

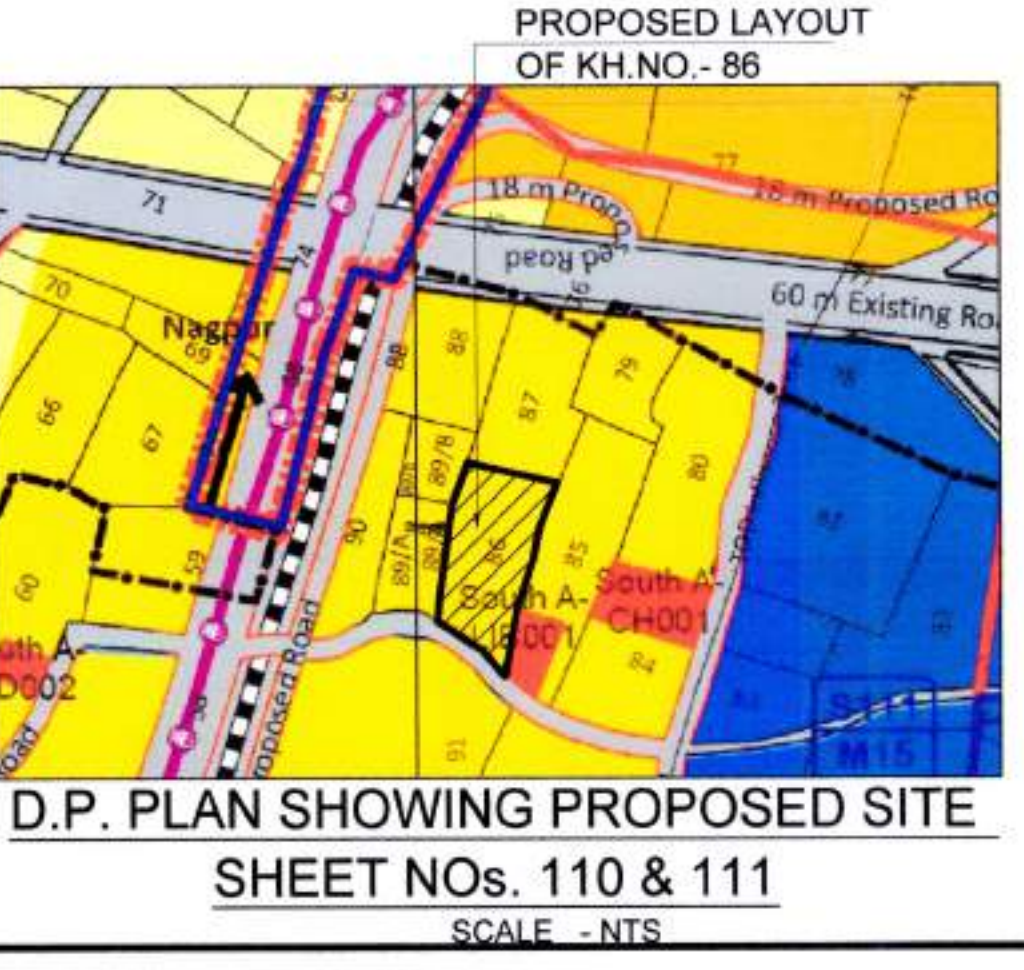


LAND AREA CALCULATION	
1/2(14.20 + 15.72) X 48.75	729.30
1/2(83.90 + 83.90) X 41.48	3480.17
1/2(102.35 + 100.50) X 6.95	704.90
1/2(100.50 + 99.30) X 6.50	649.35
1/2(99.30 + 95.85) X 27.50	2683.31
1/2(95.85 + 85.70) X 51.70	4693.07
1/2(85.70 + 85.10) X 4.80	409.92
1/2(7.85 + 9.20) X 56.35	480.38
1/2(4.05 + 5.90) X 12.65	62.93
1/2(9.25 + 9.70) X 1.20	11.37
1/2(61.35 + 47.40) X 19.45	1057.59
1/2(47.40 + 31.50) X 50.90	2008.01
1/2(31.50 + 29.15) X 6.70	203.18
TOTAL	17173.49

LAND AREA CALCULATION
SCALE - 1:1000

Plot No.	Size (M)	Area (Sq.m.)	Deduct Tangent Area (sq.m.)	Net Area (Sq.m.)	Total Net Area (Sq.M.)
OPEN SPACE	1/2(6.35 + 9.15) X 18.55 + 1/2(22.20 + 34.65) X 47.60 + 1/2(6.30 + 6.65) X 32.40	1706.58		1706.58	1706.58
SPACE FOR ELECTRIC SUB-STATION	1/2(6.00 + 6.15) X 5.00	30.37		30.37	129.97
SPACE FOR WASTE WATER TREATMENT & RECYCLING PLANT	1/2(12.00 + 12.90) X 8.00	99.60		99.60	
PROPOSED 18.00 M. WIDE ROAD WIDENING AREA	1/2(2.40 + 1.95) X 8.00 + 1/2(2.55 + 2.65) X 43.55 + 1/2(2.55 + 1.40) X 9.65 + 1/2(0.10 X 2.40)	165.87		165.87	165.87

STATEMENT OF PLOTS AND DISTRIBUTION OF FSI ON EACH PLOT												
Nos.	Plot No.	Size (M)	Plot Area (Sq.m.)	Rounding area of Road (sq.m.)	Remaining Plot Area (Sq.m.)	Built up area on Prorata basis (Sq. M.)	No of Plots	Total Plot Area (Sq.M.)	Front Road width (M.)	Basic FSI	Permissible builtup area on Basic FSI (Sq.m.)	Total Built up area on Prorata basis (Sq. M.)
	A	B	C	D	E=(C-D)	F=(E*1.7471)	G	H=E*G	I	J	K=F*J	L=H*G
1	1	1/2(9.70 + 9.30) X 2.25 + 1/2(4.85 + 3.75) X 11.50 + 1/2(6.95 X 32.75) + 1/2(12.75 + 14.40) X 43.20	771.06		771.06	1347.12	1	771.06	18.00	1.10	1481.83	1347.12
2	2	1/2(32.30 + 29.50) X 6.55 + 1/2(29.50 + 28.20) X 8.35 + 0.80 X 28.20	465.84		465.84	813.87	1	465.84	18.00	1.10	895.26	813.87
3	3	1/2(11.85 + 14.75) X 33.10	440.23	11.77	428.46	748.56	1	428.46	18.00	1.10	823.42	748.56
4	4	1/2(12.20 + 9.65) X 30.70	335.39	11.77	323.62	565.40	1	323.62	18.00	1.10	621.94	565.40
5	5	1/2(7.85 + 9.20) X 56.35 + 1/2(16.40 + 16.20) X 0.55	352.50		352.50	615.85	1	352.50	18.00	1.10	677.44	615.85
6	6	1/2(8.00 + 15.00) X 18.00	207.00		207.00	361.65	1	207.00	9.00	1.10	397.81	361.65
7	7	8.00 X 18.00	144.00		144.00	251.58	1	144.00	9.00	1.10	276.74	251.58
8	8	1/2(9.15 + 11.20) X 18.00	183.15	7.72	175.43	306.49	1	175.43	12.00	1.10	337.14	306.49
9	9	1/2(11.10 + 9.05) X 18.00	181.35	7.72	173.63	303.35	1	173.63	12.00	1.10	333.68	303.35
10	10, 11, 12	9.00 X 18.00	162.00		162.00	283.03	3	486.00	9.00	1.10	311.33	849.09
11	13	1/2(8.00 + 12.65) X 18.00	185.85		185.85	324.70	1	185.85	9.00	1.10	357.17	324.70
12	14	1/2(7.80 + 9.35) X 22.45	192.50	7.72	184.78	322.83	1	184.78	9.00	1.10	355.11	322.83
13	15	1/2(18.75 + 18.30) X 7.50	138.93		138.93	242.72	1	138.93	9.00	1.10	267.00	242.72
14	16	1/2(17.85 + 18.30) X 7.50	135.56		135.56	236.84	1	135.56	9.00	1.10	260.52	236.84
15	17	1/2(17.85 + 17.35) X 7.50	132.00		132.00	230.62	1	132.00	9.00	1.10	253.68	230.62
16	18	1/2(16.90 + 17.35) X 7.50	128.43		128.43	224.38	1	128.43	9.00	1.10	246.82	224.38
17	19	1/2(16.90 + 16.50) X 7.00	116.90		116.90	204.24	1	116.90	9.00	1.10	224.66	204.24
18	20	1/2(16.50 + 16.40) X 1.75 + 1/2(15.70 + 16.40) X 5.25	113.04		113.04	197.49	1	113.04	9.00	1.10	217.24	197.49
19	21	1/2(15.70 + 14.75) X 7.00	106.57		106.57	186.19	1	106.57	9.00	1.10	204.81	186.19
20	22	1/2(7.15 + 8.25) X 17.80	137.06	7.72	129.34	225.97	1	129.34	12.00	1.10	248.57	225.97
21	23	1/2(9.10 + 8.70) X 18.10	161.09	7.72	153.37	267.95	1	153.37	12.00	1.10	294.75	267.95
22	24	1/2(12.15 + 12.25) X 8.00	97.60		97.60	170.52	1	97.60	9.00	1.10	187.57	170.52
23	25	1/2(12.35 + 12.25) X 8.00	98.40		98.40	171.91	1	98.40	9.00	1.10	189.11	171.91
24	26	1/2(12.35 + 12.45) X 8.00	99.20		99.20	173.31	1	99.20	9.00	1.10	190.64	173.31
25	27	1/2(8.20 + 6.77) X 16.71	125.07		125.07	218.51	1	125.07	9.00	1.10	240.36	218.51
26	28	1/2(8.25 + 10.60) X 14.65	138.07		138.07	241.22	1	138.07	12.00	1.10	265.34	241.22
27	29, 30, 31	8.35 X 14.65	122.32		122.32	213.71	3	366.96	12.00	1.10	235.08	641.12
28	32	1/2(10.00 + 10.50) X 14.65	150.16	7.72	142.44	248.86	1	142.44	12.00	1.10	273.74	248.86
29	33	1/2(9.00 + 9.55) X 16.00	148.40	7.72	140.68	245.78	1	140.68	12.00	1.10	270.36	245.78
30	34 TO 40	7.15 X 16.00	114.40		114.40	199.87	7	800.80	12.00	1.10	219.86	1399.08
31	41	1/2(9.00 + 10.80) X 16.00	158.40	7.72	150.68	263.25	1	150.68	12.00	1.10	289.58	263.25
32	42	1/2(10.60 + 8.90) X 15.00	146.25	7.72	138.53	242.03	1	138.53	12.00	1.10	266.23	242.03
33	43 TO 48	8.00 X 15.00	120.00		120.00	209.65	6	720.00	12.00	1.10	230.62	1257.91
34	49	1/2(9.10 + 9.60) X 15.00	140.25	7.72	132.53	231.54	1	132.53	12.00	1.10	254.70	231.54
35	50	1/2(10.95 + 10.50) X 14.30	153.36	7.72	145.64	254.45	1	145.64	12.00	1.10	279.89	254.45
36	51, 52	8.70 X 14.30	124.41		124.41	217.36	2	248.82	12.00	1.10	239.09	434.71
37	53	1/2(10.30 + 12.55) X 14.30	163.37		163.37	285.42	1	163.37	12.00	1.10	313.97	285.42
38	54	1/2(8.00 + 10.30) X 14.30	130.84		130.84	228.59	1	130.84	9.00	1.10	251.45	228.59
39	55, 56	8.70 X 14.30	124.41		124.41	217.36	2	248.82	9.00	1.10	239.09	434.71
40	57	1/2(10.00 + 10.50) X 14.30	146.57	7.72	138.85	242.58	1	138.85	12.00	1.10	266.84	242.58
41	58	1/2(8.10 + 7.40) X 17.50	135.62	7.72	127.90	223.45	1	127.90	12.00	1.10	245.80	223.45
42	59	1/2(14.50 + 14.05) X 7.00	99.92		99.92	174.57	1	99.92	9.00	1.10	192.03	174.57
43	60	1/2(14.05 + 13.60) X 7.10	98.15		98.15	171.48	1	98.15	9.00	1.10	188.63	171.48
44	61	1/2(8.25 + 6.80) X 17.15	129.05		129.05	225.46	1	129.05	9.00	1.10	248.01	225.46
		TOTAL					61	9734.63				17007.37



PROPOSED RESIDENTIAL LAYOUT PLAN ON
KH. NO.- 86, P. H. NO.- 42, MOUZA - JAMTHA,
TAL.- NAGPUR (GRAMIN), DIST. - NAGPUR.
BELONGING TO - KS SHREEYA INFRASTRUCTURE PRIVATE LIMITED
THROUGH AUTHORIZED DIRECTOR
SHRI. PRAVIN RATANLAL JAIN

PROFORMA - I AREA STATEMENT			
1	AREA OF LAND OF KH.NO. 86 (Minimum area of a,b,c, to be considered)	17173.49	SQ.M.
a)	AS PER OWNERSHIP DOCUMENT (7/12, EXTRACT)	17200.00	SQ.M. (1.72 H)
b)	AS PER MEASUREMENT SHEET	17173.49	SQ.M.
c)	AS PER SITE	17173.49	SQ.M.
2	DEDUCTIONS FOR		SQ.M.
a)	PROPOSED 18.00 M. WIDE ROAD WIDENING AREA	165.87	SQ.M.
b)	ANY D.P. RESERVATION AREA	0.00	SQ.M.
c)	NATURAL WATER COURSE AREA	0.00	SQ.M.
	TOTAL (a+b+c)	165.87	SQ.M.
3	BALANCE AREA OF PLOT (1 - 2)	17007.62	SQ.M. 100%
4	AMENITY SPACE		SQ.M.
a)	REQUIRED	NIL	SQ.M.
b)	PROPOSED	NIL	SQ.M.
5	NET PLOT AREA (3-4b)	17007.62	SQ.M.
6	RECREATIONAL OPEN SPACE		SQ.M.
a)	REQUIRED	1700.76	SQ.M. 10.00%
b)	PROPOSED	1706.58	SQ.M. 10.03%
7	SPACE FOR ELECTRIC SUB-STATION & WASTE WATER TREATMENT & RECYCLING PLANT (30.37 + 99.60)	129.97	SQ.M. 0.76%
8	INTERNAL ROAD AREA	5436.44	SQ.M. 31.97%
9	SERVICE ROAD HIGH-WAY WIDENING	0.00	SQ.M.
10	PLOTTABLE AREA	9734.63	SQ.M. 57.24%
11	PRO-RATA FACTOR FOR FSI CALCULATION ON LAYOUT PLOTS (5/10)	1.7471	SQ.M.

CERTIFICATE OF AREA:
Certified that the plot under reference was surveyed by me on 13/07/2021 and the dimensions of sides etc. of plots 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 / Land records Department / City Survey records.

UMESH M. LAMGE
B. Arch. (Hons)
ARCHITECTS & INTERIOR DESIGNERS
Reg. No. CA/95/18907
NMC Lic. No.: R-90
NIT Lic. No.: 865

ARCHITECT'S SIGN.

NOTE: -
x AREA UNDER LAYOUT SHOWN THUS
x AREA UNDER OPEN SPACE SHOWN THUS
x RESIDENTIAL PLOTS SHOWN THUS
x APPROACH ROAD SHOWN THUS

OWNER'S SIGN :
KS SHREEYA INFRASTRUCTURE
PRIVATE LIMITED
THROUGH AUTHORIZED DIRECTOR

ARCHITECT'S SIGN :
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ARCHITECT & INTERIOR DESIGNER
FIFTH FLOOR, DAYA CHAMBERS,
AJNI SQ., WARDHA ROAD, NAGPUR