATUL GUPTA)
R/O A- 312,MEERUT MALL,DELHI ROAD,MEERUT

APPLICANT SIGN. :-

ATUL GUPTA
(PARTNER)

SCALE :-

1:500



JUNE 2023

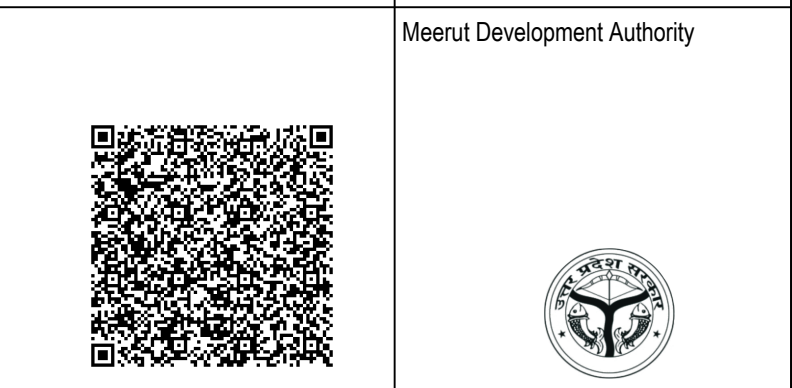
ARCH./ PLANNER.

OWNER'S NAME AND SIGNATURE

M/S CITY ASIA ASSOCIATES TH. PARTNER SH. ATUL GUPTA S/O SH. RAMESH CHAND, nameetndsa4@gmail.com, 9639000998

ARCHENG'S NAME AND SIGNATURE

ANIL KUMAR MEHRA
CA/9721931



Building Plan Application Number

MDA/LD/23-240628

Sanctioned On

28 Feb 2024

Valid Till

21 Apr 2029

Approved By

Abhishek Pandey (Vice Chairman)

Examined By

Somendra Pratap Singh (Junior engineer)

Manoj Kumar Tiwari (Assistant Engineer)

Somendra Pratap Singh (Junior engineer)

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Somendra Pratap Singh (Junior engineer)

Manoj Kumar Tiwari (Assistant 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_A0 (841.00_x_1189.00_MM)

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