CHECK LIST

(Port Blair Planning Area)

RESIDENTIAL/ COMMERCIAL/ PUBLIC & SEMI PUBLIC/ INDUSTRIAL/ TRANSPORTATION & COMMUNICATION/ PARKS & OPEN SPACES/ SUBMERGIBLE LAND

1) Name of Applicant :

2) Ward No/ Village Name :

3) Plot No / Survey No :

4) Area of the Plot :

5) Date of receipt of Application :

6) Weather the plot is sub divided & converted for the project proposal:

7) Is the shape & dimension of the site plan are match with the record entry sketch:

8) Weather any planning permission for construction of building is given for the plot earlier:

9) Weather any subdivision of the plot is allowed after 1st march 2012:

1. Competent Authority for issue of Planning Permission

S.No	Particulars	Does the application meet the requirement		
1	Does the site extent exceed 500 sq.mt?	Yes / No		
	If "Yes" forward the application to the Town & Country Planning Unit			
2	Is the Proposed activity is in conformity with land use If "No" or permitted with special sanction forward the application to the Town & Country Planning Unit	Yes / No/with spl. sanction		

//. Enclosures to the Application

S.No	Particulars	Does the application meet the requirement
1	Is Form-'V' duly filled in and signed by the owner	Yes / No
2	Has 4 copies of all Plans duly signed by Architect or Engineer been filed? Key Plan :4 Site plan/Layout Plan :4 Building Plan with elevation, section :4	Yes / No
3	Statement about the proposed Development / redevelopment duly signed by the applicant	Yes / No
4	2 copies of Document of ownership and Title	Yes / No
5	2 copies of Record entry sketch duly attested	Yes / No
6	Receipt of payment of Application fee for Planning Permission Receipt No. DD No: Date:	Yes / No/ NA
7	Is FAR and coverage calculation sheet of Existing / Proposed construction enclosed?	Yes / No/ NA

III. Scrutinizing of Application for Plan Permission

S.No		Particulars	Does the application meet the requirement	Remarks
1	а	Is the applicant the Owner	Yes / No/ NA	
	b	If no, Any authorised document for taking up the Development like Power of Attorney etc is	Yes / No/ NA	

		enclosed?	
2	a	Is the area comes under CRZ	Yes / No
	b	If yes, clearance Certificate from Environment and Forest is enclosed?	Yes / No/ NA
3	а	If the area comes under vicinity of Aerodrome zone	Yes / No
	b	Is Yes' No Objection Certificate' from Airport Authority is enclosed?	Yes / No/ NA
4	а	Does the Applicant propose additions/alterations/changes of roof to existing structures?	Yes / No/ NA
	b	If yes-is an attested copy of the earlier sanctioned plan enclosed?	Yes / No/ NA
	С	If answer to (b) is 'Yes'- Is the building constructed as per sanctioned plan?	Yes / No/ NA
	d	If answer to (b) is 'No' are fresh plans as existing at site is enclosed?	Yes / No/ NA
	е	If answer to (d) is 'yes' is any evidence to prove the existence of the building?	Yes / No/ NA
5	a	Is any existing building to be retained?	Yes / No/ NA
	b	If "yes" are detailed plans, elevation and section enclosed	Yes / No/ NA

IV. Scrutinizing of Application for – Planning Norms

S. No	Particulars	Clause No. as per Master Plan/ Bye Law	Required/ Permissible as per the Master Plan	Provided in the Plan Proposal by the applicant	Remarks
1	2	3	4	5	6
1	Proposed Land Use	PB/WARD/VIL LAGE/ PROP/			
2	Is the Plot comes under Heritage/ conservation area	Yes /No			
3	Is the Plot comes under Continues building area	Yes /No			
4	Maximum Height of the Building	Clause No 5.3.7.			
5	Total Plinth area of Existing and Proposed Building?				
6	Total Floor area of Existing and Proposed Building?				
7	Width of Abutting Road	Clause No 5.3.7.			
8	Maximum FAR	Clause No 5.3.7.			
9	Maximum Plot Coverage	Clause No 5.3.7.			
10	Maximum No. of Floors	Clause No 5.3.7.			
11	Minimum Floor to floor height				
12	(a) Parking area for existing building is provided?(b) Parking area for Proposed	Clause No 5.3.6. B			

	building?			
	Has the space for parking set			
	aside as per DCR? (a+b)			
13	Minimum Front set back	Table-A Clause		
		No. 5.3.6 A		
14	Minimum Side set back	Table-D Clause		
		No. 5.3.6 A		
15	Minimum Rear Set back	Table-B Clause		
		No. 5.3.6 A		
16	Minimum Distance between the	Clause No	1.8 m or ¼ th	
	two blocks	5.3.6. I	height of	
			tallest block	
			whichever is	
17		01 N	higher	
17	Minimum width of the internal	Clause No.	7.2m	
	vehicular access way	5.3.6.I	7.2111	
18	Whether all the building blocks	Clause No.		
	in the site are within a distance	5.3.6.I		
	of 50m from the internal			
	vehicular way?			
19	Have the rain water harvesting	Clause No	To be shown	
	details shown in plan as per	5.3.6. E	in the	
	clause DCR?		proposal	
20	Have the ancillary solar assisted	Clause No		
	solar heating system proposed	5.3.6.F		
	for Nursing Homes/ Hospitals/			
	Hotels/ Lodges Tourist Homes/		To be shown	
	Cinema Theaters/ Auditoriums/		in the	
	Assembly Halls/ Marriage		proposal	
	Halls/ Shopping Complex		F - F	
	(only in case Floor area avasada			
	(only in case Floor area exceeds 1000 sq.m)			
21	Whether location of planting of	Clause No		
41	tree shown in the plan as per	5.3.6.D		
	Master Plan?	J.J.U.D		
<u></u>	IVIGSTOL LIGHT:			