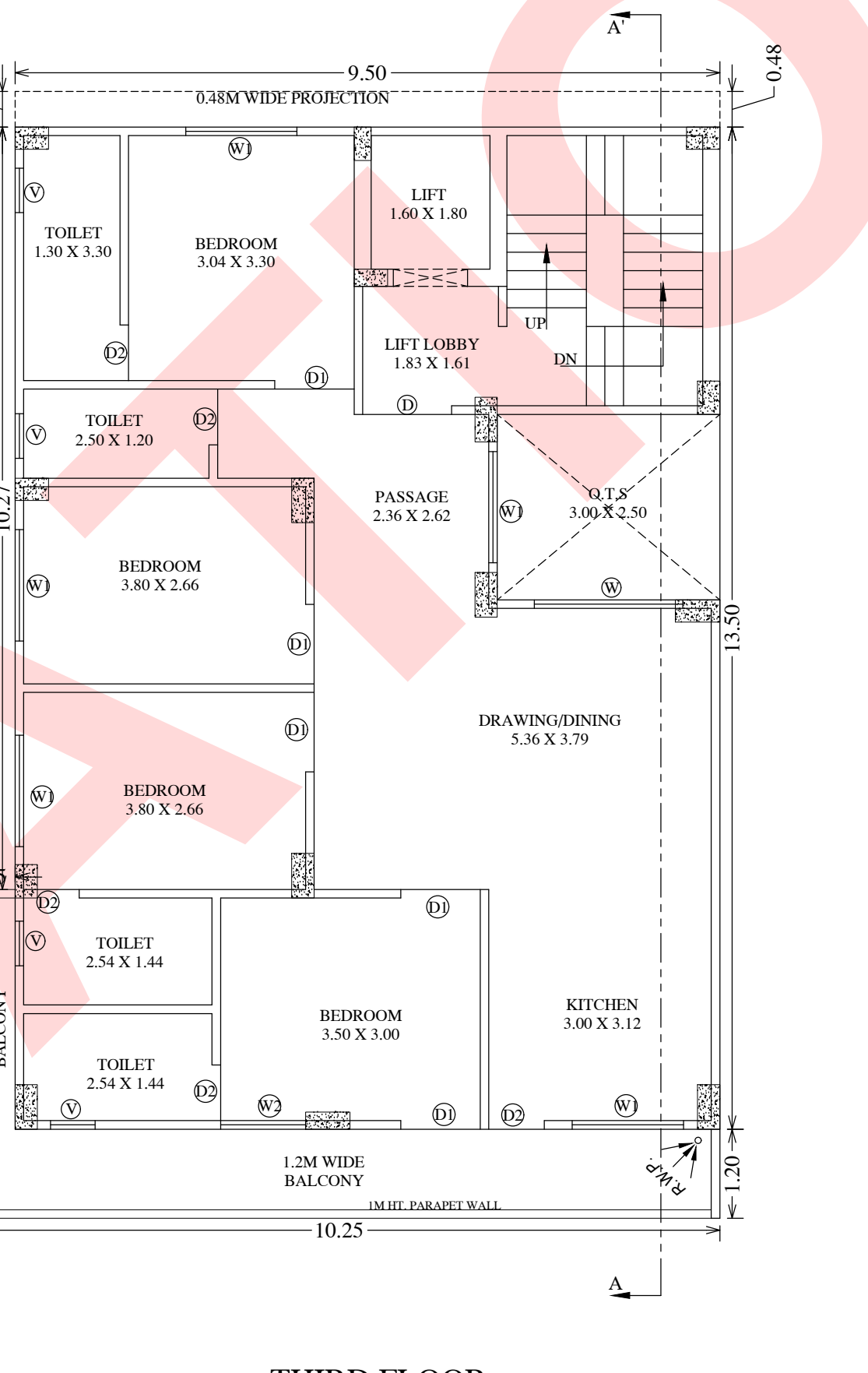
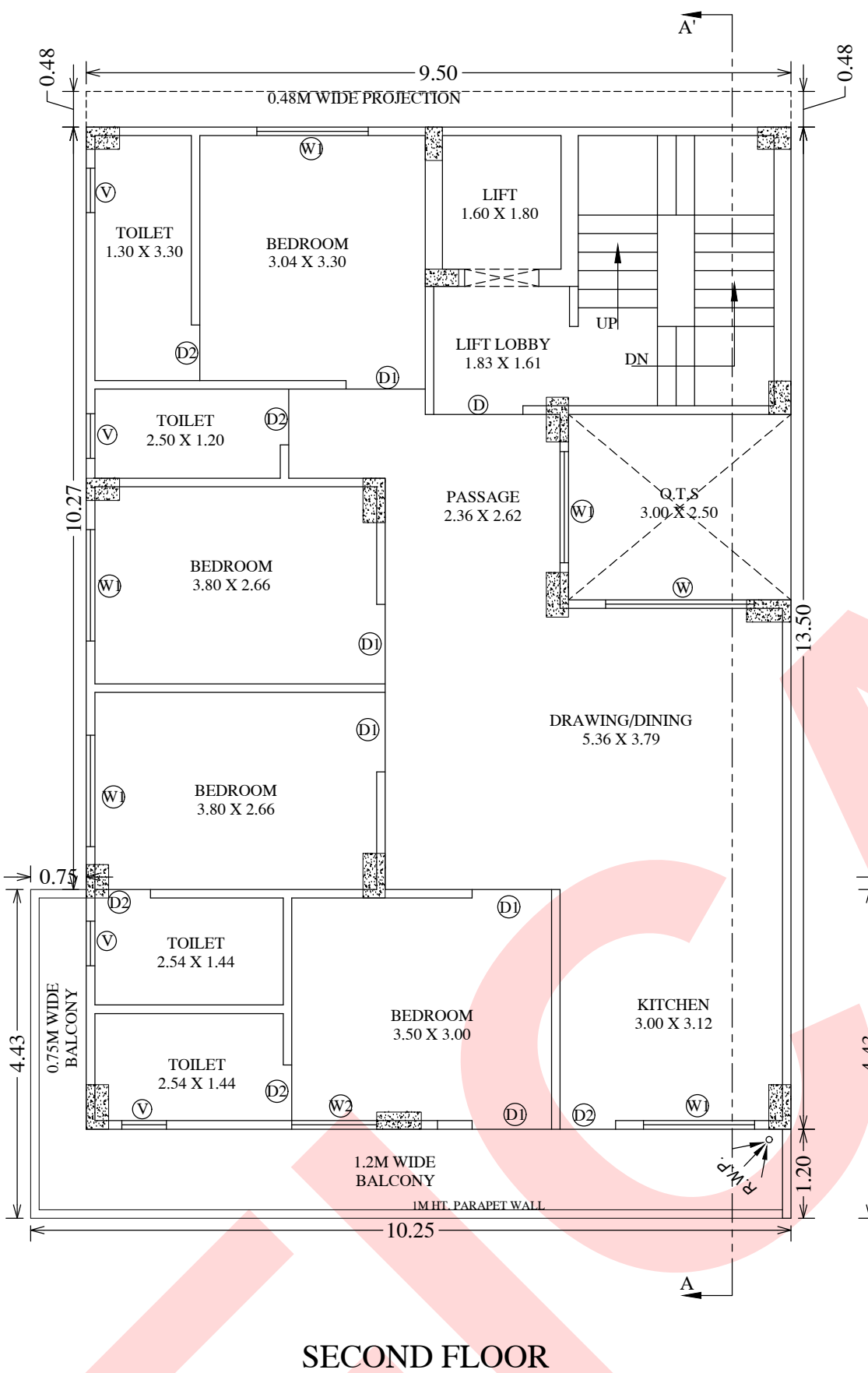
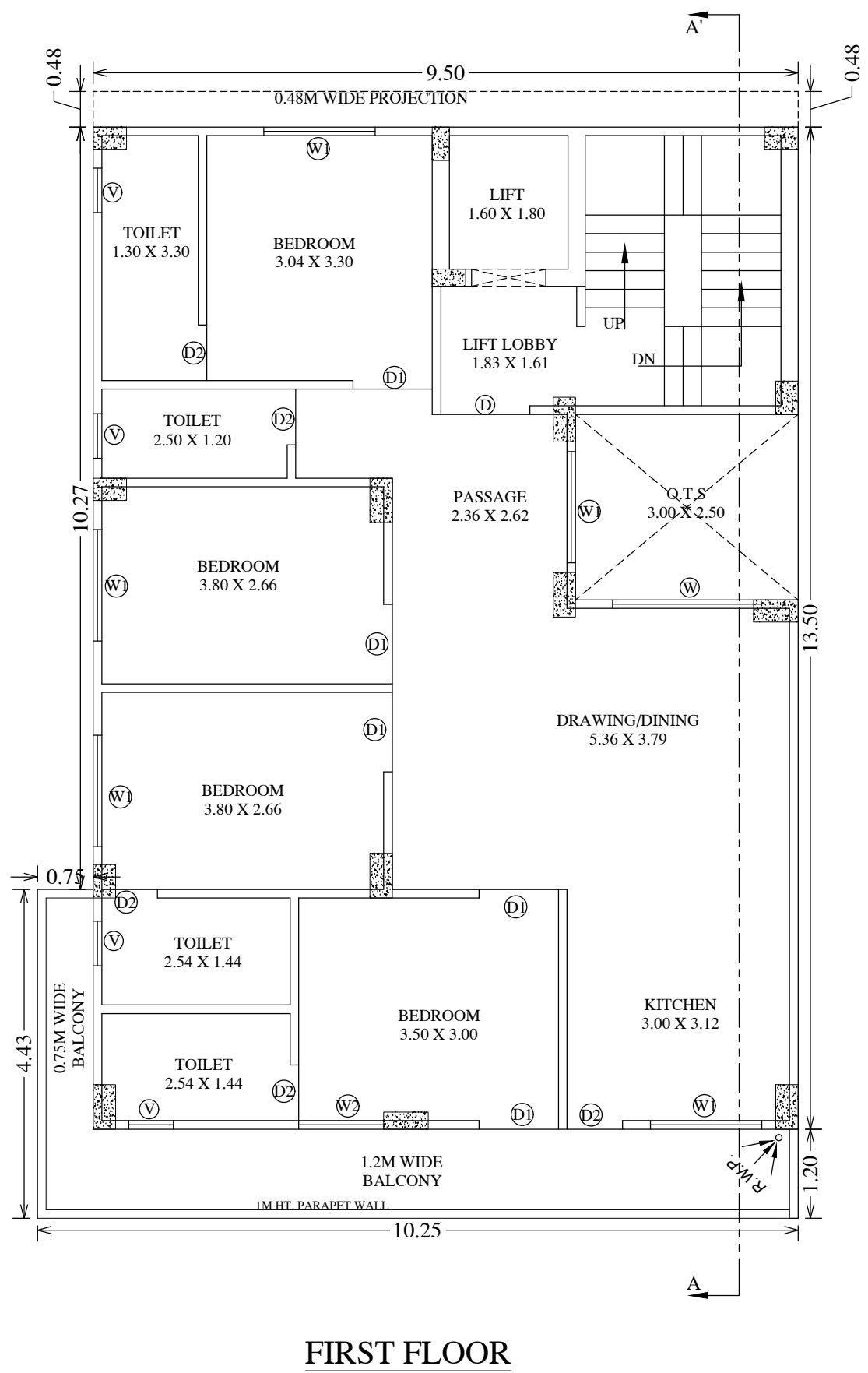
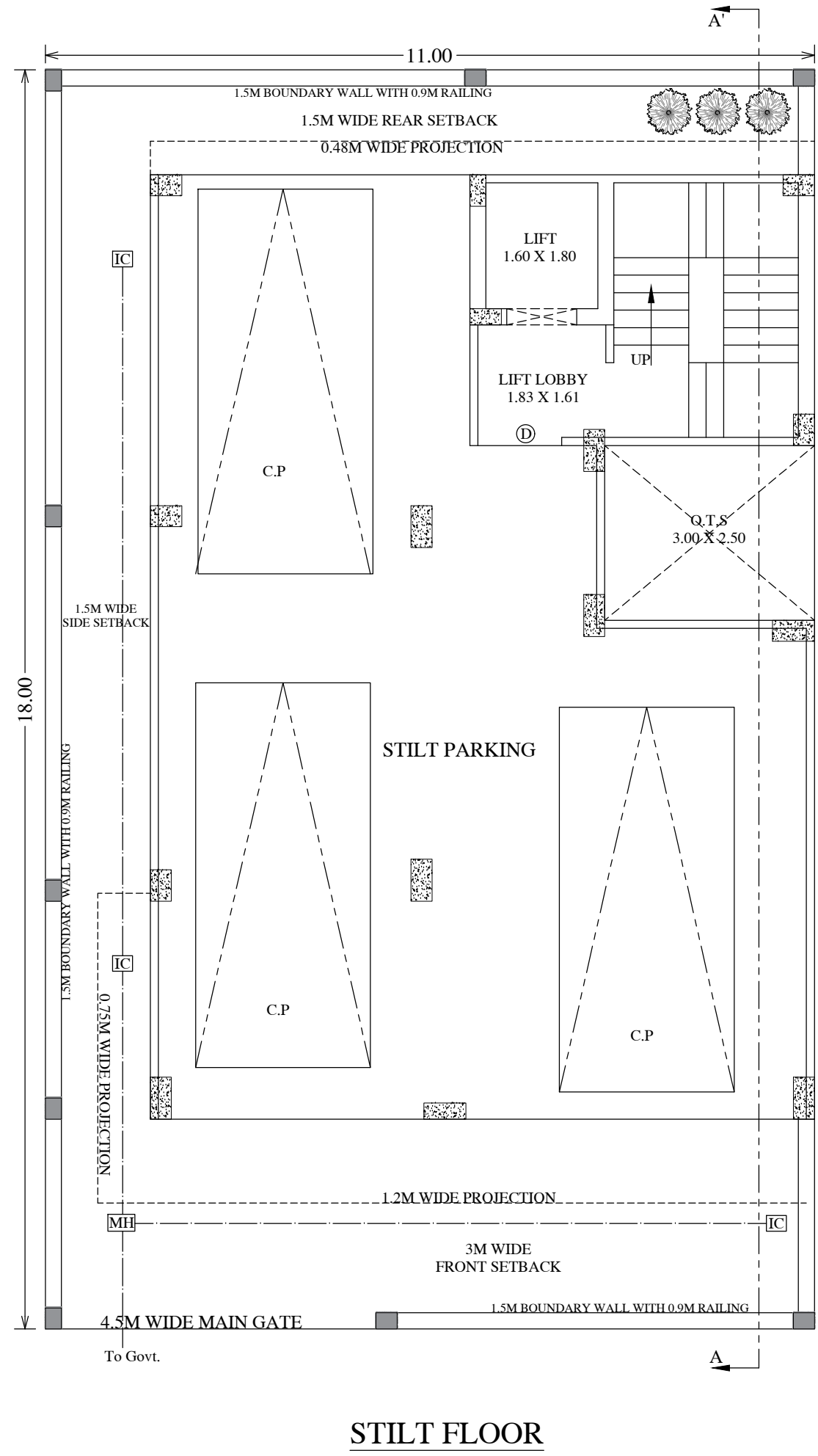
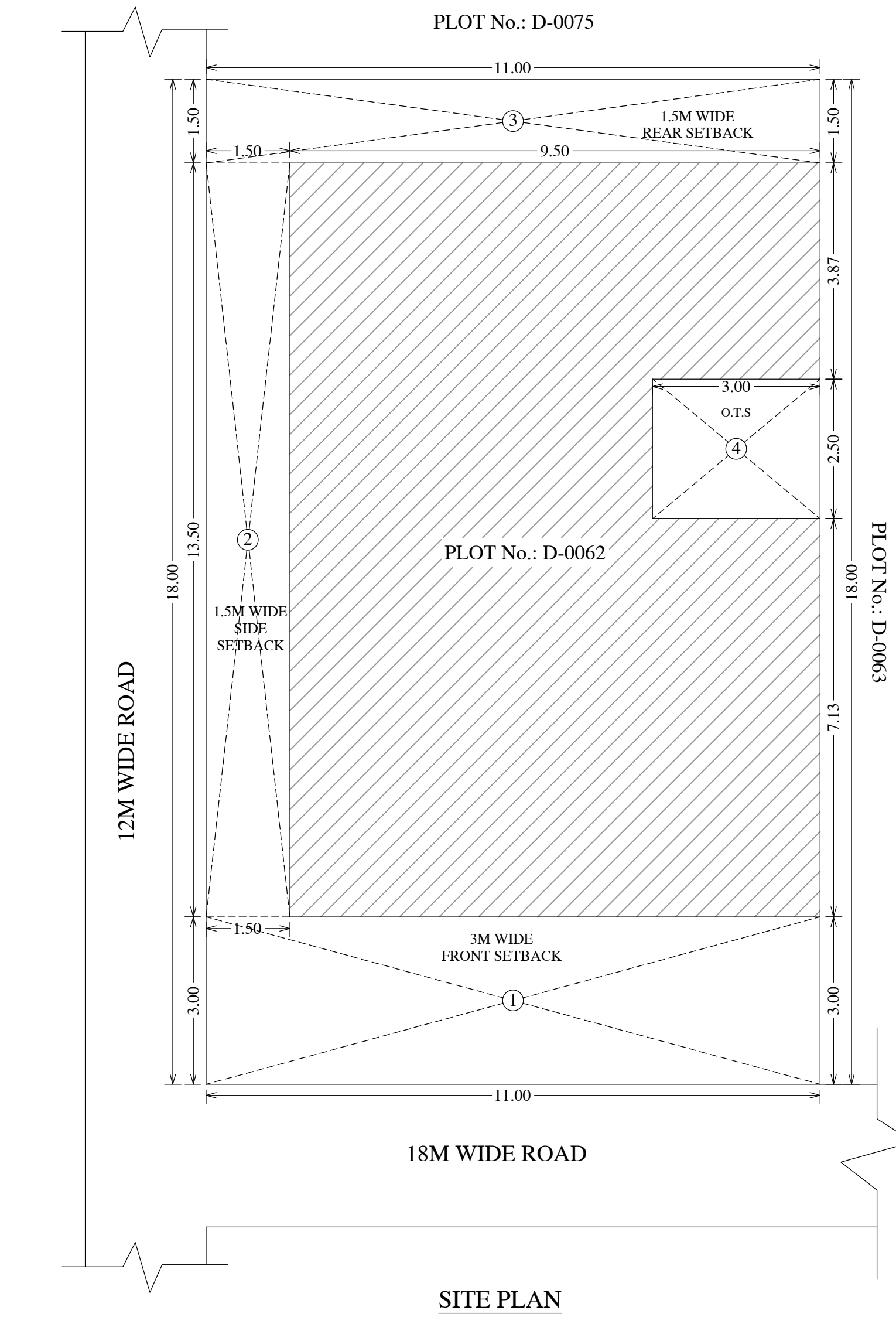


Project Title : PROPOSED PLAN FOR RESIDENTIAL BUILDING SITUATED AT PLOT NO.: D-0062, BLOCK-D, SUSHANT AQUALPOLIS ANSAL API,VILL. DUNDAHERA, GHAZIABAD.
OWNER : Mrs. GEETANJALI SHARMA W/O GAURAV CHATURVEDI.



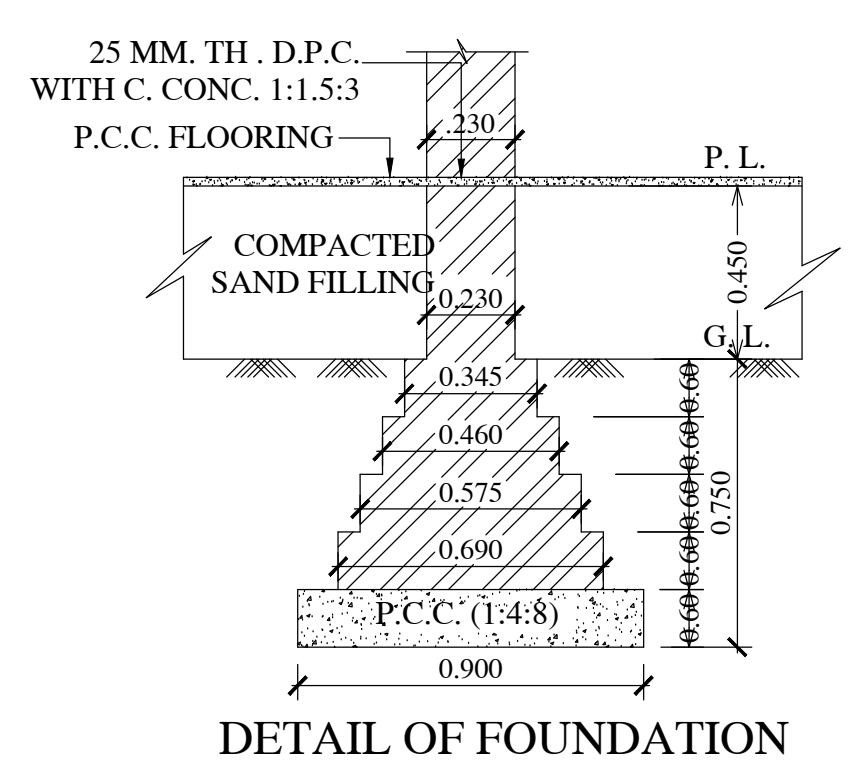
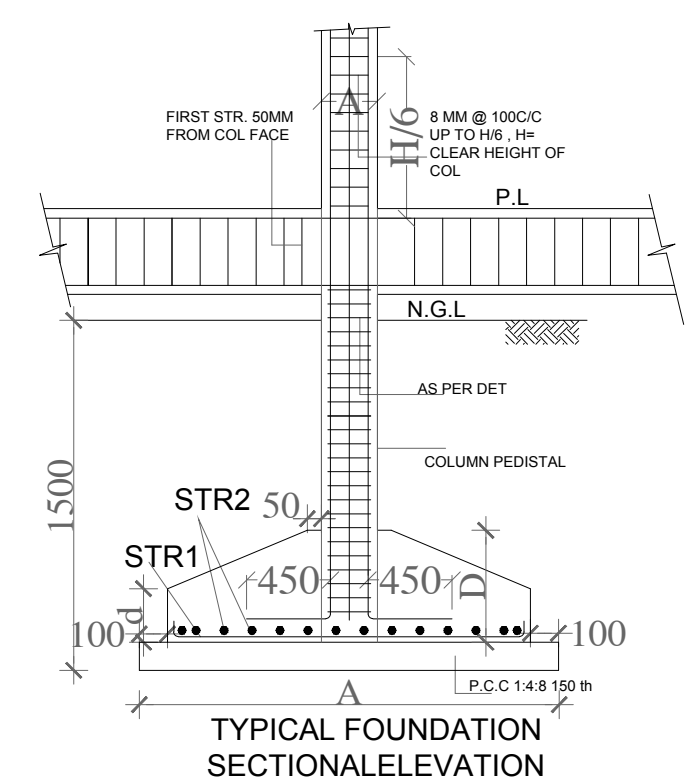
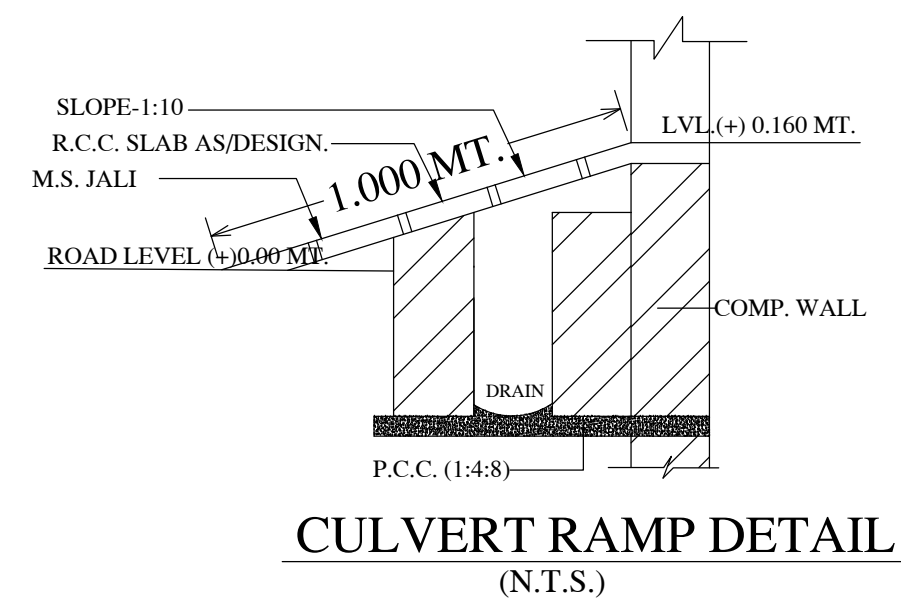
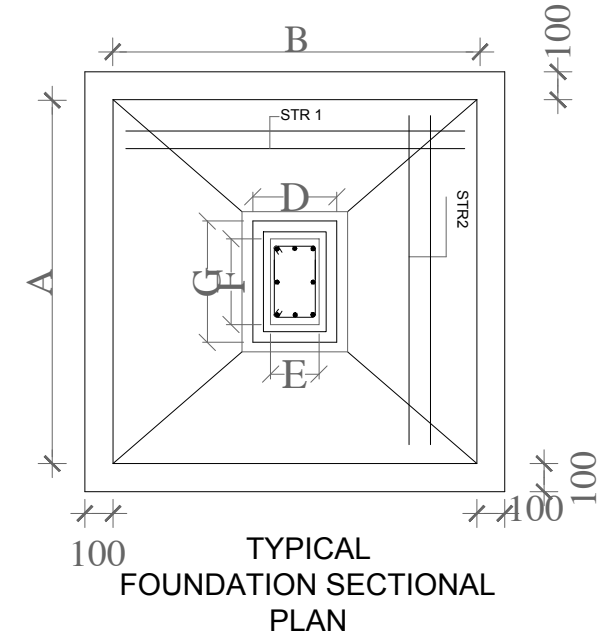
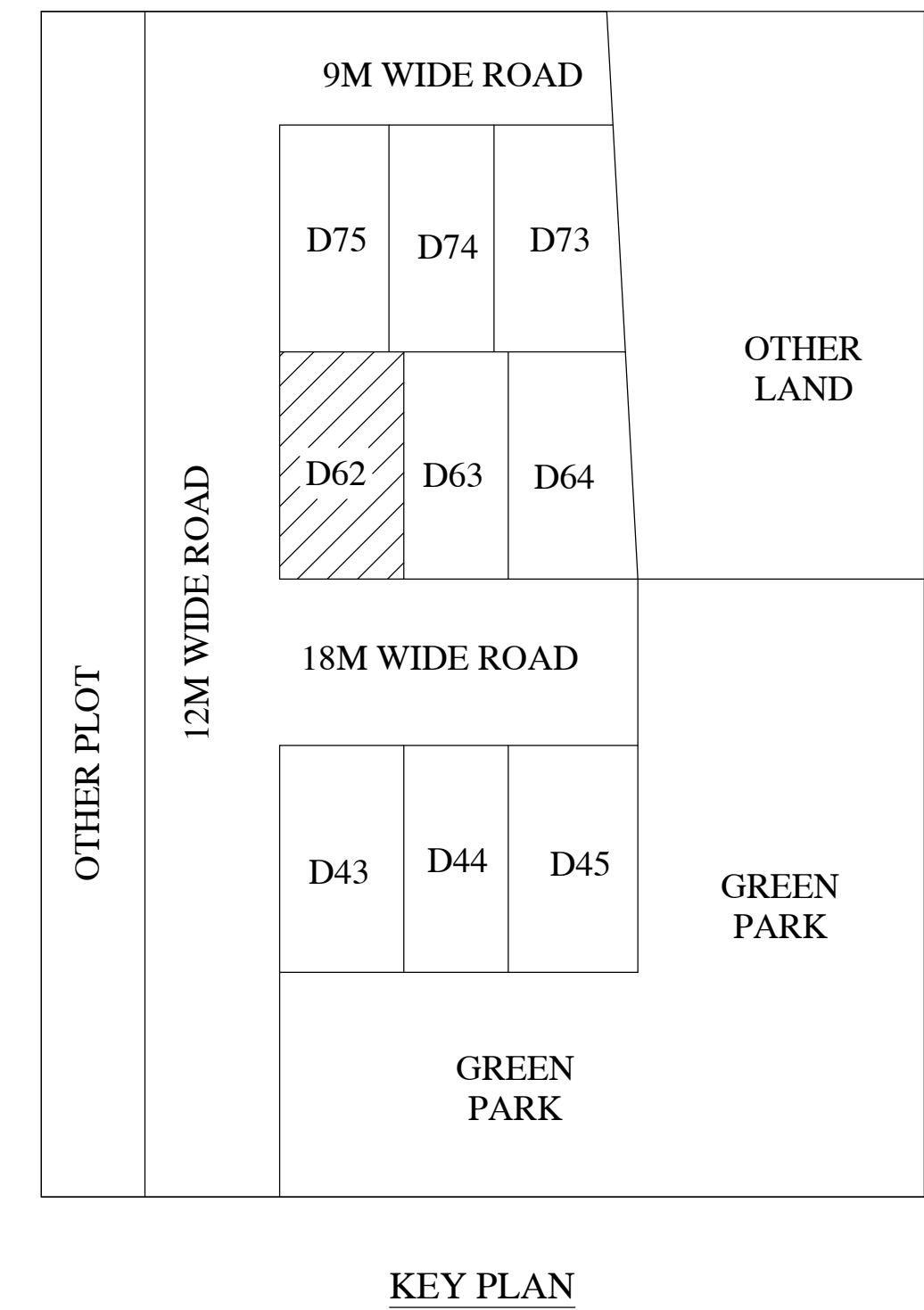
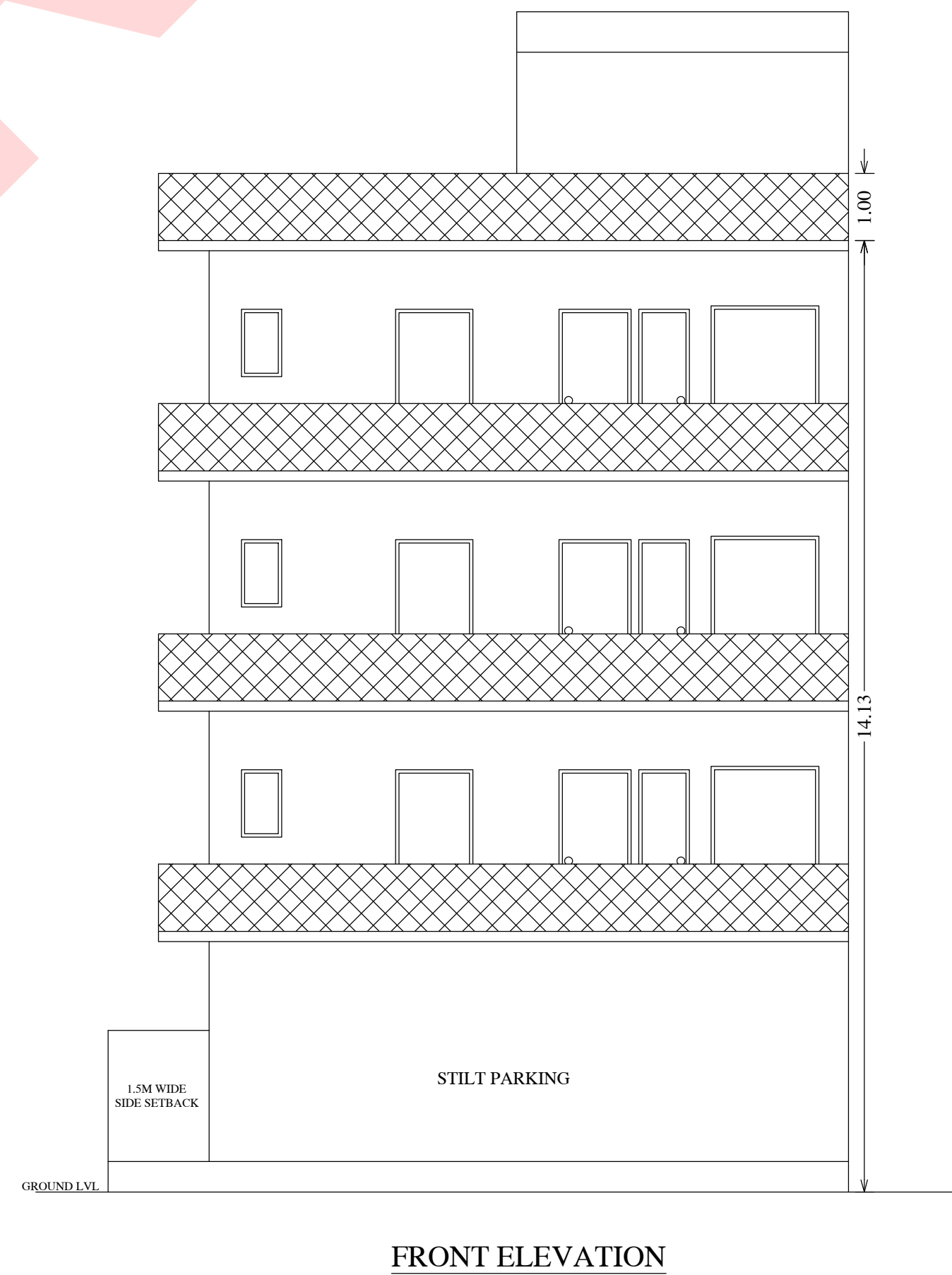
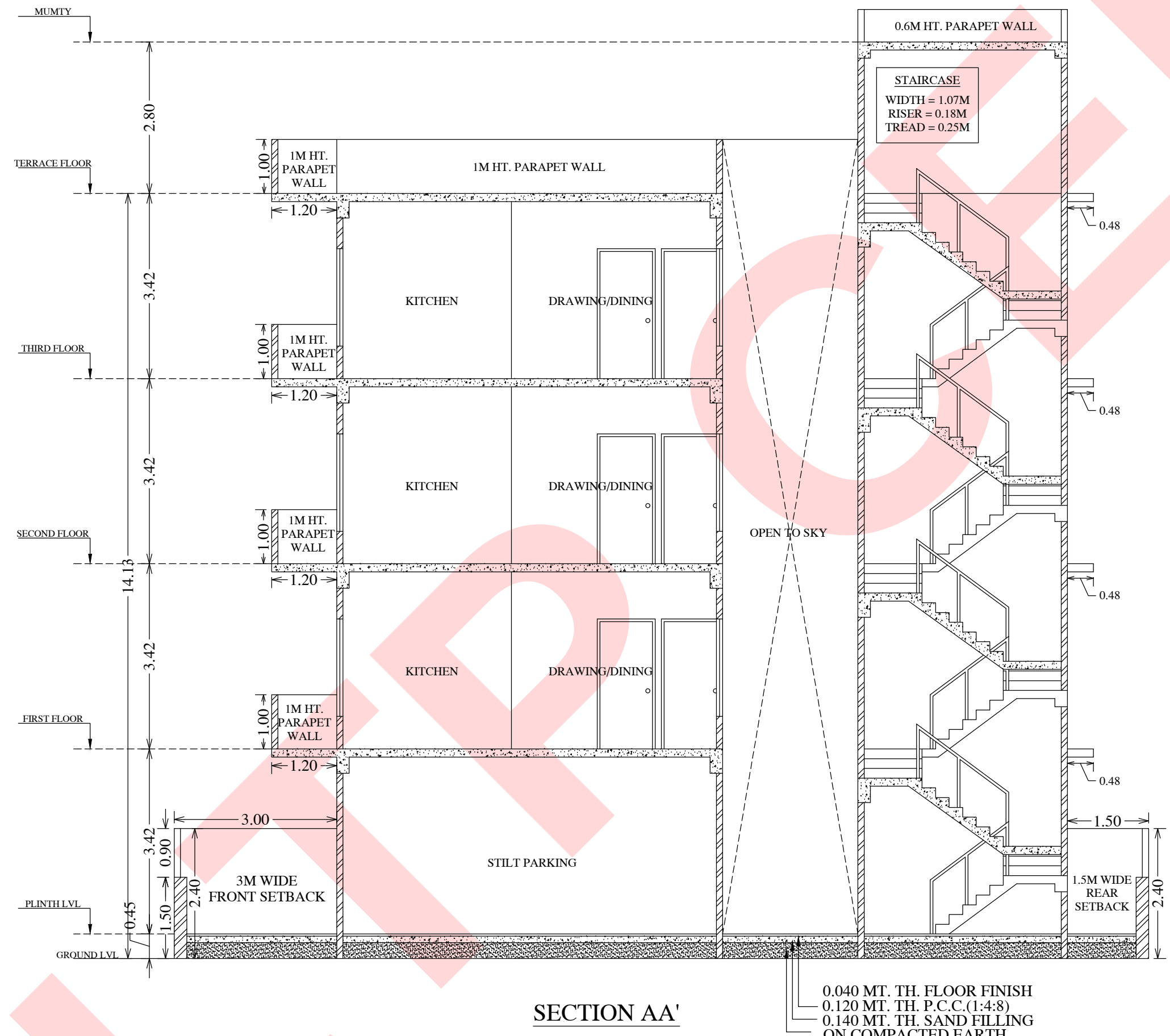
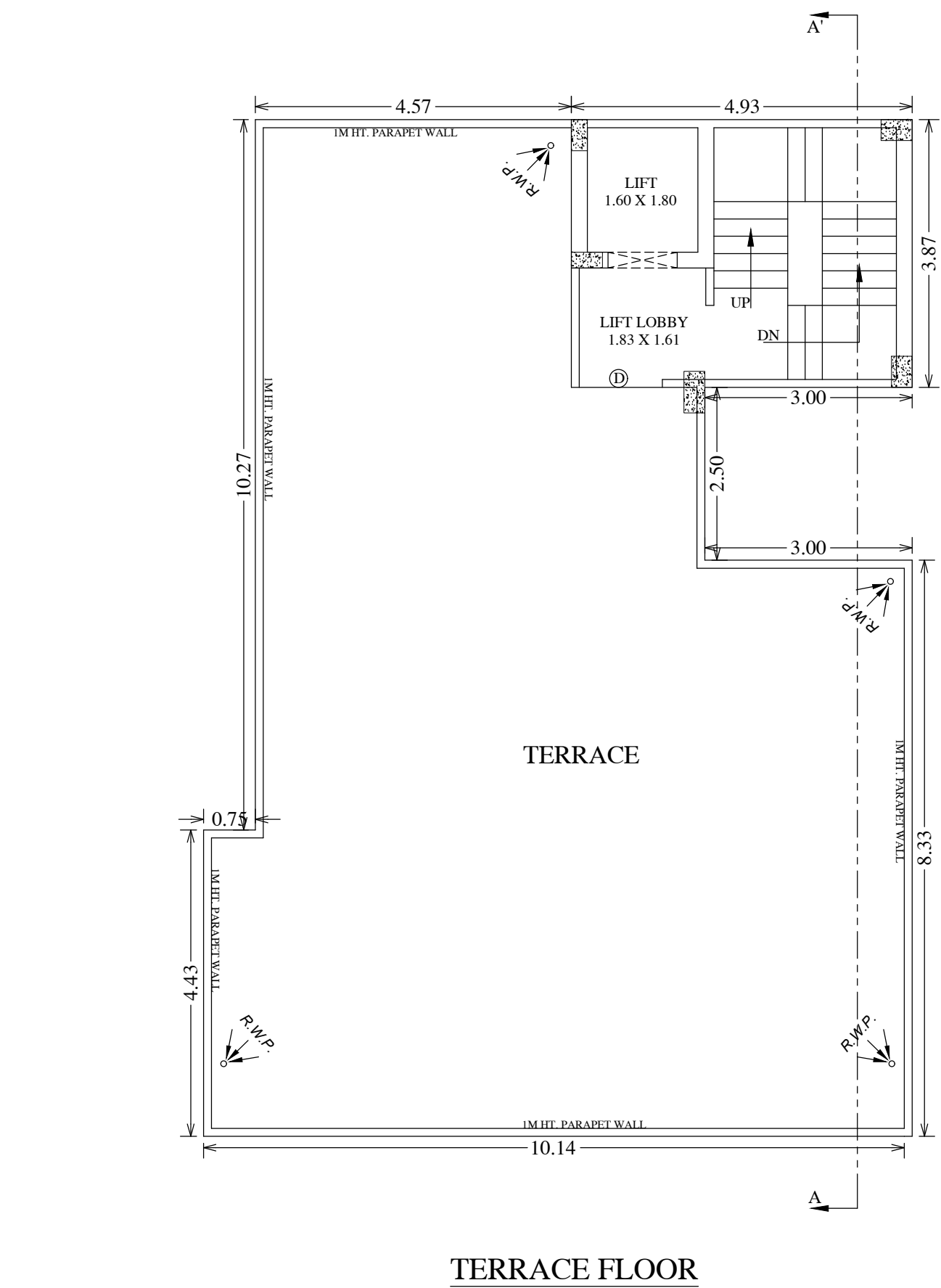
Plot Area	198.00 SQM	SQMT
As per Drawing	198.00 SQM	
As per Document	198.00 SQM	
Possession		
Plot Area considered		
Total Deduction for Plot Area		
a Proposed Road	00.00 SQM	
b Reservation (If any)	00.00 SQM	
Total Deduction (a+b)	00.00 SQM	
Net Plot Area (1-2)	00.00 SQM	

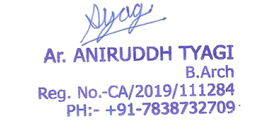
FAR DETAIL		
Previous FAR	2.00 X 150	300.00 SQMT
Current FAR	1.80 X 48	86.40 SQMT
Total Permissible FAR	1.95	386.40 SQMT
Total Proposed FAR	1.83	362.25 SQMT

Area Details	
Total Builtup Area	502.08 SQMT
Building Height	
Permissible	Upto 15 mtrs.
Proposed	14.13 mtrs.

Floor wise Built Up/FAR Area Table				
Floor	Effective Built Up Area in m ² (After deduction)	Existing Built Up Area in m ²	Proposed FAR in m ²	Existing FAR in m ²
Basement Floor	120.75 SQM	00.00 SQM	00.00 SQM	00.00 SQM
Stilt Floor	120.75 SQM	00.00 SQM	00.00 SQM	00.00 SQM
1st Floor	120.75 SQM	00.00 SQM	120.75 SQM	00.00 SQM
2nd Floor	120.75 SQM	00.00 SQM	120.75 SQM	00.00 SQM
3rd Floor	120.75 SQM	00.00 SQM	120.75 SQM	00.00 SQM
Terrace Floor	19.08 SQM	00.00 SQM	00.00 SQM	00.00 SQM
Total	502.08 SQM	00.00 SQM	362.25 SQM	00.00 SQM

OPENING SCHEDULE		AREA SCHEDULE	
D = DOORS	1.20 X 2.40	(A.) TOTAL PLOT AREA(11x18) = 198.00SQ.M.	
D1 = DOORS	1.07 X 2.40	(B.) PERMISSIBLE FAR(TELESCOPIC METHOD) :	
D2 = DOORS	0.75 X 2.40	UPTO 150 SQ.M = 2.00 = 300.00 SQ.M	
W = WINDOWS	2.00 X 1.80	UPTO 048 SQ.M = 1.80 = 086.40 SQ.M	
W1 = WINDOWS	1.50 X 1.80	TOTAL F.A.R = 386.40 SQ.M	
W2 = WINDOWS	1.15 X 1.80	(C.) OPEN AREA DETAIL	
V = VENTILATORS	0.60 X 1.00	(1) 11.00 X 03.00 = 33.00 SQ.M.	
PROJECT DETAIL :-		(2) 01.50 X 13.50 = 20.25 SQ.M.	
Authority - Ghaziabad Development Authority (GDA)		(3) 11.00 X 01.50 = 16.50 SQ.M.	
Plot Use - Residential		(4) 03.00 X 02.50 = 07.50 SQ.M.	
Plot Sub Use - Row House (Single Unit)		OPEN AREA AT STILT/G.F (1+2+3+4) = 77.25 SQ.M.	
Development Area - Developed Area		(D.) PROP. COVD. AREA AT STILT (198.00-77.25) = 120.75 SQ.M.	
		(E.) PROP. COVD. AREA AT GROUND = 120.75 SQ.M.	
		(F.) PROP. COVD. AREA AT S.F = 120.75 SQ.M.	
		(G.) PROP. COVD. AREA AT T.F = 120.75 SQ.M.	
		(H.) TOT. COVD. AREA(A+F.A.R) = 362.25 SQ.M.	
		(I.) PROP. COVD. AREA AT MUMTY(4.93 X 3.87) = 19.08 SQ.M.	
		(J.) GROUND COVERAGE = 60.10%	
		(K.) F.A.R. CONSUMED = 1.83	
		(L.) TOTAL COVD. AREA = 502.08 SQ.M.	



MAP INFORMATION	
	
GHAZIABAD DEVELOPMENT AUTHORITY	
Self Approval no. : GDA/BP/MS/2026-27/11918	
Date: 22-04-2026	
This LTP certification is issued on the responsibility of LTP.	
The validity of LTP-certification shall be up to 21-04-2031.	
Name of Scheme : Ansal City NH24 (type A B & D11 D32)	
Plot No. : D0062	
DECLARATION	
I, Geetanjali Sharma, hereby declare that the information provided in this application is true and accurate to the best of my knowledge and belief. The details of plot area and land use according to master plan have been entered accurately and the submitted map and planned construction will conform to Building Bye-laws. I understand that I am solely responsible for the authenticity of this self-certification. In case of any false or misleading declaration, I acknowledge that I shall be held personally accountable and liable under relevant provisions of the Uttar Pradesh Urban Planning and Development Act, 1973 and other applicable laws of Bharatiya Nyaya Sanhita, 2023. I further understand that legal action against me including demolition of the above mentioned property may be initiated by the Authority for such false declarations.	
NOTE: This permit has been granted on the basis of LTP-CERTIFICATION ONLY. This is a system-generated and does not require any signature.	
OWNER SIGNATURE	
	
LTP SIGNATURE	
	
ANURUDH TYAGI	
Reg. No. - CA/2018/11198	
Ph. - 975-9885020	