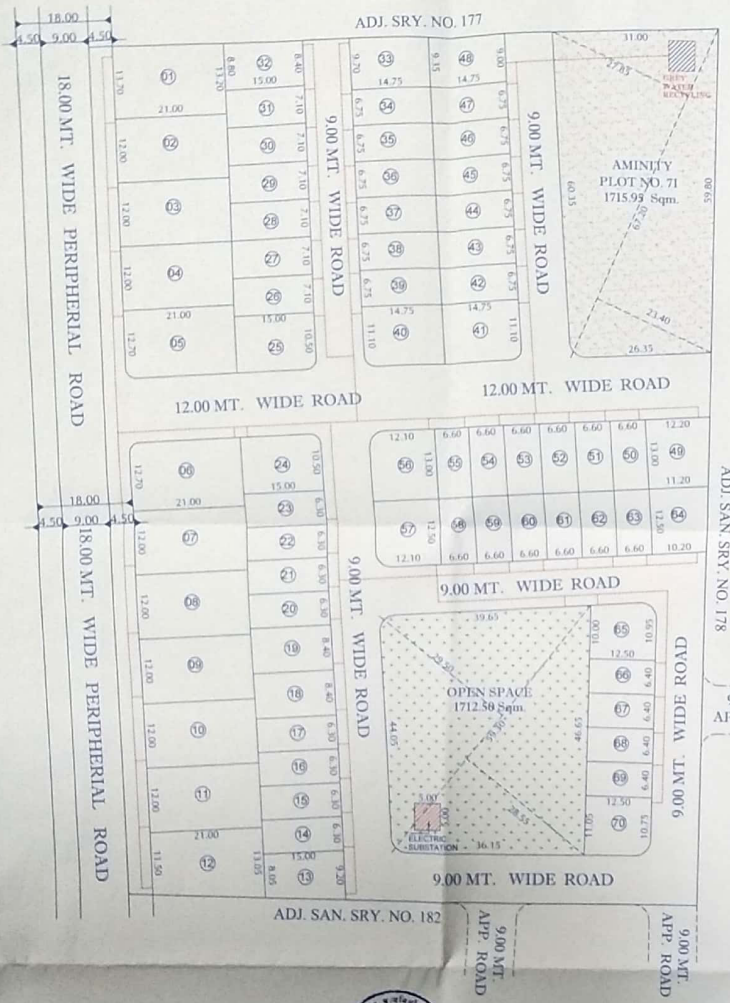
DEMARCATED RESIDENTIAL LAYOUT PLAN IN SURVEY NO. 181, IN MAUZA- PAWNAR , TAH. & DIST. WARDHA





DEMARCATED SITE

N

SCALE : 1:500

LAYOUT PLAN

AREA STATEMENT

AREA UNDER SRY. NO. 181	--	17800.00 Sq mtr.
AREA UNDER 18.0 M. R.P. ROAD	--	700.00 Sq mtr.
NET AREA UNDER CONVERSION	--	17100.00 Sq mtr.
AREA UNDER OPEN SPACE	--	1712.50 Sq mtr.
AREA AMINITY PLOT NO. 71	--	1715.95 Sq mtr.
NET AREA UNDER PLOTS	--	9230.97 Sq mtr.
AREA UNDER ROADS	--	4440.58 Sq mtr.

Proforma - I : Area Statement

Sr. No.	Area Statement		Area (In Sqm)
1	Area Of Plot (Minimum area of a, b, c to be considered)		
	a)	As per Ownership Documents (7/12 , CTS Extract)	17800.00
	b)	As per Measurement Sheet	—
	c)	As per Site	—
2	Deduction for		
	a)	Proposed D.P./D.P. Road Widening Area/Service Road/Highway Widening	700.00
	b)	Any D.P. Reservation Area	0.00
	Total Deduction (a + b)		700.00
3	Balance Area of Plot (1-2)		17100.00
4	Amenity Space (if applicable)		
	a)	Required	1710.00
	b)	Adjustment of 2 (b) , if any	0.00
	c)	Balance Proposed	1715.95
5	Net Plot Area (3-4 (c))		15384.05
6	Recreational Open Space (if applicable)		
	a)	Required	1710.00
	b)	Proposed	1712.50
7	Internal Road Area		4440.58
8	Service Road & Highway Widening		
9	Plotable Area		9230.97
10	Pro - rata factor for FSI Calculation on layout Plots = (5/9)		1.67
11	Area of Inclusive Housing		
	a)	Required	
	b)	Proposed	

Certificate of Area:

Certified that the plot under reference was surveyed by me on_____and the dimensions of sides etc. of plot stated on plan are as measured on site and the area so worked out tallies with the area stated in document of Ownership/ T.P. Scheme Records/

Signature
(Licensed Engineer)

Owner's Signature :-

Engineer Signature :-

S.C.GHUDE
Civil Engineer
WARDHA.
Reg.No.TPM/022/2015

Statement of Distribution of FSI on each Plot

Plot No.	Plot area (m.)	Rounding area of Road (Sq.m.)	Remaining plot area (B-C) (Sq.m.)	Pro - rata FSI Factor	Built up area on prorata basis i.e. (D x E)	Front Road Width (m.)	Basic FSI	Permissible Built up area on Basic FSI (Fx H) (Sq.m.)	No. of Plots	Total Plot Area
A	B	C	D	E	F	G	H	I	E	F
1	282.45		282.45	1.67	470.72	18	1.10	517.79	1	282.45
2 To 4	252.00		252.00	1.67	419.98	18	1.10	461.97	3	756.00
5 To 6	266.70	12.58	254.12	1.67	423.51	18	1.10	465.86	2	508.24
7 To 11	252.00		252.00	1.67	419.98	18	1.10	461.97	5	1260.00
12	257.78		257.78	1.67	429.61	18	1.10	472.57	1	257.78
13	129.38		129.38	1.67	215.62	9	1.10	237.18	1	129.38
14 To 17	94.50		94.50	1.67	157.49	9	1.10	173.24	4	378.00
18 To 19	126.00		126.00	1.67	209.99	9	1.10	230.99	2	252.00
20 To 23	94.50		94.50	1.67	157.49	9	1.10	173.24	4	378.00
24 To 25	157.50	6.05	151.45	1.67	252.40	12	1.10	277.64	2	302.90
26 To 31	106.50		106.50	1.67	177.49	9	1.10	195.24	6	639.00
32	129.00		129.00	1.67	214.99	9	1.10	236.49	1	129.00
33	140.49		140.49	1.67	234.14	9	1.10	257.55	1	140.49
34 To 39	99.56		99.56	1.67	165.92	9	1.10	182.52	6	597.38
40 To 41	163.73	6.05	157.68	1.67	262.78	12	1.10	289.06	2	315.35
42 To 47	99.56		99.56	1.67	165.92	9	1.10	182.52	6	597.38
48	135.33		135.33	1.67	225.54	9	1.10	248.09	1	135.33
49	152.10		152.10	1.67	253.49	12	1.10	278.83	1	152.10
50 To 55	85.80		85.80	1.67	142.99	12	1.10	157.29	6	514.80
56	157.30	6.05	151.25	1.67	252.07	12	1.10	277.28	1	151.25
57	151.25	4.35	146.90	1.67	244.82	9	1.10	269.30	1	146.90
58 To 63	82.50		82.50	1.67	137.49	9	1.10	151.24	6	495.00
64	133.75		133.75	1.67	222.90	9	1.10	245.19	1	133.75
65	130.94	4.35	126.59	1.67	210.97	9	1.10	232.07	1	126.59
66 To 69	80.00		80.00	1.67	133.33	9	1.10	146.66	4	320.00
70	136.25	4.35	131.90	1.67	219.82	9	1.10	241.80	1	131.90
								TOTAL		9230.97

मान्यता
(लाल शाईने केलेल्या सूचनांच्या अधिन राहुन)
अकृषक दि. 12/6/2021 प्रांताधिकारी/उपविभागीय अधिकारी, वर्धा
यांचे केस नं. एनएपी-34/ 29 सन 2021

या कार्यालयाचे पत्र क्र.अकृषि/अंतिम मंजुरी/मौजा पवनार/ ग. क्र. 29 /स.भ. 181 /सर्वसर्व/ 536 दि. 24/12/2021 मध्ये नमूद अटीनुसार निवासी प्रयोजनार्थ तिरमांडीत अभिन्यासास अंतिम मंजुरीची शिफारस करण्यात येत आहे. (Recommended for Sanction)

सहायक संचालक
नगर रचना,वर्धा

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