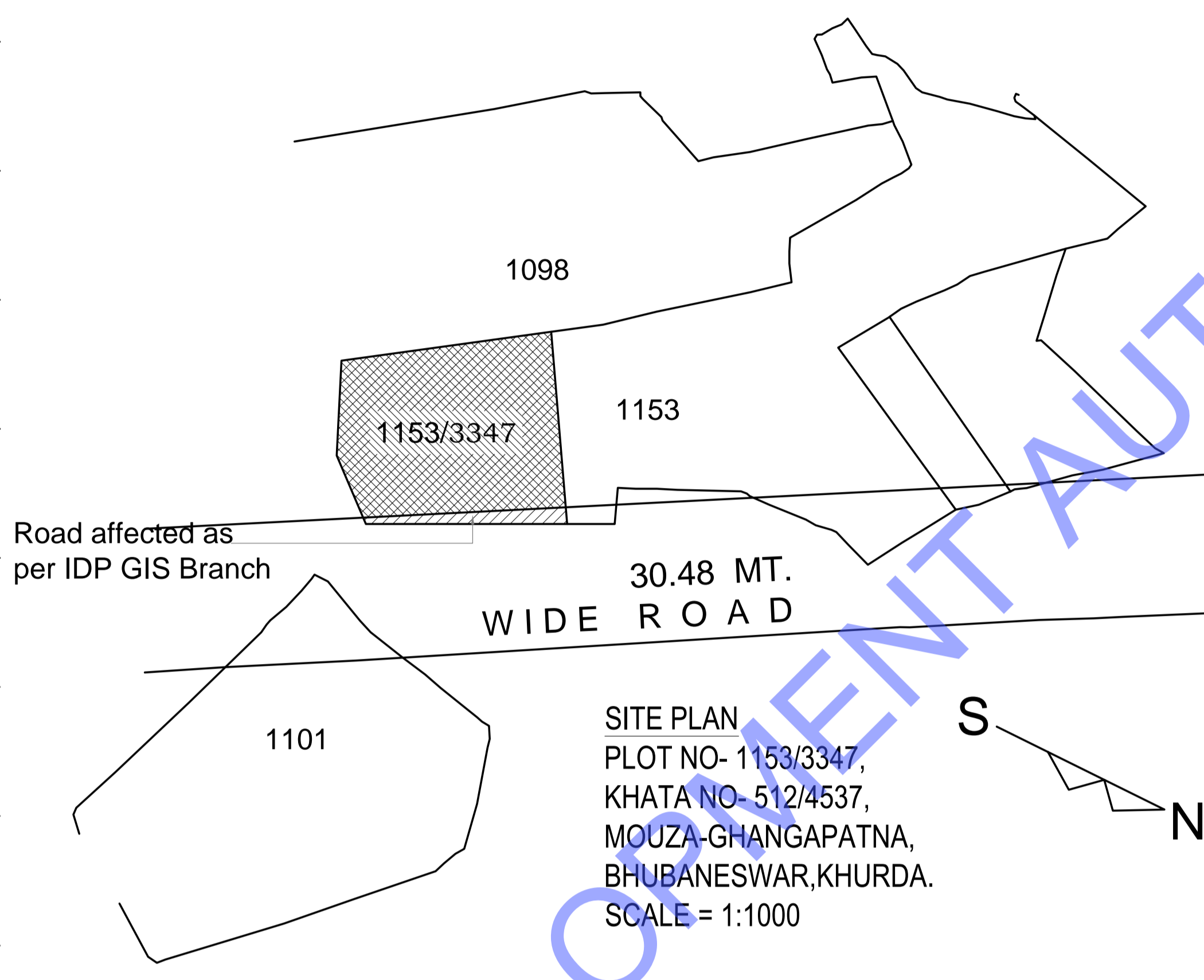
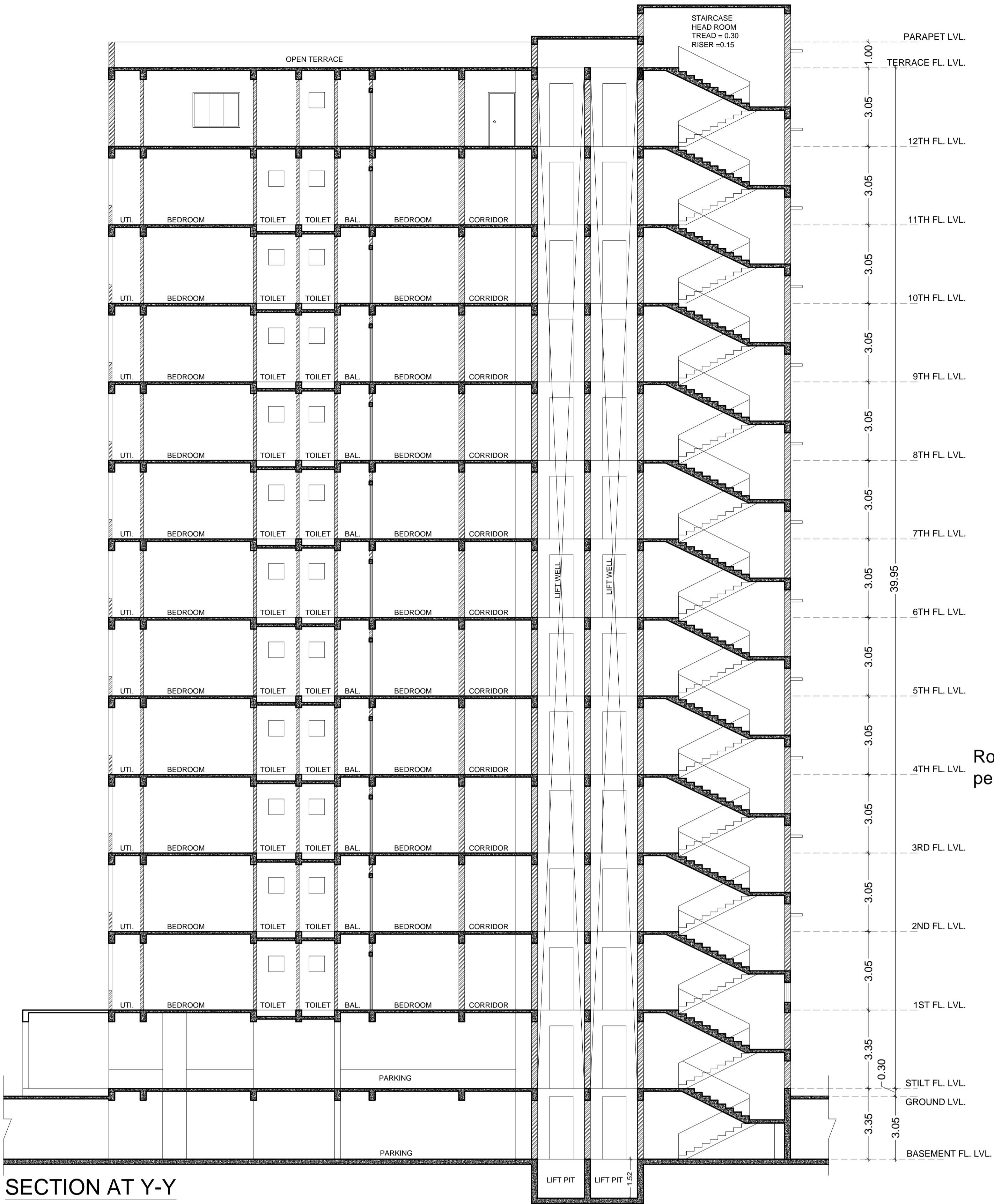


E-BPAS APPLICATION NO - BNB210292

PERMISSION GRANTED UNDER SEC. 16 (3) OF ODA ACT 1982 SUBJECT TO CONDITIONS CONTAINED IN LETTER NUMBER BNB/5073/2023 DATED 07.02.2023. THIS PERMISSION IS VALID TILL 06.02.2026.



SITE PLAN
PLOT NO- 1153/3347,
KHATA NO- 512/4537,
MOUZA-GHANGAPATNA,
BHUBANESWAR, KHURDA.
SCALE = 1:1000

AREA STATEMENT - (B+S+12)

DOCUMENT PLOT AREA = 2185.22 SMT.
ROAD AFFECTED AREA = 278.70 SMT.
NET PLOT AREA = 1906.52 SMT.

BASEMENT FLOOR AREA = 1440.61 SMT.
COMMON AREA = 45.52 SMT.
PARKING AREA = 1,395.09 SMT.

STILT FLOOR AREA = 759.79 SMT.
FAR AREA = 54.35 SMT.
(Including lift duct , excluding fire shaft of 22.78smt. & ICT room of 15.43 smt.)
PARKING AREA = 705.44 SMT.

1ST TO 5TH FLOOR AREA = 739.06 X 5 = 3,695.3 SMT.
(excluding lift duct & fire shaft area of 19.45 sqm.)

6TH TO 11TH FLOOR AREA = 732.1 X 6 = 4,392.6 SMT.
(excluding lift duct ,2 nos. balcony of 3.48 sqm. & fire shaft area of 19.45 sqm.)
12TH FLOOR AREA = 258.71 SMT.
including society hall = 176.03 smt.(carpet area) (excluding lift duct & fire shaft area of 19.45 sqm.)
TOTAL FAR AREA = 54.35+3695.3+4392.6+258.71 = 8,400.96 SMT.
F.A.R = 4.40

TOTAL BUILT UP AREA = 10,822.17 SMT.
GROUND COVERAGE = 759.79 SMT. (39.85 %)

PARKING REQUIRED = 2,100.24 SMT. (8400.96X 25%)
PARKING PROVIDED = 2,100.53 SMT. (VISITOR'S PARKING AREA = 216.07 SMT)(10.32%) (EV CHARGING AREA = 632.23SMT)(30.21%)

RECHARGING PIT REQUIRED VOLUME = 50.00 CUM.
PROVIDED VOLUME = 50.00 CUM. (4X1.5X1.5 OF 6 NOS.)

NO. OF R.P PROVIDED = 6
PLANTATION REQUIRED = 24 NOS.
PROVIDED = 24 NOS.

TOTAL NO. OF UNITS = 66
3BHK UNITS = 44
2BHK UNITS = 22
NO. OF STAIRCASE = 2
NO. OF LIFT SETBACKS = 3

SET BACKS	PERMISSIBLE	PROPOSED
FRONT	6.00 MT	6.03 MT
REAR	6.00 MT	6.01 MT
LEFT SIDE	6.00 MT	6.06 MT
RIGHT SIDE	6.00 MT	6.08 MT

TDR CALCULATION

NET PLOT AREA = 1906.52 SMT.
FAR ACHIEVED = 4.40 = 8,400.96 SMT.
FREE FAR = 1906.52 X 2.00 = 3813.04 SMT.
FAR AGAINST SURRENDERED LAND = 278.70 X 2 = 557.4 SMT.
FAR AGAINST MIG HOUSING = 1906.52 X 0.25 = 476.63 SMT.
TOTAL FREE FAR = 3813.04 + 557.4 + 476.63 = 4847.07 SMT.
FAR TO BE PURCHASED = 8,400.96 - 4,847.07 = 3,553.89 SMT

GENERAL NOTES

- Scale unless mentioned to be treated as that mentioned below.
- Written dimensions to be followed
- Shape, Size, and schedule of property is provided by the applicant

DOOR & WINDOW SCHEDULE

SL.NO.	TYPE	SIZE	DESCRIPTION
01	D	1.07 X 2.10	PANELLED DOOR
02	D1	0.91X 2.10	PANELLED DOOR
03	D2	0.76 X 2.10	PANELLED DOOR
04	S.D	1.83 X 2.10	SLIDING DOOR
05	W	1.83 X 1.37	MS. GLAZED WINDOW
06	W1	1.52 X 1.37	MS. GLAZED WINDOW
07	W2	1.22 X 1.37	SLIDING WINDOW
08	V	0.61X 0.61	MS. GLAZED VENTILATOR

NO. DATE REVISIONS / ISSUE

APPROVAL DRAWING

PROJECT TITLE
PROPOSED (B+S+12) STORED RESIDENTIAL APARTMENT FOR M/S SUSRITAM BUILDERS & DEVELOPERS PVT.LTD. M.D.- SRI SRIKANT MOHAPATRA OVER PLOT NO- 1153/3347, KHATA NO- 512/4537 AT MOUZA-GHANGAPATNA, BHUBANESWAR, KHURDA.

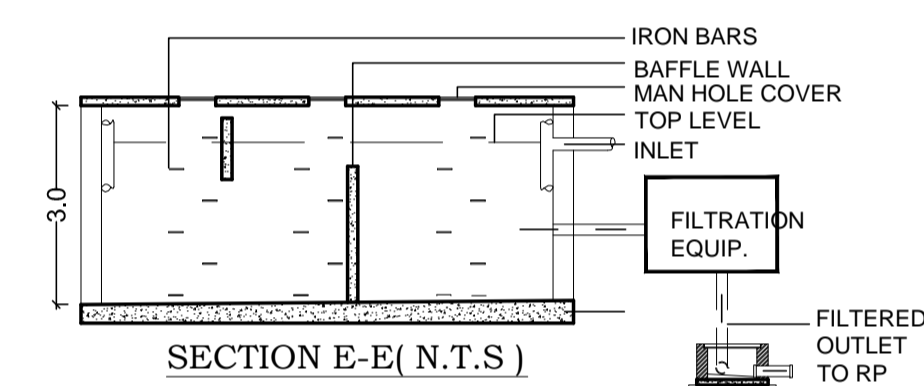
DRAWING TITLE
SITE LAY OUT CUM STILT FLOOR PLAN, SECTION, FOUNDATION & AREA DETAILS.

PRINCIPAL ARCHITECT
Durgadutt Dhasamant
Ar. Durgadutt Dhasamant
REGISTERED ARCHITECT
Regd No -CA/2002/30084

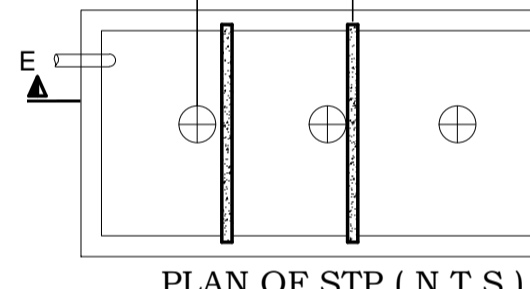
DURGADUTT DHASAMANT
APPLICANT
For Susritam Builders and Developers Pvt. Ltd.
Brijankanta Mohapatra
Brijankanta Mohapatra
Managing Director
DIN-07618064

SRI SRIKANT MOHAPATRA.
Managing Director of
M/S SUSRITAM BUILDERS & DEVELOPERS PVT.LTD.

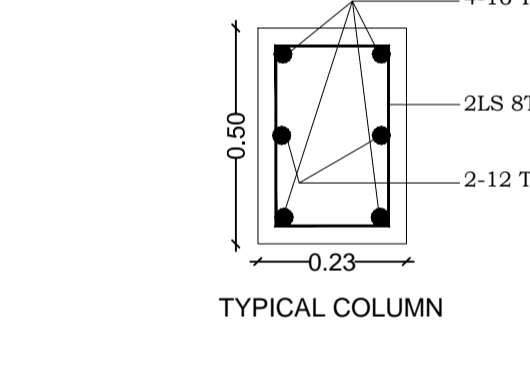
CONSULTANTS
AAKAAR Architects
Add : N2/14, IRC Village
Nayapalli, Bhubaneswar-751015
Phone : 0674-2551898
Email : project@akaararchitects.com



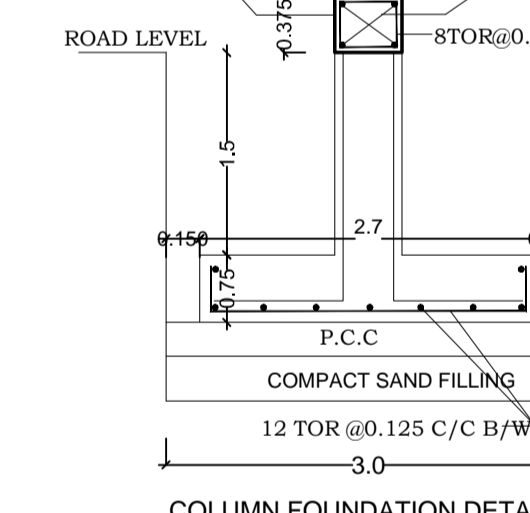
SECTION E-E (N.T.S.)



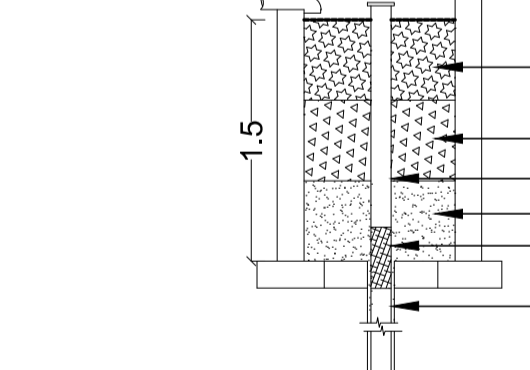
PLAN OF STP (N.T.S.)



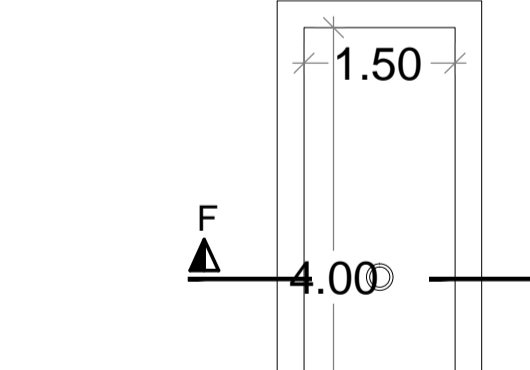
TYPICAL COLUMN



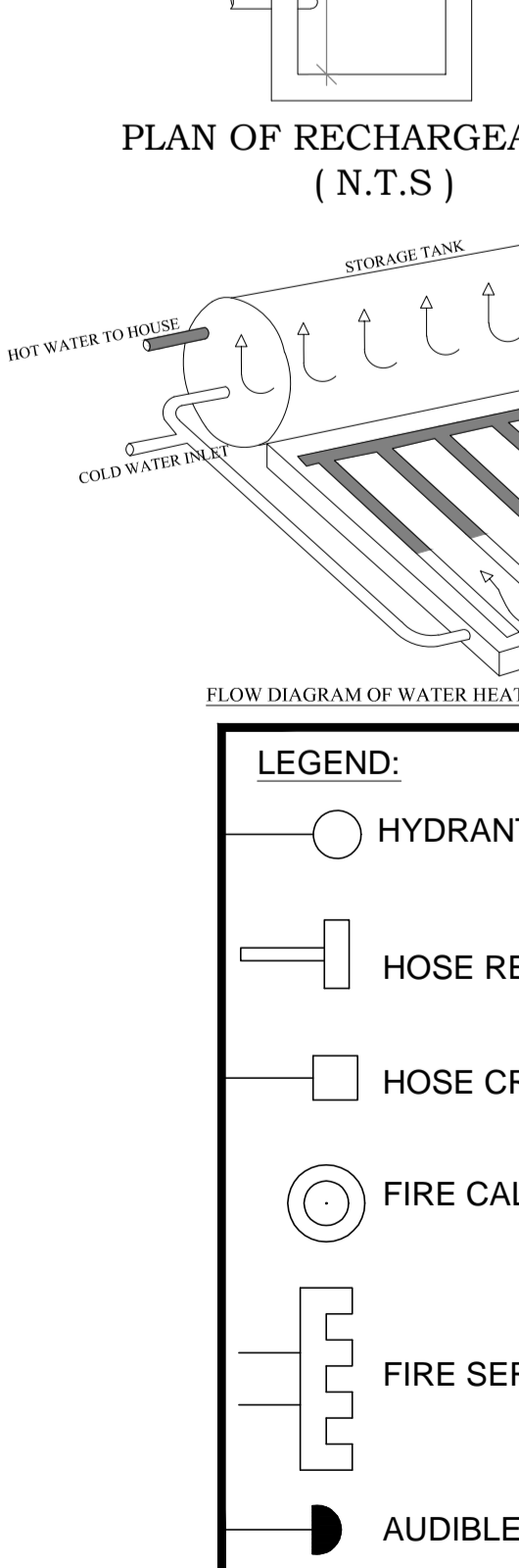
SECTION THRU F-F



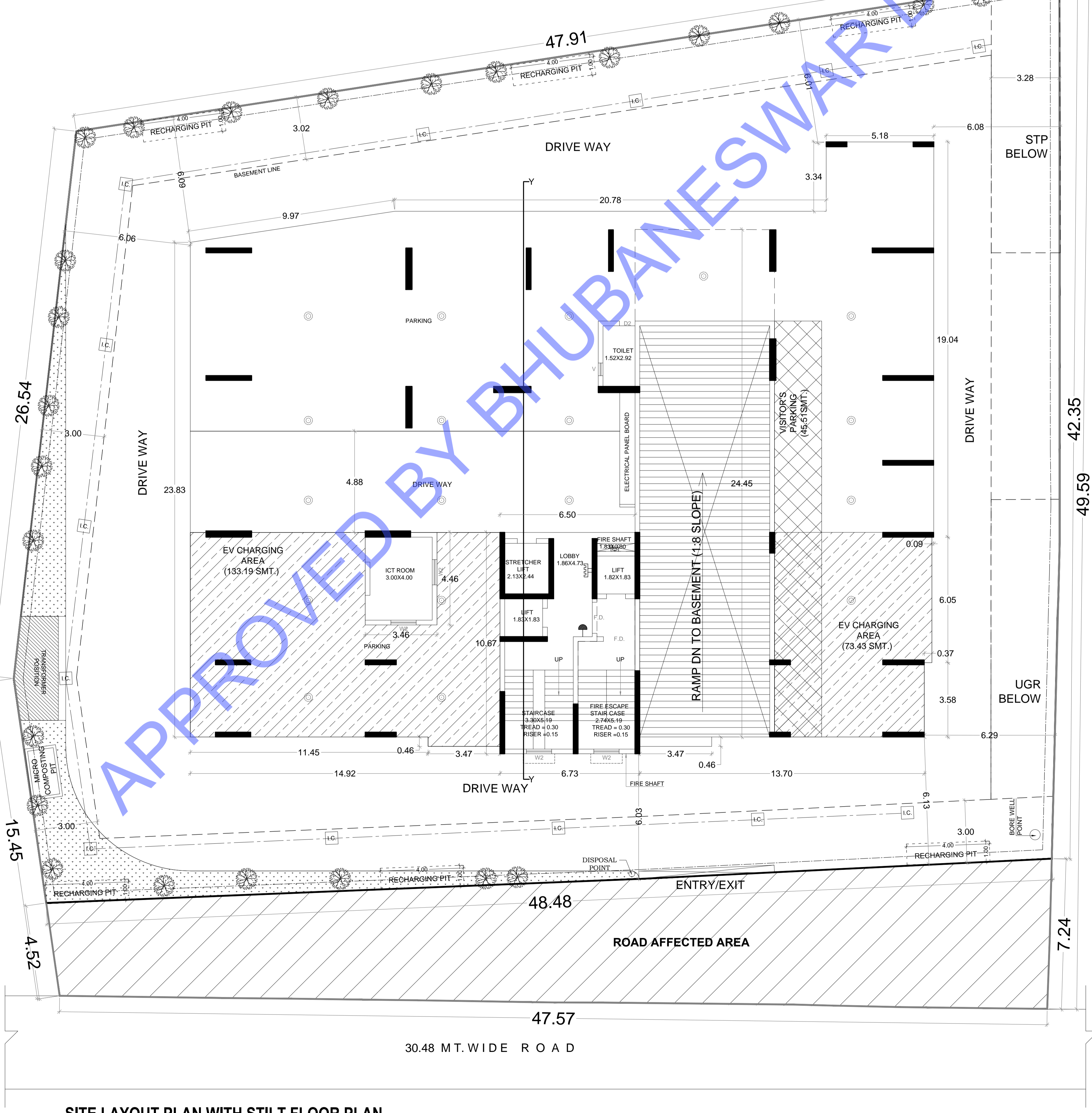
PLAN OF RECHARGEABLE PIT (N.T.S.)



FLOOR DIAGRAM OF WATER HEATING SYSTEM



SECTION AT Y-Y



SITE LAYOUT PLAN WITH STILT FLOOR PLAN