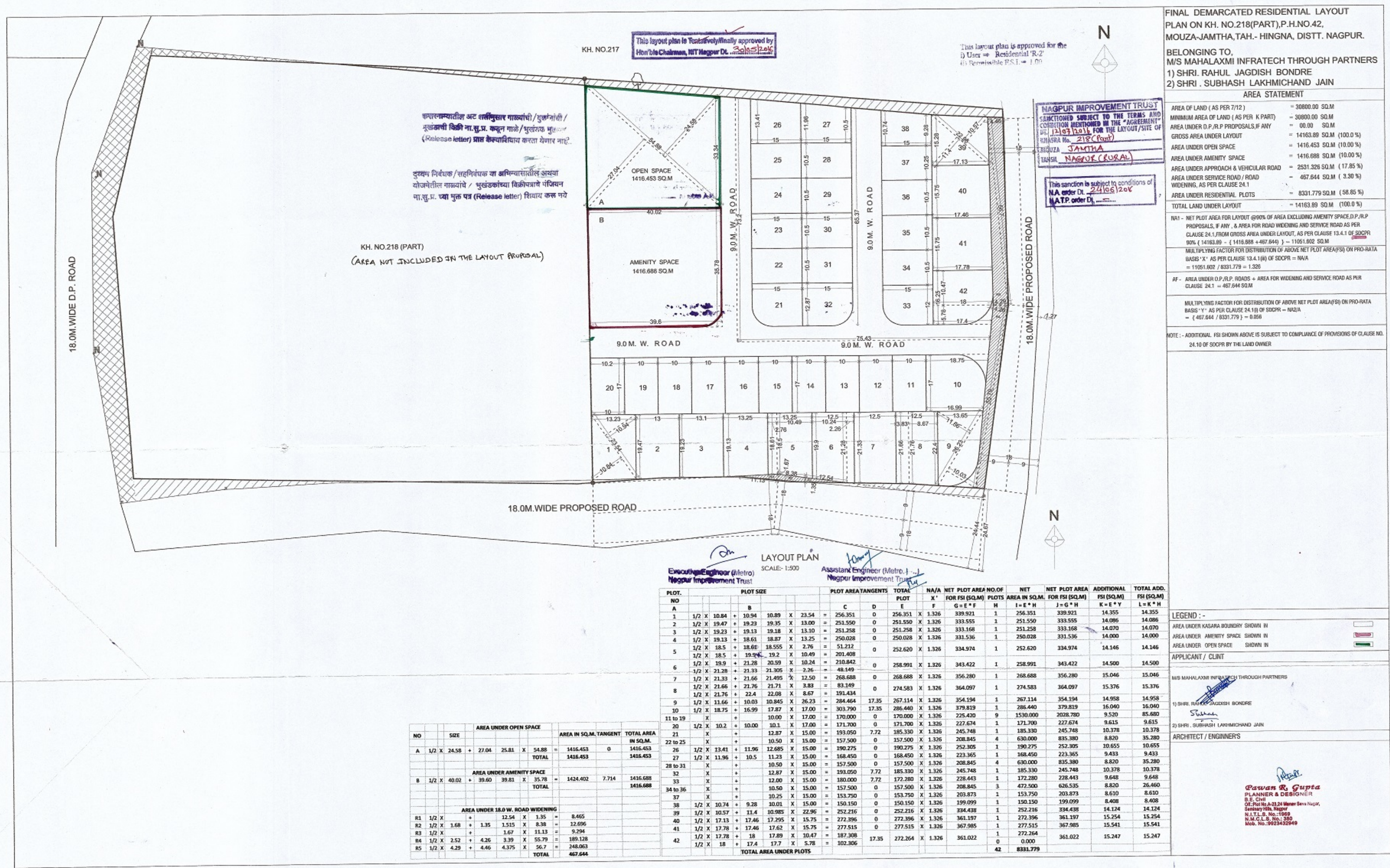




FINAL DEMARCATED RESIDENTIAL LAYOUT PLAN ON KH. NO.218(PART),P.H.NO.42, MOUZA-JAMTHA,TAH.- HINGNA, DISTT. NAGPUR. BELONGING TO, M/S MAHALAXMI INFRA TECH THROUGH PARTNERS 1) SHRI. RAHUL JAGDISH BONDRE 2) SHRI. SUBHASH LAKHMICHAND JAIN	
AREA STATEMENT	
AREA OF LAND (AS PER 7/12)	= 30800.00 SQ.M
MINIMUM AREA OF LAND (AS PER K PART)	= 30800.00 SQ.M
AREA UNDER D.P.R.P PROPOSALS, IF ANY	= 00.00 SQ.M
GROSS AREA UNDER LAYOUT	= 14163.89 SQ.M (100.0 %)
AREA UNDER OPEN SPACE	= 1416.453 SQ.M (10.00 %)
AREA UNDER AMENITY SPACE	= 1416.688 SQ.M (10.00 %)
AREA UNDER APPROACH & VEHICULAR ROAD	= 2531.326 SQ.M (17.85 %)
AREA UNDER SERVICE ROAD / ROAD WIDENING, AS PER CLAUSE 24.1	= 467.644 SQ.M (3.30 %)
AREA UNDER RESIDENTIAL PLOTS	= 8331.779 SQ.M (58.85 %)
TOTAL LAND UNDER LAYOUT	= 14163.89 SQ.M (100.0 %)
NA1 - NET PLOT AREA FOR LAYOUT @90% OF AREA EXCLUDING AMENITY SPACE, D.P.R.P. PROPOSALS, IF ANY, & AREA FOR ROAD WIDENING AND SERVICE ROAD AS PER CLAUSE 24.1 FROM GROSS AREA UNDER LAYOUT, AS PER CLAUSE 13.4.1 OF SDCPR 90% (14163.89 - (1416.688 + 467.644)) = 11951.802 SQ.M	
MULTIPLYING FACTOR FOR DISTRIBUTION OF ABOVE NET PLOT AREA(FSI) ON PRO-RATA BASIS 'X' AS PER CLAUSE 13.4.1 (b) OF SDCPR = NA1/A = 11951.802 / 8331.779 = 1.326	
AF - AREA UNDER D.P.R.P. ROADS + AREA FOR WIDENING AND SERVICE ROAD AS PER CLAUSE 24.1 = 467.644 SQ.M	
MULTIPLYING FACTOR FOR DISTRIBUTION OF ABOVE NET PLOT AREA(FSI) ON PRO-RATA BASIS 'Y' AS PER CLAUSE 24.1(b) OF SDCPR = NA2/A = (467.644 / 8331.779) = 0.056	
NOTE : - ADDITIONAL FSI SHOWN ABOVE IS SUBJECT TO COMPLIANCE OF PROVISIONS OF CLAUSE NO. 24.10 OF SDCPR BY THE LAND OWNER	
LEGEND :-	
AREA UNDER KASARA BOUNDARY SHOWN IN	
AREA UNDER AMENITY SPACE SHOWN IN	
AREA UNDER OPEN SPACE SHOWN IN	
APPLICANT / CLINT	
M/S MAHALAXMI INFRA TECH THROUGH PARTNERS	
1) SHRI. RAHUL JAGDISH BONDRE	
2) SHRI. SUBHASH LAKHMICHAND JAIN	
ARCHITECT / ENGINEERS	
Pawan R. Gupta PLANNER & DESIGNER B.E. CIVIL GEOMETRIC A-2124 Mewar Bera Nagpur, Bhamarewadi, Nagpur N.I.T.E.S. No.-1068 N.M.C.L.S. No.-380 Mob. No.-9923432949	

NO	SIZE	AREA UNDER OPEN SPACE	AREA IN SQ.M. TANGENT	TOTAL AREA
A	1/2 X 24.58	+ 27.04 25.81 X 54.88 =	1416.453 0	1416.453
		TOTAL	1416.453	1416.453
NO	SIZE	AREA UNDER AMENITY SPACE	AREA IN SQ.M. TANGENT	TOTAL AREA
B	1/2 X 40.02	+ 39.60 39.61 X 35.78 =	1424.402 7.714	1416.688
		TOTAL	1416.688	1416.688
NO	SIZE	AREA UNDER 18.0 W. ROAD WIDENING	AREA IN SQ.M. TANGENT	TOTAL AREA
R1	1/2 X	+ 12.54 X 1.35 =	8.465	
R2	1/2 X 1.68	+ 1.35 1.515 X 8.38 =	12.696	
R3	1/2 X	+ 1.67 X 11.13 =	9.294	
R4	1/2 X 2.52	+ 4.26 3.39 X 55.79 =	189.128	
R5	1/2 X 4.29	+ 4.46 4.375 X 56.7 =	248.063	
		TOTAL	467.644	

LAYOUT PLAN SCALE: 1:500											
EXECUTED BY: Engineer (Metro) Nagpur Improvement Trust											
ASSISTANT ENGINEER (Metro) Nagpur Improvement Trust											
PLOT NO	PLOT SIZE	PLOT AREA TANGENTS	TOTAL	NA1/A	NET PLOT AREA NO OF PLOTS	NET AREA IN SQ.M.	NET PLOT AREA FOR FSI (SQ.M)	ADDITIONAL FSI (SQ.M)	TOTAL ADD. FSI (SQ.M)		
A		C D E F G = E * F H I = E * H J = G * H K = E * Y L = K * H									
1	1/2 X 10.84	+ 10.94 10.89 X 23.54 =	256.351 0	256.351 X 1.326	339.921 1	256.351	339.921	14.355	14.355		
2	1/2 X 19.47	+ 19.23 19.35 X 13.00 =	251.550 0	251.550 X 1.326	333.555 1	251.550	333.555	14.086	14.086		
3	1/2 X 19.23	+ 19.13 19.18 X 13.10 =	251.258 0	251.258 X 1.326	333.168 1	251.258	333.168	14.070	14.070		
4	1/2 X 19.13	+ 18.61 18.87 X 13.25 =	250.028 0	250.028 X 1.326	331.536 1	250.028	331.536	14.000	14.000		
5	1/2 X 18.5	+ 18.68 18.55 X 2.76 =	51.212 0	252.620 X 1.326	334.974 1	252.620	334.974	14.146	14.146		
6	1/2 X 18.5	+ 19.94 19.2 X 10.49 =	201.408 0	258.991 X 1.326	343.422 1	258.991	343.422	14.500	14.500		
7	1/2 X 21.33	+ 21.33 21.35 X 2.36 =	48.149 0	268.688 X 1.326	356.280 1	268.688	356.280	15.046	15.046		
8	1/2 X 21.66	+ 21.76 21.71 X 3.83 =	83.149 0	274.583 X 1.326	364.097 1	274.583	364.097	15.376	15.376		
9	1/2 X 21.76	+ 22.4 22.08 X 8.67 =	191.434 17.35	267.114 X 1.326	354.194 1	267.114	354.194	14.958	14.958		
10	1/2 X 11.66	+ 10.63 10.845 X 26.33 =	284.464 17.35	267.114 X 1.326	354.194 1	267.114	354.194	14.958	14.958		
11 to 19	X	+ 16.99 17.87 X 17.00 =	303.790 17.35	286.440 X 1.326	379.819 1	286.440	379.819	16.040	16.040		
20	1/2 X 10.2	+ 10.00 10.1 X 17.00 =	170.000 0	170.000 X 1.326	225.420 9	1530.000	2028.780	9.520	85.680		
21	X	+ 12.87 12.87 X 15.00 =	193.050 7.72	185.330 X 1.326	245.748 1	185.330	245.748	9.615	9.615		
22 to 25	X	+ 10.50 10.50 X 15.00 =	157.500 0	157.500 X 1.326	208.845 4	630.000	835.380	8.820	35.280		
26	1/2 X 13.41	+ 11.96 12.685 X 15.00 =	190.275 0	190.275 X 1.326	252.305 1	190.275	252.305	10.655	10.655		
27	1/2 X 11.96	+ 10.5 11.23 X 15.00 =	168.450 0	168.450 X 1.326	223.365 1	168.450	223.365	9.433	9.433		
28 to 31	X	+ 10.50 10.50 X 15.00 =	157.500 0	157.500 X 1.326	208.845 4	630.000	835.380	8.820	35.280		
32	X	+ 12.87 12.87 X 15.00 =	193.050 7.72	185.330 X 1.326	245.748 1	185.330	245.748	9.615	9.615		
33	X	+ 12.00 12.00 X 15.00 =	180.000 7.72	172.280 X 1.326	228.443 1	172.280	228.443	9.648	9.648		
34 to 36	X	+ 10.50 10.50 X 15.00 =	157.500 0	157.500 X 1.326	208.845 3	472.500	626.535	8.820	26.460		
37	X	+ 10.25 10.25 X 15.00 =	153.750 0	153.750 X 1.326	203.873 1	153.750	203.873	8.610	8.610		
38	1/2 X 10.74	+ 9.28 10.01 X 15.00 =	150.150 0	150.150 X 1.326	199.099 1	150.150	199.099	8.408	8.408		
39	1/2 X 10.57	+ 11.4 10.983 X 22.96 =	252.216 0	252.216 X 1.326	334.438 1	252.216	334.438	14.124	14.124		
40	1/2 X 17.13	+ 17.46 17.295 X 15.75 =	272.515 0	272.515 X 1.326	361.197 1	272.515	361.197	15.254	15.254		
41	1/2 X 17.78	+ 17.46 17.62 X 15.75 =	277.515 0	277.515 X 1.326	367.985 1	277.515	367.985	15.541	15.541		
42	1/2 X 17.78	+ 18 17.89 X 10.47 =	187.308 17.35	272.264 X 1.326	361.022 1	272.264	361.022	15.247	15.247		
	1/2 X 18	+ 17.4 17.7 X 5.78 =	102.306								
TOTAL AREA UNDER PLOTS											
						8331.779					