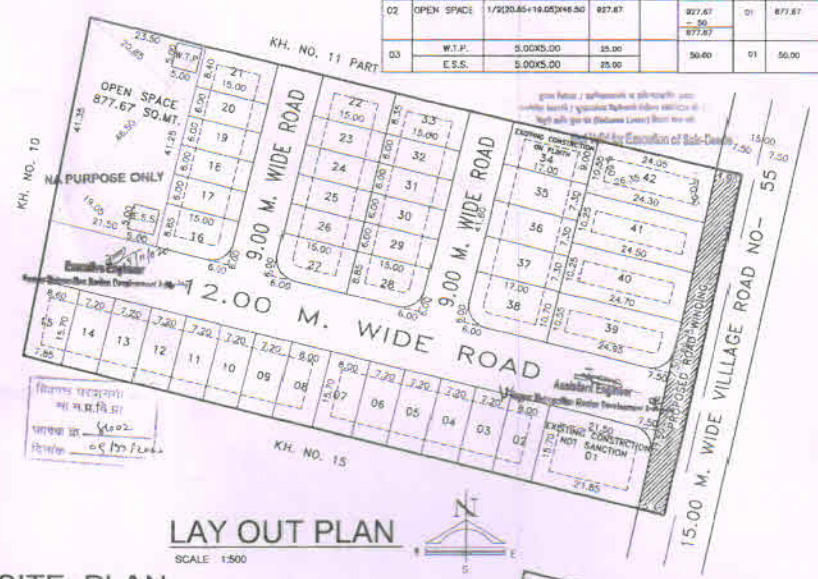
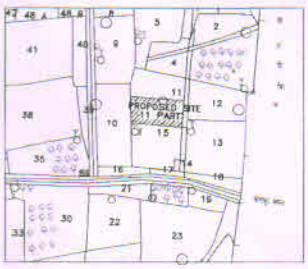
SR.NO	PLOT NO	PLOT SIZE	AREA	TANGENT	NET AREA IN SQM.	NO	TOTAL AREA	USER
01	ROAD WINDING	1/2(3.30+4.95)X86.75	357.46			01	357.46	
02	OPEN SPACE	1/2(20.85+19.05)X46.50	927.67		927.67 - 50 = 877.67	01	877.67	
03	W.T.P.	5.00X5.00	25.00		50.00	01	50.00	
	E.S.S.	5.00X5.00	25.00					



LAY OUT PLAN

SCALE 1:500

SITE PLAN



MOUZA- GONHI
P.H. NO. 04
TAH. NAGPUR GRAMIN
DIST- NAGPUR.
SCALE 1:5000



KEY - PLAN

SR.NO	"X" PIRAT	SIZE	AREA
1	KEY PLAN AS "X" PIRAT	1/2(50.95+48.45)X86.90	4815.93
		1/2(61.90+62.80)X34.85	2179.13
		1/2(29.45+30.85)X70.04	2104.70
			9099.76
		SAY AS	9100.00

D.P. PLAN

PROPOSED SITE



NOTE:-

LAND BOUNDARY SHOWN THUS
OPEN SPACE SHOWN THUS
AMINITY SPACE SHOWN THUS
POLTABLE AREA SHOWN THUS
MAIN APPROCH ROAD SHOWN THUS
S.W.S./ L.I.G. AFFORDABLE PLOTS SHOWN THUS

NOTE:-
WEST WATER TREATMENT & RECYCLING PLANT, ELECTRIC SUBSTATION SHOULD BE PROVIDED IN AMINITY SPACE AS PER CLOUSE NO. 24.4.1 OF DCPR.

STATEMENT OF DISTRIBUTION OF FSI ON EACH PLOT

Nos.	Plot No.	Plot Size (M)	Plot Area (Sq.m.)	Tangent Rounding Area Of road(If Any sq.m.)	Remaining Plot Area (Sq.m.)	No of Plots	Total Area (Sq.M.)	Total Built Area on Pro-Rata Basis(D*Pro-rata fsi Factor)	From Road Width (M)	Basic Fsi	Permissible Built Up Area On Basic Fsi (E*G) Sq.m.
	A		B	C	D(B-C)		E	F	G	H	
1	1	1/2(21.50+21.85)X15.70	340.30	9.64	330.66	1	330.66	522.44	15.00	1.10	574.68
2	2	8.00X15.70	125.60		125.60	1	125.60	198.45	12.00	1.10	218.29
3	3 TO 6	7.20X15.70	113.04		113.04	4	452.16	178.60	12.00	1.10	196.46
4	7, 8	8.00X15.70	125.60		125.60	2	251.20	198.45	12.00	1.10	218.29
5	9 TO 14	7.20X15.70	113.04		113.04	6	678.24	178.60	12.00	1.10	196.46
6	15	1/2(8.60+7.85)X15.70	129.13		129.13	1	129.13	204.03	12.00	1.10	224.43
7	16	15.00X8.85	132.75	7.72	125.03	1	125.03	197.55	12.00	1.10	217.30
8	17 TO 20	15.00X6.00	90.00		90.00	4	360.00	142.20	9.00	1.10	156.42
9	21	15.00X8.40	126.00		126.00	1	126.00	199.08	9.00	1.10	218.99
10	22	15.00X8.35	125.25		125.25	1	125.25	197.90	9.00	1.10	217.68
11	23 TO 26	15.00X6.00	90.00		90.00	4	360.00	142.20	9.00	1.10	156.42
12	27, 28	15.00X8.85	132.75	7.72	125.03	2	250.06	197.55	12.00	1.10	217.30
13	29 TO 32	15.00X6.00	90.00		90.00	4	360.00	142.20	9.00	1.10	156.42
14	33	15.00X8.35	125.25		125.25	1	125.25	197.90	9.00	1.10	217.68
15	34	17.00X9.00	153.00		153.00	1	153.00	241.74	9.00	1.10	265.91
16	35 TO 37	17.00X7.30	124.10		124.10	3	372.30	196.08	12.00	1.10	215.69
17	38	17.00X10.70	181.90	7.72	174.18	1	174.18	275.20	12.00	1.10	302.72
18	39	1/2(24.70+24.95)X10.55	261.90	9.61	252.29	1	252.29	398.62	15.00	1.10	438.49
19	40	1/2(24.70+24.50)X10.25	252.15		252.15	1	252.15	398.40	15.00	1.10	438.24
20	41	1/2(24.30+24.50)X10.25	250.10		250.10	1	250.10	395.16	15.00	1.10	434.67
21	42	1/2(9.60+10.00)X26.35	258.23		258.23	1	258.23	408.00	15.00	1.10	448.80

TOTAL AREA OF 42 NOs OF PLOTS = 5510.86 SQM.

PROJECT

DEMARCATED RESIDENTIAL LAY OUT

PLAN ON KH NO- 11, P.H. NO.- 04, MOUZA-GONHI, TAH- NAGPUR GRAMIN, DIST-NAGPUR

OWNER :- SHRI.- CHANDRASHEKHAR KRISHNAJI REWATKAR.
SHRI.- SANJAY VISHWANATH BELE.

AREA STATEMENT

1. GROSS AREA OF LAND/ PLOT
(MINIMUM AREA OF A,B,C, TO BE CONSIDERED)
   A) AS PER OWNERSHIP DOCUMENT (7/12, CTS EXTRACT) = 0.91 H.R
   B) AS PER MEASURMENT SHEET = 0.91 H.R
   C) AS PER SITE = 0.91 H.R

2. DEDUCTION FOR
   A) PROPOSED D.P/ D.P. ROAD WINDING AREA – 357.46 SQ.M.
   B) ANY D.P. RESERVATION AREA – NIL
   C) NATURAL WATER COURSE AREA – NIL
   TOTAL (A+B) – 357.46 SQ.M.

3. GROSS AREA OF PLOT (1–2) – 8742.54 SQ.M.
4. RECREATIONAL OPEN SPACE
   A) REQUIRED – 874.25 (10.00%)
   B) PROPOSED – 877.67 (10.04%)
5. AMENITY SPACE
   A) REQUIRED – NIL
   B) PROPOSED – NIL
6. W.T.P. AND E.S.S. AREA – 50.00 SQ.M. (00.57%)
7. INTERNAL ROAD AREA – 2304.01 SQ.M. (26.35%)
8. AREA UNDER LAYOUT PLOTS – 5510.86 SQ.M. (63.04%)
9. NET AREA OF PLOTS FOR FSI CALCULATIONS– (3–5B)
   8742.54 – 00.00 = 8742.54 SQ.M.
10. PERMISSIBLE FSI FACTOR FOR LAYOUT PLOTS= (9/8)
    8742.54/5510.86=1.58
11. AREA FOR INCLUSIVE HOUSING
    A) REQUIRED – NIL
    B) PROPOSED – NIL

CERTIFICATE OF AREA:-

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ON -------- AND THE DIMENSIONS OF SIDES ETC. OF PLOT STATED ON PLAN ARE MEASURED ON SITE AND AREA SO WORKED OUT TALIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP/ T.P. SCHEME RECORDS/ LAND RECORDS DEPARTMENT/ CITY SURVEY RECORDS.

ASPECT DESIGN
B. P. GOHAR

ARCHITECT SIGNATURE.

OWNER SING :-

CHANDRASHEKHAR KRISHNAJI REWATKAR.

SANJAY VISHWANATH BELE

ARCHITECT SIGN:-

ASPECT DESIGN
B. P. GOHAR