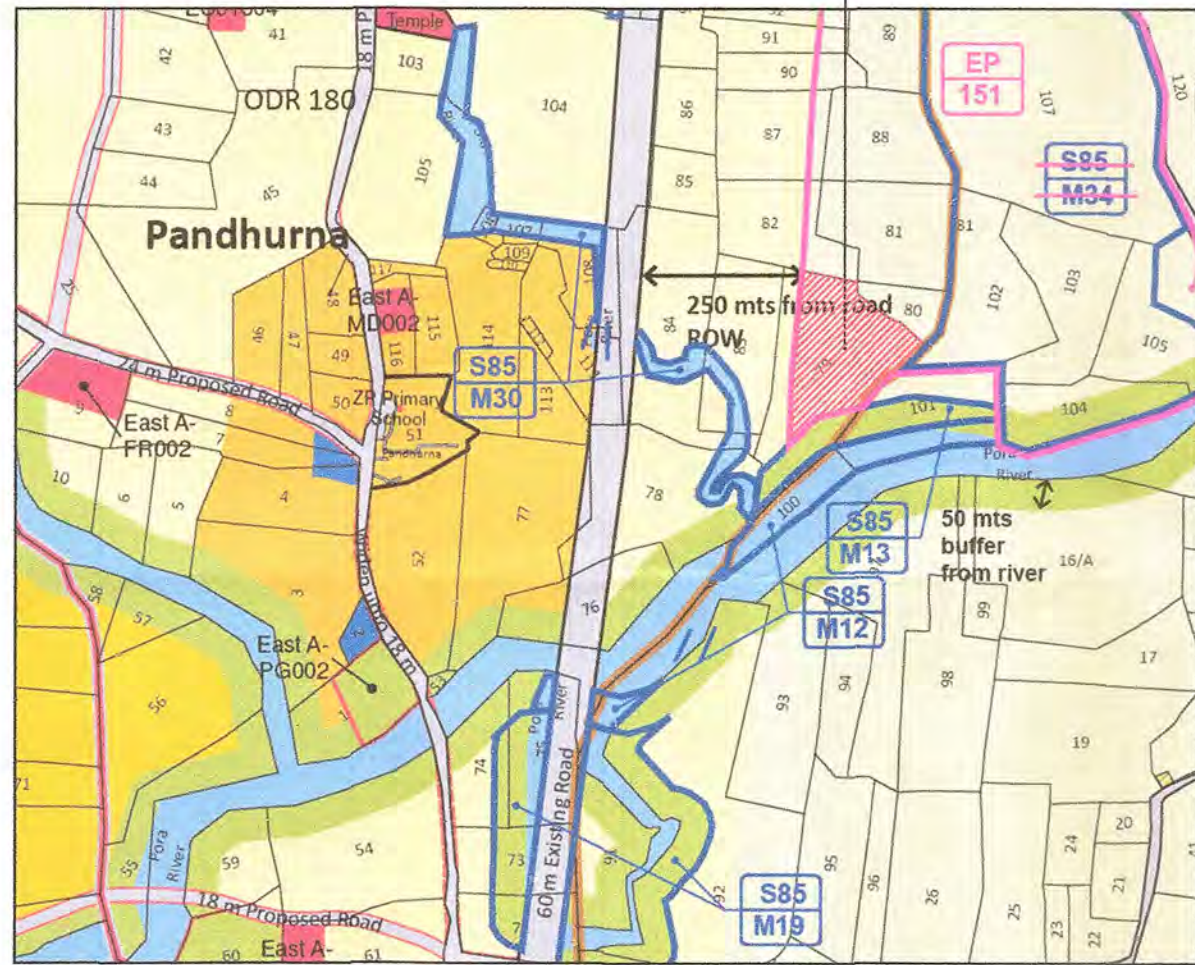


PROPOSED LAYOUT
KH. NO. 79/1,79/2
DP SHEET NO. 85

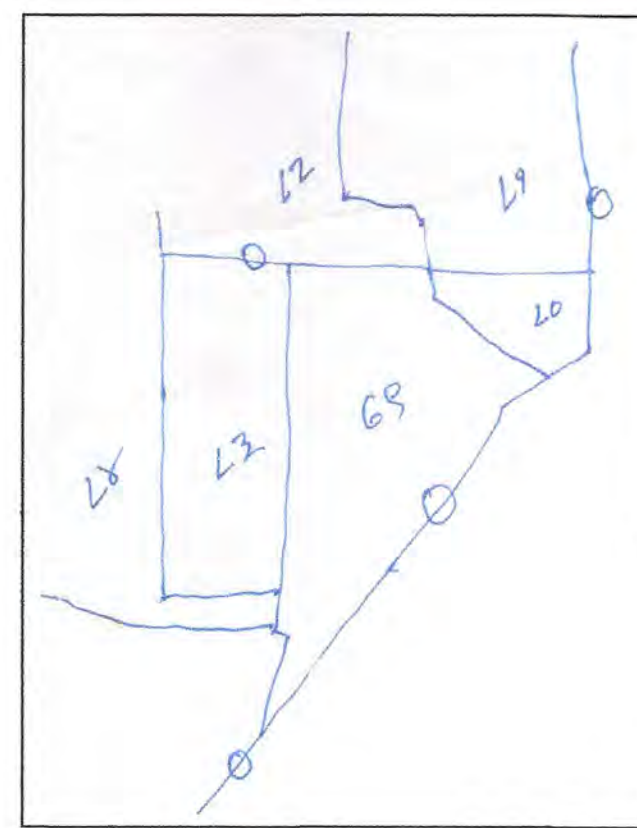
PROPOSED LAYOUT
KH. NO. 79/1,79/2
DP SHEET NO. 85



LOCATION PLAN
SCALE - N.T.S.



LOCATION PLAN
GOOGLE MAP



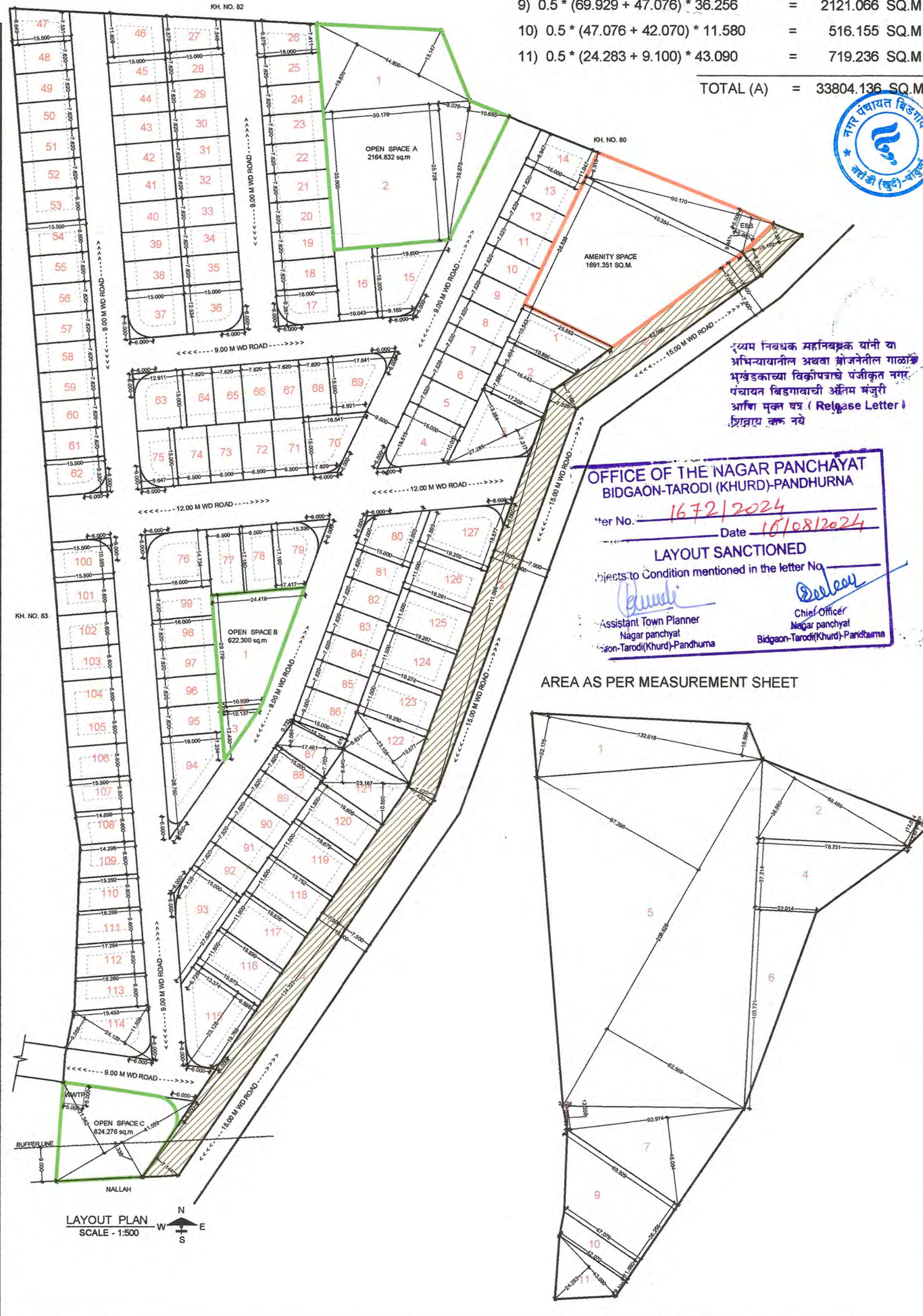
LOCATION PLAN
GAV NAKASHA

AREA AS PER MEASUREMENT SHEET

- 1) 0.5 * (32.175 + 16.598) * 122.618 = 2990.223 SQ.M
- 2) 0.5 * (36.560 + 13.514) * 88.489 = 2215.499 SQ.M
- 3) 0.5 * 5.954 * 13.678 = 40.719 SQ.M
- 4) 0.5 * (78.231 + 32.014) * 37.214 = 2051.328 SQ.M
- 5) 0.5 * (97.298 + 82.569) * 208.626 = 18762.466 SQ.M
- 6) 0.5 * 32.014 * 103.721 = 1660.262 SQ.M
- 7) 0.5 * (46.084 + 12.259) * 92.974 = 2712.191 SQ.M
- 8) 0.5 * 2.424 * 12.369 = 14.991 SQ.M
- 9) 0.5 * (69.929 + 47.076) * 36.256 = 2121.066 SQ.M
- 10) 0.5 * (47.076 + 42.070) * 11.580 = 516.155 SQ.M
- 11) 0.5 * (24.283 + 9.100) * 43.090 = 719.236 SQ.M

TOTAL (A) = 33804.136 SQ.M

STATEMENT OF DISTRIBUTION OF FSI ON EACH PLOT										
PLOT NO	PLOT SIZE	PLOT AREA (SQ.M)	ROUNDING AREA OF ROAD (IF ANY SQ.M)	REMAINING PLOT AREA (B-C)	NO OF PLOTS	TOTAL AREA	FACTOR FOR PRORATA FSI	BUILT UP AREA ON PRO-RATA BASIS (F * PRORATA FSI FACTOR)	FRONT ROAD WIDTH (M)	PERMISSIBLE BUILT-UP AREA ON BASIC FSI (G*F) SQ.M
A		B	C	D	E	F	G	H	I	J
1	0.5*(25.553 + 19.886) * 10.543	239.532	0.000	239.532	1	239.532	1.900	455.110	15.000	1.100
2	0.5*(16.443 + 19.886) * 6.404 + 0.5*(16.443 + 17.208)*7.596	244.132	0.000	244.132	1	244.132	1.900	463.851	15.000	1.100
3	0.5*(13.354 + 7.317) * 27.285	282.004	9.610	272.394	1	272.394	1.900	517.549	15.000	1.100
4	0.5*(19.515 + 10.000) * 16.000	236.120	7.720	228.400	1	228.400	1.900	433.960	12.000	1.100
5 TO 13	16.000 * 7.620	121.920	0.000	121.920	9	1097.280	1.900	2084.832	9.000	1.100
14	0.5*(9.947 + 11.047) * 16.000	167.952	0.000	167.952	1	167.952	1.900	319.109	9.000	1.100
15	0.5*(19.890 + 9.185) * 18.300	266.036	7.720	258.316	1	258.316	1.545	399.099	9.000	1.100
16	10.043 * 18.300	183.787	0.000	183.787	1	183.787	1.545	283.951	9.000	1.100
17	16.000 * 9.287	148.592	7.720	140.872	1	140.872	1.545	217.647	9.000	1.100
18 TO 25	16.000 * 7.620	121.920	0.000	121.920	8	975.360	1.545	1506.931	9.000	1.100
26	0.5*(9.579 + 7.411) * 16.000	135.920	0.000	135.920	1	135.920	1.545	209.996	9.000	1.100
27	0.5*(7.548 + 9.579) * 15.000	128.453	0.000	128.453	1	128.453	1.545	198.459	9.000	1.100
28 TO 35	15.000 * 7.620	114.300	0.000	114.300	16	1828.800	1.545	2825.496	9.000	1.100
36 & 37	15.000 * 12.534	188.010	7.720	180.290	2	360.580	1.545	557.096	9.000	1.100
46	0.5*(11.609 + 9.579) * 15.000	158.910	0.000	158.910	1	158.910	1.545	245.516	9.000	1.100
47	0.5*(9.649 + 7.551) * 15.500	133.300	0.000	133.300	1	133.300	1.545	205.949	9.000	1.100
48 TO 52	15.500 * 7.620	118.110	0.000	118.110	12	1417.320	1.545	2189.759	9.000	1.100
53 & 54	15.500 * 8.500	131.750	0.000	131.750	2	263.500	1.545	407.108	9.000	1.100
62	15.500 * 9.330	144.615	7.720	136.895	1	136.895	1.545	211.503	9.000	1.100
63	15.000 * 12.911	193.665	7.720	185.945	1	185.945	1.545	287.285	9.000	1.100
64 TO 68	15.000 * 7.620	114.300	0.000	114.300	5	571.500	1.545	882.968	9.000	1.100
69	0.5*(17.841 + 8.921) * 15.000	200.715	7.720	192.995	1	192.995	1.545	298.177	9.000	1.100
70	0.5*(16.541 + 7.620) * 15.000	181.208	7.720	173.488	1	173.488	1.815	314.880	12.000	1.100
71 TO 74	15.000 * 8.500	127.500	0.000	127.500	4	510.000	1.815	925.650	12.000	1.100
75	15.000 * 9.647	144.705	7.720	136.985	1	136.985	1.815	248.628	12.000	1.100
76	16.000 * 14.734	235.744	7.720	228.024	1	228.024	1.815	413.864	12.000	1.100
77 & 78	17.180 * 8.500	146.030	0.000	146.030	2	292.060	1.815	530.089	12.000	1.100
79	0.5*(15.336 + 7.417) * 17.180	195.448	7.720	187.728	1	187.728	1.815	340.727	12.000	1.100
80	0.5*(16.003 + 9.000) * 15.000	187.523	7.720	179.803	1	179.803	1.545	277.795	9.000	1.100
81 TO 85	15.000 * 7.620	114.300	0.000	114.300	5	571.500	1.815	1037.273	9.000	1.100
86	15.000 * 9.500	142.500	0.000	142.500	1	142.500	1.815	258.638	9.000	1.100
87	0.5*(0.733 + 2.613) * 15.233 + 0.5*(6.064 + 7.703) * 17.481	145.815	0.000	145.815	1	145.815	1.545	225.285	9.000	1.100
88 TO 92	15.000 * 7.620	114.300	0.000	114.300	5	571.500	1.545	882.968	9.000	1.100
93	0.5*(27.528 + 9.135) * 15.000	274.973	7.720	267.253	1	267.253	1.545	412.905	9.000	1.100
94	0.5*(26.760 + 7.234) * 16.000	271.952	7.720	264.232	1	264.232	1.545	408.238	9.000	1.100
95 TO 99	16.000 * 7.620	121.920	0.000	121.920	5	609.600	1.545	941.832	9.000	1.100
100	15.500 * 10.585	164.068	7.720	156.348	1	156.348	1.545	241.557	9.000	1.100
101 TO 106	15.500 * 8.600	133.300	0.000	133.300	6	799.800	1.545	1235.691	9.000	1.100
107	0.5*(15.500 + 14.898) * 8.600	130.711	0.000	130.711	1	130.711	1.545	201.949	9.000	1.100
108	0.5*(14.296 + 14.898) * 8.600	125.534	0.000	125.534	1	125.534	1.545	193.950	9.000	1.100
109	0.5*(14.296 + 15.292) * 8.600	127.228	0.000	127.228	1	127.228	1.545	196.568	9.000	1.100
110	0.5*(16.288 + 15.292) * 8.600	135.794	0.000	135.794	1	135.794	1.545	209.802	9.000	1.100
111	0.5*(16.288 + 17.284) * 8.600	144.360	0.000	144.360	1	144.360	1.545	223.036	9.000	1.100
112	0.5*(18.280 + 17.284) * 8.600	152.925	0.000	152.925	1	152.925	1.545	236.269	9.000	1.100
113	0.5*(18.280 + 19.453) * 8.600	162.252	0.000	162.252	1	162.252	1.545	250.679	9.000	1.100
114	0.5*(9.056 + 11.508) * 24.128	248.084	7.720	240.364	1	240.364	1.545	371.363	9.000	1.100
115	0.5*(6.728 + 23.128) * 13.374 + 0.5*(23.128 + 19.765) * 6.598	341.151	17.330	323.821	1	323.821	1.900	615.260	15.000	1.100
116	0.5*(19.899 + 19.973) * 11.500	229.264	0.000	229.264	1	229.264	1.900	435.602	15.000	1.100
117	0.5*(19.899 + 19.826) * 11.500	228.419	0.000	228.419	1	228.419	1.900	433.996	15.000	1.100
118	0.5*(19.752 + 19.826) * 11.500	227.574	0.000	227.574	1	227.574	1.900	432.390	15.000	1.100
119	0.5*(19.752 + 19.679) * 11.500	226.728	0.000	226.728	1	226.728	1.900	430.784	15.000	1.100
120	0.5*(19.605 + 19.679) * 11.500	225.883	0.000	225.883	1	225.883	1.900	429.178	15.000	1.100
121	0.5*(18.640 + 10.860) * 23.167	225.878	0.000	225.878	1	225.878	1.900	429.169	15.000	1.100
122	0.5*(18.631 + 10.677) * 23.159	223.577	0.000	223.577	1	223.577	1.900	424.796	15.000	1.100
123	0.5*(19.280 + 19.274) * 11.500	221.686	0.000	221.686	1	221.686	1.900	421.202	15.000	1.100
124	0.5*(19.267 + 19.274) * 11.500	221.611	0.000	221.611	1	221.611	1.900	421.060	15.000	1.100
125	0.5*(19.267 + 19.261) * 11.500	221.536	0.000	221.536	1	221.536	1.900	420.918	15.000	1.100
126	0.5*(19.255 + 19.261) * 11.500	221.467	0.000	221.467	1	221.467	1.900	420.787	15.000	1.100
127	0.5*(18.877 + 9.893) * 19.255	276.983	9.610	267.373	1	267.373	1.900	508.009	15.000	1.100
TOTAL					127	18842.762	0.000	31604.134		34764.547



FINAL DEMARCATED RESIDENTIAL LAYOUT PLAN ON
KH. NO. - 79/1,79/2, P.H. NO. -33 A, MOUZA -PANDHURNA
TAH. - KAMPTEE, DIST. - NAGPUR.
BELONGING TO :-
1) SHRI.NANDKISHOR PREMCHAND CHAKOLE

AREA STATEMENTS :

1	AREA OF LAND (MINIMUM AREA OF A,B,C, TO BE CONSIDERED) A) AS PER OWNERSHIP DOCUMENT (7/12, CTS, EXTRACT) = 34200.000 SQ.M B) AS PER MEASUREMENT SHEET = 33804.136 SQ.M C) AS PER SITE = 33804.136 SQ.M
2	DEDUCTIONS FOR : A) PROPOSED D.P./D.P. ROAD WIDENING AREA/ SERVICE ROAD / HIGHWAY WIDENING = 0.000 SQ.M B) ANY D.P. RESERVATION AREA = 0.000 SQ.M C) AREA NOT UNDER LAYOUT = 0.000 SQ.M TOTAL A+B+C = 0.000 SQ.M
3	BALANCE AREA OF PLOT (1- 2) = 33804.136 SQ.M (100 %)
4	AMENITY SPACE : A) REQUIRED = 1690.206 SQ.M B) ADJUSTMENT OF 2(A), if any = 0.00 SQ.M C) BALANCE PROPOSED = 1691.351 SQ.M
5	NET PLOT AREA (3- 4C) = 32112.785 SQ.M
6	RECREATIONAL OPEN SPACE : A) REQUIRED = 3380.413 SQ.M B) PROPOSED = 3381.483 SQ.M
7	INTERNAL ROAD AREA = 7564.380 SQ.M
8	SERVICE ROAD / HIGHWAY WIDENING = 2274.160 SQ.M
9	PLOTTABLE AREA = 18842.762 SQ.M
10	SPACE FOR E.S.S. & W.W.T.P. = 50.000 SQ.M.
11	PRO-RATA FACTOR FOR FSI CALCULATION ON LAYOUT PLOTS = (5/9) = 1.704

OPEN SPACE	AMENITY SPACE
OPEN SPACE A 1) 0.5 * (19.838 + 13.147) * 44.900 = 740.513 SQ.M 2) 0.5 * (35.905 + 35.726) * 30.178 = 1080.840 SQ.M 3) 0.5 * (8.076 + 10.655) * 36.675 = 343.479 SQ.M TOTAL (A) = 2164.832 SQ.M	1) 0.5 * (6.916 + 9.441) * 50.170 = 410.315 SQ.M 2) 0.5 * (45.354 + 25.553) * 36.838 = 1306.036 SQ.M TOTAL = 1716.351 SQ.M DEDUCTION OF E.S.S. = 5 * 5 = 25.000 SQ.M TOTAL (A) = 1691.351 SQ.M
OPEN SPACE B 1) 0.5 * (24.418 + 10.939) * 29.178 = 515.823 SQ.M 2) 0.5 * (10.939 + 10.137) * 1.286 = 13.551 SQ.M 3) 0.5 * 10.137 * 12.430 = 63.001 SQ.M TOTAL (B) = 592.375 SQ.M	ROAD WIDENING AREA 1) 0.5 * (5.135 + 6.910) * 16.192 = 97.516 SQ.M 2) 0.5 * (7.376 + 7.168) * 62.085 = 451.482 SQ.M 3) 0.5 * (7.328 + 7.420) * 111.096 = 819.221 SQ.M 4) 0.5 * (7.430 + 7.144) * 124.323 = 905.941 SQ.M TOTAL (A) = 2274.160 SQ.M
OPEN SPACE C 1) 0.5 * (21.342 + 10.336) * 41.599 = 658.886 SQ.M DEDUCTION OF TANGENT = 9.61 SQ.M DEDUCTION OF W.W.T.P. = 5 * 5 = 25.000 SQ.M TOTAL (C) = 624.276 SQ.M TOTAL (A+B+C) = 3381.483 SQ.M	

CERTIFICATE OF AREA :
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BE ME ON 10-03-2022 OF
PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES
WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP / T.P. SCHEME RECORDS / LAND
RECORDS DEPARTMENT / CITY SURVEY RECORDS.

OWNER (S) NAME AND SIGNATURE

SHRI.NANDKISHOR PREMCHAND CHAKOLE

ARCHITECT / LICENSED ENGINEER / SUPERVISOR NAME AND SIGNATURE

Dr. Bhawal S. Harshe
Lic. No. STATE/2023/APJ08188
RDA Lic. No. 441
IT Lic. No. 3000
Mob. No. 9158855005

JOB NO.	DRAWING NO.	SCALE	DRAWN BY	CHECKED BY	REGISTRATION NO. / LIC. ENG. NO. / SUPERVISOR
14-10-2024	LAY-02	1:500	SC,MP	DH	61, 441

LEGEND :

KHASARA BOUNDARY SHOWN IN	
OPEN SPACE SHOWN IN	
AMENITY SPACE SHOWN IN	