M3875

TOWN PLANNING AND VALUATION DEPARTMENT
CHANDRAPUR BRANCH

No.DAL/WRD/71/ 1810 Chandrapur, dt. 19-8-1971.

To,

The Sub-Divisional Officer,
Wardha.

Sub:- Approval of revised layout of Kh.No.7/2,8-9/1 of Palakwadi-Wardha owned by Shri.R.R.Deshmukh of Wardha.

Ref:- Your letter No.R/SDO/WS-793/71 Dt.8.6.71.

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The layout plan submitted by the applicant and forwarded by you to this office for approval to this office needs some modifications from planning point of view. The road between plot Nos.53,54,55,&,56 meeting the proposed ring road is not clear width of 30 ft. at the junction point. Also the plot No.92 facing the interior road between plot Nos.53,54,55,&,56 is below standard in area. Hence the layout is revised suitably and the modifications are shown in red lines on the plan. This office has no objection to grant permission to divert the land and to development it strictly accor-ding to the layout modified and approved by this office subject to the following conditions.

1) All the plots except the sites reserved for public purposes shall be used for residential purpose only.
2) Each plot shall be treated as one independent plot and shall not be further sub-divided.
3) The areas proposed as open space and playground shall be per-manently kept open free from any structure for the public use and vested in the Municipal Council Wardha for maintenance.
4) The marginal spaces for the plots fronting the proposed ring road shall be as under:-
a) Front margin.... 15 ft.
b) Side margins.... 10 ft.
c) rear margin..... 15 ft.
5) For the plots fonting on other interior roads the marginal spaces shall be as under.
a) Front margin..... 15 ft.
b) Side margins..... 7½ ft.
c) rear margin ..... 10 ft.
d) The plinth area in any plot shall not exceed 1/3 of the total area.
7) In any plot a only one main building having 3 floors including ground floor is permitted to be constructed.
8) Subsidiary buildings such as cattle shed,, latrines, other simil constructions are allowed to be constructed abutting the rear bo of the plot, the clear distance between such subsidiary building the main building shall be not less than 10 ft.
9) The roads with pucca drains and necessary culverts shall be al constructed by the applicant to the satisfaction of the Munic Council, Wardha and shall be vested in the Municipal Council for maintenance prior to disposal of the plots.

(contd.....2)

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92/22

10)In all other respects Wardha Municipal Building byelaws and the building regulations prescribed in part II of Schedule III of Maharashtra Land Revenue (Conversion of use of land and non agricul -tural assessment)Rules 1969 shall be followed .

One copy of the layout amended in red and approved by this office is enclosed herewith for further necessary.

Assistant Director of
Town Planning,
Chandrapur.

No.DAL/WRD/71/ Chandrapur,dt. -8-1971.
Copy alongwith the copy of the layout plan amended in red and duly approved forwarded with compliments to the President,Municipal Council,Wardha for ready reference.

sd/-

Assistant Director of
Town Planning,
Chandrapur.

yus/-

93/3/71
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गांव नमुना सात (अधिकार अभिलेख पत्र)

महाराष्ट्र जमीन महसूल अधिकार अभिलेख आणि नोंदवह्या (तयार करणे व सुरक्षित ठेवणे) नियम १९७१ यातील नियम ३,५,६,७)

गांव पाटकवाडी / वर्धा तालुका वर्धा जिल्हा वर्धा

भूमापन क्रमांक	भूमापन क्रमांकाचा उपविभाग	भू-धारण पद्धती
९०/३	शु.क्र. १	अकृषक
शेताचे स्थानिक नांव		—

भोगवटदाराचे नांव
१) चंद्रशेखर दामोधर देशमुख
२) महेंद्र दामोधर देशमुख

खाते क्रमांक
कुळाचे नांव

खंड
रूपये पैसे

लागवडी योग्य क्षेत्र	हेक्टर	आर
१) जिरायत जमीन		
२) बागायत जमीन		
३) भात जमीन		
एकूण		
पाटखराब (लागवडी योग्य नसलेले)	चौ. मी	
वर्ग अ)	६१६	२६
वर्ग ब)		
एकुण	६१६	२६
	रू.	पैसे
आकारणी		
जुडी किंवा विशेष आकारणी	९३७	००

इतर अधिकार २८२०
१८/०४/१५

एल.जी.खवास
ता.सा.क्र.२१ पिपरी (मेघे)
दिनांक २२/९/१५

गांव नमुना सात-अ (पिकांची नोंदवही)

महाराष्ट्र जमीन महसूल अधिकार अभिलेख आणि नोंदवहा (तयार करणे व सुरक्षितीत ठेवणे) १९७१ यातील नियम २९)

वर्ष	हंगाम	पिकाखालील क्षेत्राचा नमुना									लागवडीसाठी उपलब्ध नसलेली जमीन		जलसिंचनाचे साधन	जमीन करणाऱ्याचे नांव	शेरा
		मित्र पिकाखाली क्षेत्र						निर्भेळ पिकाखाली क्षेत्र							
		मित्रणाचा संकेत क्रमांक	जलसिंचित	अजलसिंचित	घटक पिके व प्रत्येकी खालील क्षेत्र						स्वरूप	क्षेत्र			
					पिकाचे नांव	जल सिंचित	अजल सिंचित	पिकाचे नांव	जल सिंचित	अजलसिंचित					
१	२	३	४	५	६	७	८	९	१०	११	१२	१३	१४	१५	१६
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