

## INSPECTION PROCEDURE & CHECK LIST FOR INDUSTRIAL PLOT APPROVAL OF BUILDING PLAN

NAME OF FIRM M/S. ....  
 ADDRESS.....  
 PLOT NO..... SECTOR.....  
 LAND USE..... PLOT AREA.....  
 DATE OF APPLICATION.....

### DOCUMENTS TO BE SUBMITTED BY APPLICANT.

- Copy of lease deed
- Copy of allotment letter
- Copy of Site plan
- Copy of possession certificate
- Copy of N.O.C. for pollution(IF APPLICABLE)
- Transfer deed(in case of transfer)
- Soft copy of drawings
- Fire N.O.C.(with drawings)
- Explosive NOC(If applicable)
- Time Extension Certificate(If Applicable)/Functional
- Pre sanctioned map surrender
- Affidavit of parking provision

### APPROVAL FORM

- Supervision of building work (Appendix-2)
- Structural stability certificate form the licensed technical personal(Appendix-3)
- Indemnity bond(incase basement)on Rs. 100/-Stamp Paper duly signed and notarized (Appendix-5)
- General specification sheet(Appendix-6)
- Application for drainage of premises in duplicate(Appendix-7)
- Appendix 8A, 8B & 8C
- Photo copy of COA certificate of architect signing the building plan and appendix.
- Photo copy of certificate of M.E. structural engineer.
- Affidavit of Rain water harvesting
- Affidavit of Green area, parking detail, not using under ground water for construction
- IIT & NIIT structural stability(if applicable)

### (A) COPY OF FEES CHALAN/CHARGES

S.No.	Heads/Category	Required	Deposited
1	Plan Processing Fee/B.P. Fees	15/- per sq.m on covered area	
2	Lay-out Fees	Depend on plot area	
3	Malba charge	10/- per sq.m on covered area	
4	Labour cess charge	142/- per sq.m on covered area	
5	Revalidation charge	1.50/- per sq.m with in validity time	
6	Revision charge	3.75/- sq.m with in validity time	

**SET BACK FOR AAL BUILDINGS OTHR THAN BUILDINGS ON RESIDENTIAL PLOTS(2006)**

S.NO	Plot Size (in square metre)	Front (in metre)	Rear (in metre)	Side (1) (in metre)	Side (2) (in metre)
1	Up to 100	3.00	-	-	-
2	From 101 to 200	4.50	1.50	-	1.50
3	From 201 to 300	4.50	2.00	-	2.50
4	From 301 to 400	4.50	3.50	-	3.00
5	From 401 to 500	6.00	3.50	-	3.50
6	From 501 to 600	6.00	4.00	3.50	3.50
7	From 601 to 1,000	7.50	4.50	4.00	4.00
8	From 1000 to 5,000	9.00	4.50	4.50	4.50
9	From 5,000 to 30,000	9.00	9.00	4.50	4.50
10	From 30,000	15.00	15.00	15.00	15.00

**SET BACK FOR AAL BUILDINGS OTHR THAN BUILDINGS ON RESIDENTIAL PLOTS(2010)**

S.NO	Plot Size (in square metre)	Front (in metre)	Rear (in metre)	Side (1) (in metre)	Side (2) (in metre)
1	Up to 150	3.00	1.50	0	0
2	Above 151 upto 300	3.00	3.00	0	0
3	Above 301 upto 500	4.50	3.00	3.00	0
4	Above 501 upto 2000	6.00	3.00	3.00	3.00
5	Above 2001 upto 6000	7.50	6.00	4.50	4.50
6	Above 6001 upto 12000	9.00	6.00	6.00	6.00
7	Above 12001 upto 20,000	12.00	7.50	7.50	7.50
8	Above 20,001 upto 40,000	15.00	9.00	9.00	9.00
9	Above 40,001	16.00	12.00	12.00	12.00

**AREA STATEMENT**

PLOT AREA					
PERMISSABLE GROUND COVERAGE					
PERMISSABLE TOTAL FAR					
15% ADDITIONAL AREA FOR SERVICES					
	PRE- ISSUED SANCTIONED/COMPLETION	FAR	15% SERVICES	NON FAR	TOTAL
BASEMENT					
STILT					
GROUND					
FIRST					
SECOND					
THIRD ETC.					
MUMTY/GUARD ROOM					
TOTAL					

**PARKING DETAIL:-**

<b>PARTICULARS</b>	<b>AS PER REQUIRED</b>	<b>PROPOSED</b>
CAR PARKING PER ECS @ 100/ smt		
ONE ECS SPACE OPEN AREA @ 20		
ONE ECS SPACE COVERED AREA @ 30.00		
<b>OPEN AREA</b>		
GREEN AREA		
UP TO 2000 SQ.M SOFT LANDSCAPING IS NOT REQUIRED		
UP TO 12000 SQ.M @ 25% OPEN AREA		
TREE PLANTATION		

**DRAWING DETAIL**

- Three copies of drawing
- One copy cloth bound + soft Copy (C.D)
- Signature of applicant, Architect and structure Engineer.
- Building plan including service plan
- Parking plan Calculation
- Soft green calculation
- Guard room, Foundation, Culvert Detail
- Rain water harvesting detail
- Area statement
- Height of boundary wall & Building height