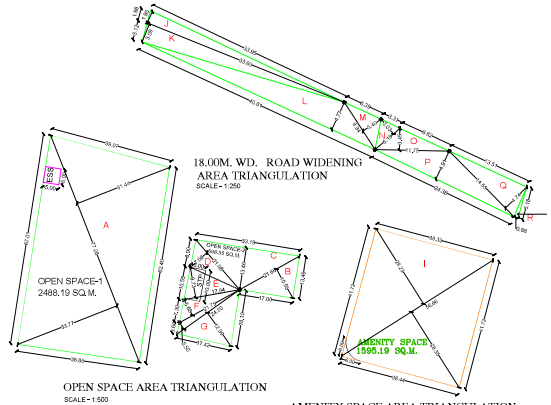
PROPOSED REVISED PLOTABLE RESIDENTIAL LAYOUT PLAN ON KH.NOs. - 5/1,5/2 & 11 , P.H. NO. - 42 , MOUZA -SHANKARPUR, TAH. - NAGPUR(GRAMIN) , DIST. - NAGPUR

BELONGING TO :-

SATYAJEET DINANATH DASTURE

STATEMENT OF PLOTS AND DISTRIBUTION OF FSI ON EACH PLOT

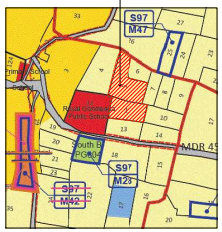
Nos.	Plot No.	Size (M)	Plot Area (Sq.m.)	Rounding area of Road (sc.m.)	Remaining plot Area (Sc.m.)	No of Plots	Total Plot Area (Sq.M.	Front Road width (M..	Prorata Factor	Total Built up area on Prorata basis (Sq. M.)	Basic FSI	Permissible builtup area on Basic FSI (Sq.m.)
	A	B	C	D	E=(C-D)	F	G=(C*F	H	I	J= G * Prorata Factor	K	L= J * K
1	1	1/2*17.98 + 16.33/36.81	605.96		623.96	1	623.96	18.00	1.61	1007.79	1.10	1108.59
2	2	1/2*(13.58 + 18.48) * 36.39	586.66	11.77	623.96	1	623.89	18.00/12.00	1.61	843.46	1.10	927.81
3	3	1/2*(12.38 + 36.93)*54.74+ 1/2 * 52.39 * 7.16 + 1/2 * 45.09 * 22.69	1609.59		1609.59	1	1609.56	12.00	1.61	2439.43	1.10	2673.47
4	4	1/2*(36.10 + 39.79)*15.09	516.66		516.58	1	516.68	12.00	1.61	831.85	1.10	915.05
5	5	1/2*(15.79 + 19.39)*22.09	339.04		329.34	1	326.04	12.00	1.61	524.62	1.10	577.42
6	6	10.59 * 16.00	169.00		169.36	1	169.00	12.00	1.61	304.29	1.10	334.72
7	7	11.59 * 16.00	201.00	7.72	199.28	1	199.28	12.00	1.61	320.84	1.10	352.92
8	8	1/2*(11.61 + 6.99)*33.80	256.42	11.77	247.36	1	247.65	18.00/12.00	1.61	398.72	1.10	438.56
9	9	1/2*(13.39 + 15.62)*9.26	144.44		144.44	1	144.44	12.00	1.61	232.55	1.10	255.80
10	10	1/2*(15.62 + 15.47)*9.26	143.01		143.31	1	143.01	12.00	1.61	230.26	1.10	253.28
11	11	1/2* (15.47 + 15.31)*9.26	141.59		141.59	1	141.59	12.00	1.61	227.96	1.10	250.75
12	12	1/2* (15.16 + 15.31)*9.26	140.16		140.16	1	140.16	12.00	1.61	225.66	1.10	248.23
13	13	1/2* (15.16 + 15.00)*9.26	138.74		138.74	1	138.74	12.00	1.61	223.36	1.10	245.70
14	14	10.00*15.00	150.00		150.36	1	150.00	12.00	1.61	241.50	1.10	265.65
15	15	10.00*15.00	150.00		150.36	1	150.00	12.00	1.61	241.50	1.10	265.65
16	16	10.00*15.00	150.00		150.36	1	150.00	12.00	1.61	241.50	1.10	265.65
17	17	11.72 * 15.00	175.80	7.72	168.36	1	168.08	12.00	1.61	270.61	1.10	297.67
18	18	11.72 * 15.65	183.42	7.72	175.70	1	175.70	12.00/9.00	1.61	282.87	1.10	311.16
19	19	10.39 * 15.65	156.50		156.50	1	156.50	9.90	1.54	241.01	1.10	265.11
20	20	10.39 * 15.65	156.50		156.50	1	156.50	9.90	1.54	241.01	1.10	265.11
21	21	1/2*(15.65 + 8.09)*17.89+ 1/2 * 18.5 * 8.43	196.32		159.32	1	196.32	9.90	1.54	240.73	1.10	264.81
22	22	11.52* 11.50	132.25		132.25	1	132.25	9.90	1.54	203.67	1.10	224.03
23	23	7.65 * 11.50	87.98		87.98	1	87.98	9.90	1.54	135.48	1.10	149.02
24	24	7.65 * 11.50	87.98		87.98	1	87.98	9.90	1.54	135.48	1.10	149.02
25	25	11.59 * 14.92	177.58	7.72	169.86	1	169.86	12.00/9.00	1.61	263.81	1.10	290.20
26	26	11.59 * 14.92	172.33	7.72	164.61	1	164.61	12.00/9.00	1.61	255.62	1.10	281.52
27	27	7.65 * 11.55	88.36		88.36	1	88.36	9.90	1.54	136.07	1.10	149.68
28	28	7.65 * 11.55	88.36		88.36	1	88.36	9.90	1.54	136.07	1.10	149.68
29	29	11.59 * 11.55	132.83		132.83	1	132.83	9.90	1.54	204.65	1.10	225.01
30	30	1/2*(11.06 + 11.59)*15.47	170.63		173.53	1	170.63	12.00	1.61	274.72	1.10	302.19
31	31	9.00 * 15.47	139.23		139.23	1	139.23	12.00	1.61	224.18	1.10	246.58
32	32	9.00 * 15.47	139.23		139.23	1	139.23	12.00	1.61	224.18	1.10	246.58
33	33	9.00 * 15.47	139.23		139.23	1	139.23	12.00	1.61	224.18	1.10	246.58
34	34	9.00 * 15.47	139.23		139.23	1	139.23	12.00	1.61	224.18	1.10	246.58
35	35	9.00 * 15.47	139.23		139.23	1	139.23	12.00	1.61	224.18	1.10	246.58
36	36	1/2*(13.31 + 11.64)*15.47	192.96	7.72	193.27	1	185.27	12.00/9.00	1.61	298.28	1.10	328.11
37	37	1/2*(11.64 + 10.03)*15.36	162.83	7.72	154.81	1	154.81	9.90	1.54	238.40	1.10	262.24
38	38	9.39*15.00	135.00		135.36	1	135.00	9.90	1.54	207.90	1.10	228.69
39	39	9.39*15.00	135.00		135.36	1	135.00	9.90	1.54	207.90	1.10	228.69
40	40	9.39*15.00	135.00		135.36	1	135.00	9.90	1.54	207.90	1.10	228.69
41	41	9.39*15.00	135.00		135.36	1	135.00	9.90	1.54	207.90	1.10	228.69
42	42	9.39*15.00	135.00		135.36	1	135.00	9.90	1.54	207.90	1.10	228.69
43	43	1/2*(11.06 + 11.12)*15.90	166.35		166.35	1	166.35	9.90	1.54	256.18	1.10	281.80
44	44	1/2*(8.52 + 7.33)*22.57	194.51	7.72	179.78	1	178.79	9.90	1.54	272.26	1.10	299.48
45	45	1/2*(7.82 + 8.20)*21.66 + 1/2 * 20.44 * 1.66	171.72		171.72	1	171.72	9.90	1.54	264.44	1.10	290.88
46	46	1/2*(7.82 + 7.38)*21.66 + 1/2 * 19.34 * 3.67	166.82		166.82	1	166.82	9.90	1.54	256.90	1.10	282.59
47	47	1/2*(7.79 + 8.29)*21.12 + 1/2 * 19.06 * 1.48	162.32		162.32	1	162.32	9.90	1.54	249.98	1.10	274.98
48	48	1/2* (16.87 + 18.01)*9.90	158.87		159.87	1	158.87	9.90	1.54	244.65	1.10	269.12
49	49	1/2*(7.73 + 7.37)*20.36 + 1/2 * 19.15 * 0.65	155.55		155.55	1	155.55	9.90	1.54	239.55	1.10	263.51
50	50	1/2*(7.69 + 8.24)*20.01 + 1/2 * 17.82 * 1.44	152.21		152.21	1	152.21	9.90	1.54	234.40	1.10	257.84
51	51	1/2*(7.72 + 7.52)*19.73	151.10		151.10	1	151.10	9.90	1.54	232.69	1.10	255.96
52	52	1/2*(7.73 + 8.71)*19.46 + 1/2 * 17.54 * 0.95	148.09		149.36	1	148.09	9.90	1.54	228.05	1.10	250.86
53	53	1/2*(8.68 + 1.92)* 19.32	154.56		154.56	1	154.56	9.90	1.54	238.02	1.10	261.82
54	54	8.00 * 17.00	136.00		136.36	1	136.00	9.90	1.54	209.44	1.10	230.38
55	55	8.00 * 17.00	136.00		136.36	1	136.00	9.90	1.54	209.44	1.10	230.38
56	56	8.00 * 17.00	136.00		136.36	1	136.00	9.90	1.54	209.44	1.10	230.38
57	57	8.00 * 17.00	136.00		136.36	1	136.00	9.90	1.54	209.44	1.10	230.38
58	58	8.00 * 17.00	136.00		136.36	1	136.00	9.90	1.54	209.44	1.10	230.38
59	59	8.00 * 17.00	136.00		136.36	1	136.00	9.90	1.54	209.44	1.10	230.38
60	60	8.00 * 17.00	136.00		136.36	1	136.00	9.90	1.54	209.44	1.10	230.38
61	61	1/2*(11.38 + 10.02)* 22.38	234.82	7.72	237.10	1	227.10	9.90	1.54	365.13	1.10	401.64
62	62	1/2*(7.42 + 8.34)* 18.20	150.66		150.36	1	150.66	9.90	1.54	232.02	1.10	255.22
63	63	7.40 * 19.00	140.20		139.26	1	133.20	9.90	1.54	205.13	1.10	225.64
64	64	7.40 * 19.00	140.20		139.26	1	133.20	9.90	1.54	205.13	1.10	225.64
65	65	7.40 * 19.00	140.20		139.26	1	133.20	9.90	1.54	205.13	1.10	225.64
66	66	1/2*(8.47 + 7.33)*18.00	152.00	7.72	144.28	1	140.28	9.90	1.54	223.75	1.10	246.10
67	67	1/2*(13.90 + 11.88)*15.90	196.35	7.72	188.63	1	182.63	12.00/ 9.00	1.61	294.03	1.10	323.44
68	68	8.60 * 15.00	129.00		129.36	1	129.00	9.90	1.54	198.66	1.10	218.53
69	69	8.60 * 15.00	129.00		129.36	1	129.00	9.90	1.54	198.66	1.10	218.53
70	70	8.60 * 15.00	129.00		129.36	1	129.00	9.90	1.54	198.66	1.10	218.53
71	71	8.60 * 15.00	129.00		129.36	1	129.00	9.90	1.54	198.66	1.10	218.53
72	72	8.60 * 15.00	129.00		129.36	1	129.00	9.90	1.54	198.66	1.10	218.53
73	73	9.00 * 15.00	135.00		135.36	1	135.00	9.90	1.54	207.90	1.10	228.69
74	74	7.50 * 15.00	112.50		112.56	1	112.50	9.90	1.54	173.25	1.10	190.58
75	75	7.50 * 15.00	112.50		112.56	1	112.50	9.90	1.54	173.25	1.10	190.58
76	76	7.50 * 15.00	112.50		112.56	1	112.50	9.90	1.54	173.25	1.10	190.58
77	77	7.50 * 15.00	112.50		112.56	1	112.50	9.90	1.54	173.25	1.10	190.58
78	78	7.50 * 15.00	112.50		112.56	1	112.50	9.90	1.54	173.25	1.10	190.58
79	79	7.50 * 15.00	112.50		112.56	1	112.50	9.90	1.54	173.25	1.10	190.58
80	80	7.50 * 15.00	112.50		112.56	1	112.50	9.90	1.54	173.25	1.10	190.58
81	81	1/2*(8.37 + 8.09)*17.76 + 1/2 * 18.19 *3.14	143.85		143.86	1	143.85	9.90	1.54	221.54	1.10	243.69
82	82	1/2*(8.27 + 8.68)*17.98	149.99		149.99	1	149.99	12.00	1.61	240.65	1.10	264.71
83	83	7.50 * 15.00	112.50		112.56	1	112.50	12.00	1.61	181.13	1.10	199.24
84	84	7.50 * 15.00	112.50		112.56	1	112.50	12.00	1.61	181.13	1.10	199.24
85	85	7.50 * 15.00	112.50		112.56	1	112.50	12.00	1.61	181.13	1.10	199.24
86	86	7.50 * 15.00	112.50		112.56	1	112.50	12.00	1.61	181.13	1.10	199.24
87	87	7.50 * 15.00	112.50		112.56	1	112.50	12.00	1.61	181.13	1.10	199.24
88	88	7.50 * 15.00	112.50		112.56	1	112.50	12.00	1.61	181.13	1.10	199.24
89	89	7.50 * 15.00	112.50		112.56	1	112.50	12.00	1.61	181.13	1.10	199.24
90	90	9.00 * 15.00	135.00		135.36	1	135.00	12.00	1.61	217.35	1.10	239.06
91	91	8.60 * 15.00	129.00		129.36	1	129.00	12.00	1.61	207.69	1.10	228.46
92	92	8.60 * 15.00	129.00		129.36	1	129.00	12.00	1.61	207.69	1.10	228.46
93	93	8.60 * 15.00	129.00		129.36	1	129.00	12.00	1.61	207.69	1.10	228.46
94	94	8.60 * 15.00	129.00		129.36	1	129.00	12.00	1.61	207.69	1.10	228.46
95	95	8.60 * 15.00	129.00		129.36	1	129.00	12.00	1.61	207.69	1.10	228.46
96	96	1/2*(16.11 + 13.52)*15.90	214.56	7.72	206.86	1	206.86	12.00	1.61	333.04	1.10	366.34
97	97	1/2*(17.34 + 16.00)*12.42	207.04	7.72	199.32	1	199.32	12.00	1.61	320.91	1.10	353.00
98	98	1/2*(17.34 + 16.42)*10.90	176.80		173.86	1	178.80	12.00	1.61	287.87	1.10	316.66
99	99	1/2*(8.41 + 4.58)*21.94	197.06		197.36	1	197.06	12.00	1.61	317.30	1.10	349.03
100	130	12.39 * 17.00	206.42		206.42	1	206.42	12.00	1.61	332.65	1.10	365.91
101	131	9.90 * 17.00	168.30		168.30	1	168.30	12.00	1.61	270.95	1.10	298.06
102	132	9.90 * 17.00	168.30		168.30	1	168.30	12.00	1.61	270.95	1.10	298.06
103	133	9.90 * 17.00	168.30		168.30	1	168.30	12.00	1.61	270.95	1.10	298.06
104	134	9.90 * 17.00	168.30		168.30	1	168.30	12.00	1.61	270.95	1.10	298.06
105	135	9.90 * 17.00	168.30		168.30	1	168.30	12.00	1.61	270.95	1.10	298.06
106	136	9.90 * 17.00	168.30		168.30	1	168.30	12.00	1.61	270.95	1.10	298.06
107	137	9.90 * 17.00	168.30		168.30	1	168.30	12.00	1.61	270.95	1.10	298.06
108	138	9.90 * 17.00	168.30		168.30	1	168.30	12.00	1.61	270.95	1.10	298.06
109	139	1/2* (8.38 + 8.48) * 19.60	166.03		169.30	1	166.03	12.00	1.61	265.70	1.10	292.27
TOTAL						109	19990.56			2079.421		



OPEN SPACE AREA TRIANGULATION
SCALE - 1:500

AMENITY SPACE AREA TRIANGULATION
SCALE - 1:500

PROPOSED REVISED PLOTABLE RESIDENTIAL LAYOUT ON KH.NOs.- 5/1,5/2 & 11

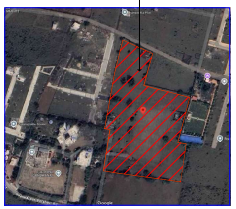


D.P. PLAN SHOWING PROPOSED SITE

SHEET NO. -97

SCALE - NTS

PROPOSED REVISED PLOTABLE RESIDENTIAL LAYOUT ON KH.NOs.- 5/1,5/2 & 11



GOOGLE MAP SHOWING PROPOSED SITE

co-ordinates - 21°03'16.3"N 79°04'52.2"E

Project Details	
Proposal code -MMRDA-24-126938	
Zone Type - Residential Zone - R-1	
Location - Non-Congested	
Name of service - Layout Approval	
Sub service - Revise Layout Tentative	
Khasra No. - 5/1,5/2 & 11	
Tahsil - Nagpur gramin	
Mouza - SHANKARPUR	
Prorata Value - 0.000	
Separation/CRZ Zone Area :	

AREA STATEMENT

1.	Area of Plot (Minimum area of a , b, c to be considered)	31862.17
	a) As per ownership document (7/12, CTS extract)	34106.00
	b) as per measurement sheet	31862.17
	(c) as per site	31862.17
2.	Deductions for -	
	(a) Proposed D.P./ D.P. Road widening Area/ Service Road / Highway widening	0.000
	(b) Any D.P. Reservation area	0.000
	(c) External structure in plot	0.000
	(d) Not in possession	0.000
(Total a+b+c+d)		0.000
3.	Balance area of plot (1-2)	31862.17
4.	Amenity Space (if applicable)	
	(a) Required -	1593.11
	(b) Adjustment of 2(b), if any -	--
	(c) Proposed -	1595.19
5.	Net Plot Area (3+4 (c))	30266.98
6.	Recreational Open space/Play Ground (if applicable)	
	(a) Required -	3186.22
	(b) Proposed -	3186.74
7.	Internal Road area (net plot =Plotable area - open space - RG& I external structure)	7967.32
8.	Resitham road widening	321.36
9.	Plotable area	18696.56
10.	Pro-rata factor for FSI calculation on layout plots = (5/9)	1.61
11.	Area for inclusive housing	
	(a) Required -	0.000
	(b) Proposed -	--
12.	Area for ESS	25.00
13.	Area for STP	50.00

	Size (M)	Area (Sq.m.)	Deduct Tangent Area (sc.m.)	Rec Area (Sc.m.)	Total Net Area (Sq.M.)
1	OPEN SPACE-1				
A	1/2*(33.44 + 35.77)*77.08	2513.19			
	TOTAL	2513.19			
DEDUCT	ESS				
	5.00*5.00	25.00		488.19	
	OPEN SPACE-2				
B	1/2 * 13.64 * 12.65	114.56			3186.74
C	1/2 * 33.29 * 13.46	223.37			
D	1/2 * 21.06 * 7.36	74.14			
E	1/2 * 17.04 * 5.73	97.18			
F	1/2 * 21.75 * 5.58	63.77			
G	1/2*(12.50 + 12.59)*24.20	187.43			
	TOTAL	760.55			
DEDUCT	STP				
	5.80*10.00	50.00		688.55	
2	AMENITY SPACE				
H	1/2*(38.39 + 18.16)* 56.66	1602.91			1595.19
	TOTAL	1602.91	7.72	595.19	
3	18.00M WD. ROAD WIDENING				321.36
J	1/2 * 16.96 * 1.36	33.10			
K	1/2 * 33.05 * 3.38	53.88			
L	1/2 * 46.81 * 4.77	96.85			
M	1/2 * 8.94 * 5.10	15.10			
N	1/2*5.18 * 3.83	7.85			
O	1/2 * 11.79* 3.45	20.27			
P	1/2 * 18.08 * 4.91	59.85			
Q	1/2 * 14.55 *4.74	34.48			
R	1/2 *5.18 * 0.68	1.75			
	TOTAL	321.36		321.36	

LAND AREA CALCULATION		
	SIZE	AREA (SQ.M.)
L	1/2 * 33.05 * 1.35	33.10
S	1/2 * 70.92 * 31.50	1116.19
T	1/2* 71.10 * 5.91	216.01
U	1/2 * 79.39 * 3.02	112.33
V	1/2 * 79.42 * 7.41	290.55
W	1/2 * 80.06 * 10.63	456.51
X	1/2 * 63.96 * 63.11	2081.37
Y	1/2 * 63.55 * 9.84	312.67
Z	1/2 *X 23 * 37.22	1381.42
Z1	1/2 * 29.90 * 0.52	19.47
Z2	1/2 * 100.19 * 26.86	2151.35
a	1/2 * 171.91 * 33.13	2847.19
a'	1/2 * 176.16 * 9.34	824.14
b	1/2 * 180.08 * 6.33	569.91
c	1/2 * (3.16 + 9.39) *181.88	1135.64
c'	1/2 * 167.47 * 73.79	6178.61
d	1/2 * (71.10 + 8.72) * 154.25	6186.77
e	1/2 * 139.33 * 5.89	412.09
f	1/2 * 131.62 * 11.74	772.50
f'	1/2 * (12.17 + 8.27) * 131.79	1386.43
g	1/2 * 125.42 * 11.70	733.71
g'	1/2 * 117.49 * 6.58	386.21
h	1/2 *113.81 * 9.16	521.25
i	1/2 * 109.16 * 7.25	197.88
i'	1/2 * 107.19 * 7.26	389.33
j	1/2 * 105.15 * 9.80	515.24
k	1/2 * 103.47 * 7.50	388.05
l	1/2 * 102.87 * 0.85	43.72
	TOTAL	31862.17

LAND AREA TRIANGULATION
SCALE - 1: 500



WAVE
DESIGNERS & PLANNERS
ph.no.+ 917625665 9
Flat No. F-1, Radhika Apt.
Prashant Nagar , Near Ajni Sq.
Nagpur-440015

LEGENDS:

PLOT BOUNDARY PROPOSED
PLOT DIVISION PROPOSED
PLOT BOUNDARY EXISTING
WATER LINE SHOWN BLUE DOTTED
DRAINAGE LINE SHOWN BROWN
OPEN SPACE SHOWN GREEN
ELECTRIC POLE WITH LINE
EXISTING SHOWN BLUE HATCHED

Name Of Owner - SATYAJEET DINANATH DASTURE

Postal Address - , Hanuman Nagar,Nagpur,Maharashtra-440009

Phone No.9823651208

DESCRIPTION OF PROJECT :-

Type of Proposal - Residential

Revise Layout Tentative

SITE ADDRESS :-
KH.NOs.- 5/1, 5/2 & 11, P.H.NO.- 42 , MOUZA -SHANKARPUR, D.O.TAH.- NAGPUR(GRAMIN),D.O.DIST. - NAGPUR. D

Name of Architect / Engineer / Surveyor

ARCHITECT

Signature valid

SCALE - 1: 500

DRAWING NO. - SHEET NO. - 2 of 2

SUBMISSION DRAWING