



SCALE :-1:500



LAYOUT PLAN OF KH. NO.- 182, Mouza - WADDHAMNA
SCALE :-1:500

THIS SECTION IS SUBJECT TO THE PROVISIONS OF THE REGIONAL DEVELOPMENT AUTHORITY. ANY CHANGES TO THE LAYOUT PLAN SHALL BE SUBJECT TO THE APPROVAL OF THE REGIONAL DEVELOPMENT AUTHORITY.

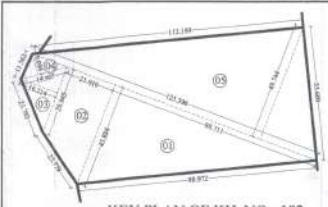
THIS LAYOUT PLAN IS APPROVED BY THE REGIONAL DEVELOPMENT AUTHORITY ON 11/07/2010.

Executive Engineer
Regional Development Authority

Assistant Engineer
Regional Development Authority

Note :- Waste Water Treatment & Recycling Plant & Electric Substation should be provided in Open Space As Per Clause No. 24.4.1 in DCPR

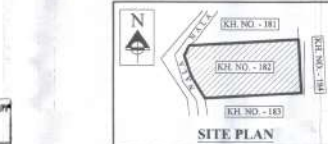
STATEMENT OF DISTRIBUTION OF FSI ON EACH PLOT													
SR.NO.	PLOT NO.	SIZE IN METERS	PLOT AREA (Sq.m.)	ROUNDING	REMAINING PLOT AREA (Sq.m.)	NO. OF PLOTS	TOTAL NET PLOT AREA (Sq.m.)	BUILT UP AREA ON PRO- RATA BASIS (i.e. (E x 1.488)	BUILT UP AREA ON PRO-RATA BASIS	FRONT ROAD WIDTH (m.)	BASIC FSI	PERMISSIBLE BUILT UP AREA ON BASIC FSI (Sq.m.)	
A	B	C	D	E= (C-D)	F	G= (B*F)	H	I= (H*F)	J	K	L= (H*K)		
1	1	1 x 8.389 =	9.485 / 2 x 18.000	189.740	0.000	189.740	1	189.740	249.178	249.178	12.000	1.000	274.098
2	2 to 5	1 x	9.200 x 18.000	185.000	0.000	185.000	4	740.000	243.101	872.403	12.000	1.000	287.411
3	6	1 x 8.338 =	9.402 / 2 x 18.000	186.891	0.000	186.891	1	186.891	247.665	247.665	12.000	1.000	272.338
4	7	1 x 10.048 =	10.102 / 2 x 15.000	151.118	7.728	143.390	1	143.390	210.500	210.500	8.000	1.000	231.910
5	8 to 14	1 x	7.000 x 15.000	105.000	0.000	105.000	7	735.000	154.240	1078.960	8.000	1.000	189.554
6	15	1 x	10.000 x 15.000	150.000	0.000	150.000	1	150.000	220.200	220.200	8.000	1.000	242.230
7	16	1 x	10.000 x 15.000	150.000	0.000	150.000	1	150.000	220.200	220.200	8.000	1.000	242.230
8	17 to 23	1 x	7.000 x 15.000	110.000	0.000	110.000	7	770.000	162.361	1130.526	8.000	1.000	128.367
9	24	1 x 9.967 =	10.015 / 2 x 15.000	157.770	7.728	150.042	1	150.042	220.279	220.279	8.000	1.000	242.307
10	25	1 x 9.966 =	10.012 / 2 x 15.000	157.765	7.728	150.037	1	150.037	219.923	219.923	8.000	1.000	242.014
11	26 to 32	1 x	7.000 x 15.000	110.000	0.000	110.000	7	774.000	162.361	1130.526	8.000	1.000	128.367
12	33	1 x	10.000 x 15.000	150.000	0.000	150.000	1	159.000	231.844	231.844	8.000	1.000	259.158
TOTAL						33	4192.767		6154.662				



KEY PLAN OF KH. NO.- 182
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LAND AREA STATEMENT

1	1 x 0.500 x 86.711 = 43.356	1945.407 Sqm.
2	1 x 43.356 x 25.940 / 2 = 561.586	785.089 Sqm.
3	1 x 0.500 x 25.940 x 10.214 = 128.467	234.667 Sqm.
4	1 x 0.500 x 18.937 x 9.084 = 80.517	90.517 Sqm.
5	1 x 0.500 x 125.586 x 4.401 = 274.848	274.848 Sqm.
TOTAL		6154.589 Sqm.



FINAL DEMARCATED PROPOSED
RESIDENTIAL LAYOUT PLAN FOR KH. NO.-
182, P.H. NO.- 06, MOUZA- WADDHAMNA,
TAHSIL - HINGNA , DISTRICT - NAGPUR.
BELONGING TO
M/s. PREMIER HERITAGE THROUGH PARTNER
SHRI. AMIT MAGANLAL PANCHMATIYA

PROFORMA-I

A	AREA STATEMENTS	Sqm.	%
1	AREA OF LAND		
a)	AS PER OWNERSHIP DOCUMENT (7/12, CTS EXTRACT)	6300.000	
b)	AS PER MEASUREMENT SHEET	6155.589	
c)	AS PER SITE	6155.589	
2	DEDUCTIONS FOR		
a)	PROPOSED D.P. / D.P. ROAD WIDENING AREA	000.000	
b)	ANY D.P. RESERVATION AREA		
c)	NATURAL WATER COURSE AREA		
	(TOTAL a+b)	---	
3	GROSS AREA OF PLOT (1-2)	6155.589	100.000
4	RECREATIONAL OPEN SPACE		
a)	REQUIRED - (10% OF 3)	615.559	
b)	PROPOSED - INCLUDING E.S.S. OF 25.000 Sqm	652.584	10.601
5	AMENITY SPACE		
a)	REQUIRED - (10% OF 3)	000.000	
b)	PROPOSED -	000.000	0.000
6	SERVICE ROAD & HIGHWAY WIDENING	000.000	0.000
7	INTERNAL ROAD AREA	1310.238	21.285
8	AREA UNDER LAYOUT PLOTS	4192.767	68.113
9	NET AREA OF PLOTS FOR FSI CALCULATIONS - (3-8)	6155.589	
10	PERMISSIBLE FSI FACTOR FOR LAYOUT PLOTS - (9/8)	1.468	
11	AREA FOR INCLUSIVE HOUSING		
a)	REQUIRED - (20% OF 8)	000.000	
b)	PROPOSED -	000.000	
12	LAND AREA UNDER ADJUSTMENT	000.000	0.000

A) OPEN SPACE

1	1 x 0.500 x 22.434 x 12.127 =	136.029 Sqm.
2	1 x 12.127 x 10.886 / 2 x 22.895 =	303.032 Sqm.
3	1 x 13.291 x 10.886 / 2 x 10.113 =	142.164 Sqm.
TOTAL		682.264 Sqm.

INDEX :-
KH. BOUNDARY SHOWN IN
OPEN SPACE SHOWN IN
ELECTRIC SUBSTATION SHOWN IN
APPROACH ROAD SHOWN IN

OWNER'S SIGN

For Premier Heritage
Partner/Author Sign.

(SHRI. AMIT MAGANLAL PANCHMATIYA)

ARCHITECT'S

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