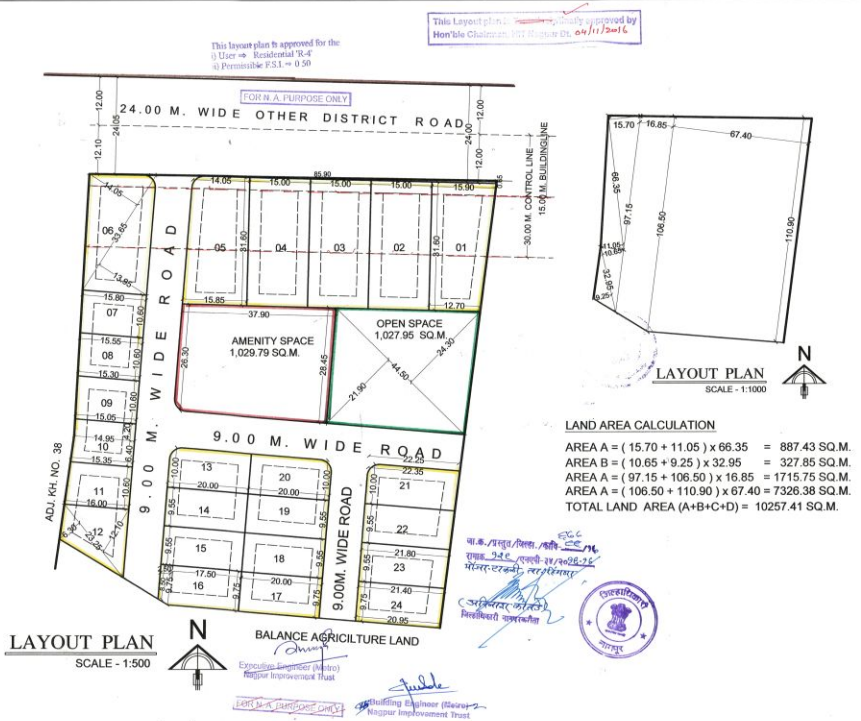
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LAND AREA CALCULATION

AREA A = (15.70 + 11.05) x 66.35 = 887.43 SQ.M.
AREA B = (10.65 + 9.25) x 32.95 = 327.85 SQ.M.
AREA A = (97.15 + 106.50) x 16.85 = 1715.75 SQ.M.
AREA A = (106.50 + 110.90) x 67.40 = 7326.38 SQ.M.
TOTAL LAND AREA (A+B+C+D) = 10257.41 SQ.M.

AREA STATEMENT :

A) TOTAL AREA FOR KH. NO. 52/1	- 9,100.00 SQ. M. (0.91 H.)
B) TOTAL AREA FOR KH. NO. 52/2	- 16,200.00 SQ. M. (1.62 H.)
C) TOTAL AREA FOR KH. NO. 52/1 & 52/2 (AS PER 7/12 & MINIMUM POSSESSION TOO)	- 25,300.00 SQ. M. (2.53 H.)
D) TOTAL AREA OF RESIDENTIAL ZONE	- 10,257.41 SQ. M.
E) TOTAL AREA OF AGRICULTURAL ZONE (NOT TO BE TAKEN IN RESIDENTIAL PLOTTING)	- 15,042.59 SQ. M.
F) AREA UNDER R. P. PROPOSALS	- 0.00 SQ. M.
G) GROSS AREA UNDER LAYOUT	- 10,257.41 SQ. M. (100%)
1) AREA UNDER OPEN SPACE	- 1,027.95 SQ.M. (10.02 %)
2) AREA UNDER AMENITY SPACE	- 1,029.79 SQ. M. (10.04 %)
3) AREA UNDER APPROACH & VEHICULAR ROAD	- 1,984.61 SQ. M. (19.34 %)
4) AREA UNDER RESIDENTIAL PLOTS	- 6,187.15 SQ. M. (60.32 %).....(A)
5) AREA UNDER ROAD WIDENING	- 27.91 SQ. M. (0.28 %)
TOTAL	- 10,257.41 SQ. M. (100 %)

NA 1 - Net plot area for layout @ 90% of area excluding Amenity Space,D. P. / R. P. Proposals, if any , & Area road Widening as per clause 24.1 from Gross area under layout, as perclause13.4.1SDCPR = 90 % [10,257.41 - (1,029.79 + 27.91)] = 8,279.73 SQ.M.

Multiplying Factor for distribution of above Net plot area (FSI) on pro-rata basis 'X' as per clause 13.4.1 (iii) of SDCPR = NA1 / A
X = 8,279.73 / 6,187.15 = 1.3382

AF - Area under D.P/ R.P. road +area for road widening and service road as per clause 24.1 = 27.91 sq.m.

Multiplying Factor for distribution of above Additional FSI on pro-rata basis 'Y' as per clause 24.1 of SDCPR = AF / A
Y = 27.91 / 6,187.15 = 0.0045
Note - Additional FSI shown above is subject to compliance of provisions of clause no 24.1 of SDCPR by the Land Owner.

PROJECT :

FINAL DEMARCATED RESIDENTIAL LAYOUT PLAN ON KH.NO. -52-1,2 , P. H. NO - 45, MOUZA - TAKLI, TAL.- HINGNA , DIST- NAGPUR

BELONGING TO : 1) SHRI. KAPIL RAJKUMAR CHANDAK ,
2) MRS. POONAM NAVNEET KOTHARI
3) SHRI. RAJKUMAR GOVARDHANDAS CHANDAK ,
4) SHRI. RAMESH SHYAMSUNDAR KOTHARI

PLOT AREA CALCULATIONS

Nos.	Plot No.	Size (M)	Area (Sq.m.)	Deduct Tangent Area (sq.m.)	Net Area (Sq.m.)	Net Plot Area For FSI (Sq. M.)	No of Plots	Total Net Area (Sq.M.)	Total Net Plot Area For FSI (SQ.M.)	Additional FSI	Total Additional FSI
	A	B	C	D	E=(C-D)	F=(E*X)	G	H=E*G	I=F*G	J=E*Y	K=G*J
1	1	1/2(15.90+12.70)x31.60	451.88		451.88	604.7058	1	451.88	604.7058	2.0335	2.0335
2	2 TO 4	15.00 X 31.60	474.00		474.00	634.3068	3	1422.00	1902.9204	2.1330	6.3990
3	5	1/2(14.05+15.85)x31.60	472.42	17.66	454.76	608.5598	1	454.76	608.5598	2.0464	2.0464
4	6	1/2(14.05+13.95)x33.65	471.10	17.66	453.44	606.7934	1	453.44	606.7934	2.0405	2.0405
5	7	1/2(15.80+15.55)x10.60	166.15		166.15	222.3419	1	166.15	222.3419	0.7477	0.7477
6	8	1/2(15.30+15.55)x10.60	163.50		163.50	218.7957	1	163.50	218.7957	0.7358	0.7358
7	9	1/2(15.30+15.05)x10.60	160.08		160.08	214.2191	1	160.08	214.2191	0.7204	0.7204
8	10	1/2(15.05+14.95)X4.20+ 1/2(15.35+14.95)X6.40	159.96		159.96	214.0585	1	159.96	214.0585	0.7198	0.7198
9	11	1/2(15.35+16.00)X10.60	166.15		166.15	222.3419	1	166.15	222.3419	0.7477	0.7477
10	12	1/2(6.30+12.10)X23.25	213.90		213.90	286.2410	1	213.90	286.2410	0.9626	0.9626
11	13,20	20.00 X 10.00	200.00	7.72	192.28	257.3091	2	384.56	514.6182	0.8653	1.7305
12	14,15,18,19	9.55 X 20.00	191.00		191.00	255.5962	4	764.00	1022.3848	0.8595	3.4380
13	16	1/2(8.50+9.75)X2.50+ 9.75 X17.50	193.43		193.43	258.8480	1	193.43	258.8480	0.8704	0.8704
14	17	9.75 X 20.00	195.00		195.00	260.9490	1	195.00	260.9490	0.8775	0.8775
15	21	1/2(22.35+22.25)X10.00	223.00	7.72	215.28	288.0877	1	215.28	288.0877	0.9688	0.9688
16	22	1/2(22.25+21.80)X9.55	210.33		210.33	281.4636	1	210.33	281.4636	0.9465	0.9465
17	23	1/2(21.80+21.40)X9.55	206.28		206.28	276.0439	1	206.28	276.0439	0.9283	0.9283
18	24	1/2(21.40+20.95)X9.75	206.45		206.45	276.2714	1	206.45	276.2714	0.9290	0.9290
						TOTAL	24	6187.15	8279.6441	20.1324	27.8422

SR. NO.	PLOT NO.	SIZE (IN MTRS)	AREA (IN SQ .M.)	LESS TAN	NO.OF PLOT	TOTAL AREA (IN SQ.M.)	USER
01	AMENITY SPACE	1/2x(26.30+28.45)x37.90 =	1,037.51	7.72	1	1,037.51 - 7.72 = 1,029.79	AMENITY SPACE
02	OPEN SPACE	1/2x(21.90+24.30)x44.50 =	1,027.95		1	1,027.95	OPEN SPACE
03	AREA UNDER ROAD WIDENING	1/2x85.90 x0.65 =	27.91	—		27.91	AREA UNDER ROAD WIDENING

NOTE: -
x KHASRA BOUNDRY SHOWN THUS
x OPEN SPACE SHOWN THUS
x AMENITY SPACE SHOWN THUS
x PLOTABLE AREA SHOWN THUS
x MAIN APPROCH ROAD SHOWN THUS

OWNER'S SIGN :

1) SHRI. KAPIL RAJKUMAR CHANDAK

2) MRS. POONAM NAVNEET KOTHARI

3) SHRI. RAJKUMAR GOVARDHANDAS CHANDAK

4) SHRI. RAMESH SHYAMSUNDAR KOTHARI

ARCHITECT'S SIGN :

UMESH M. LAMGE
B. Arch. (Hons)
ARCHITECTS & INTERIOR DESIGNERS
Reg. No. CA/95/10907
NMC Lic. No. : R-80
NIT Lic. No. : 855

UMESH M. LAMGE
B. ARCH.
ARCHITECT & INTERIOR DESIGNER
402, 5TH FLOOR, DAYA CHEMBER,
AJNI SQ. WARDHA ROAD, NAGPUR

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