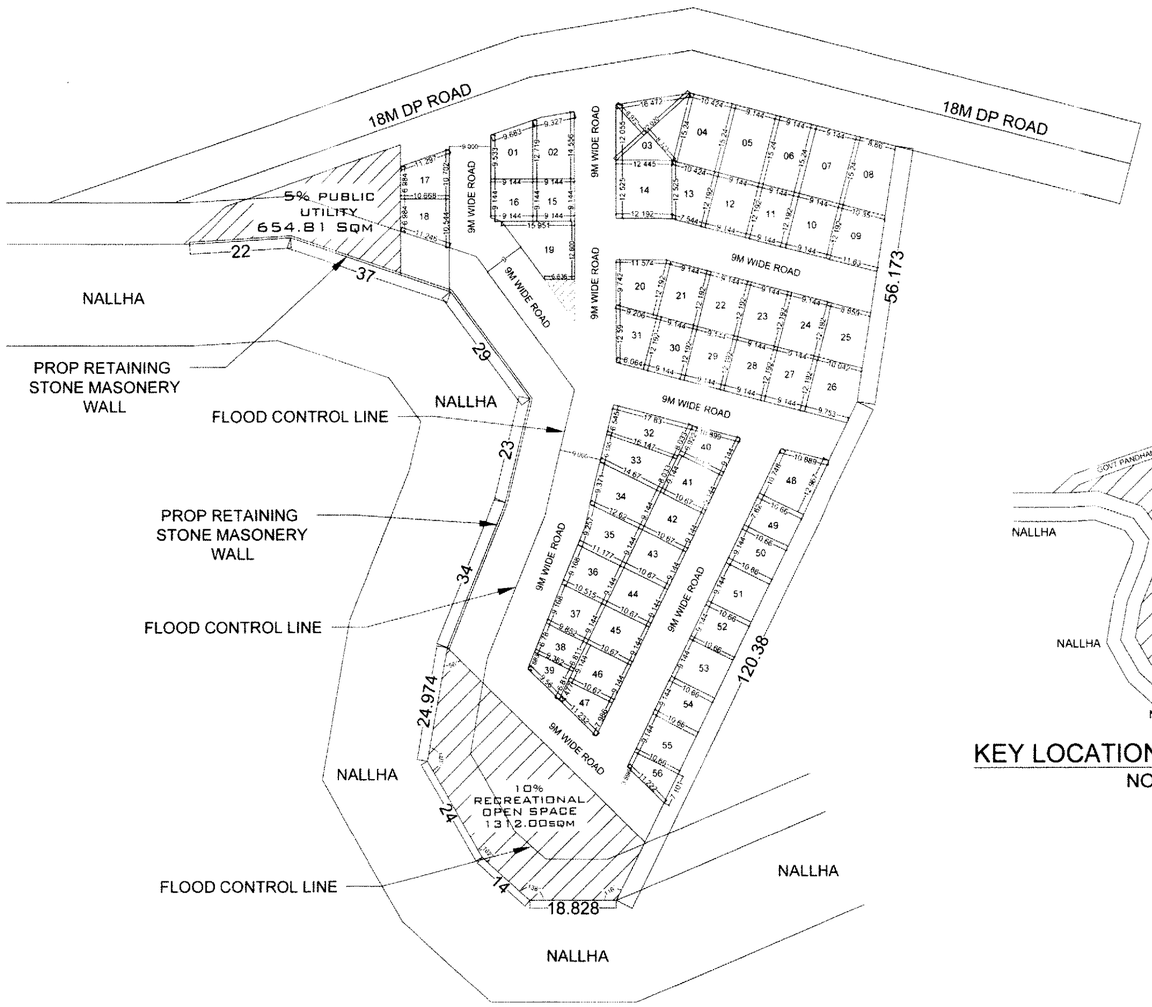
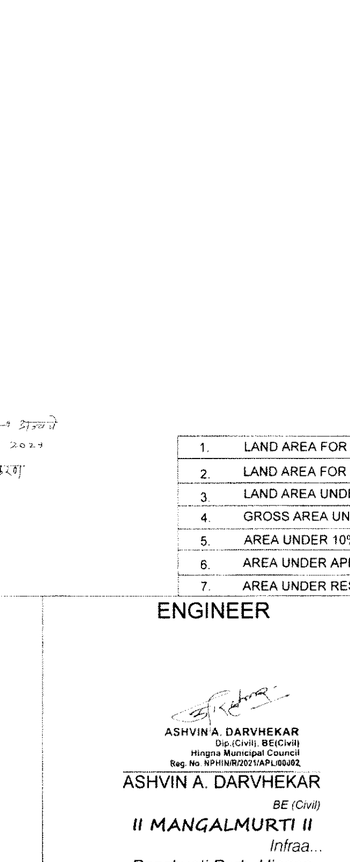


LAYOUT PLAN

SCALE 1:100



KEY LOCATION PLAN AS PER TOWN

NOT TO SCALE

N
W E
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Chief Officer
N. P. Hingna

PLOT AREA CALCULATION

SR NO.	PLOT NO'S	SIZE (M)	AREA (Sqm)	NO OF PLOTS	TOTAL NET AREA (Sqm)	EACH PLOT AREA (Sqft)	TOTAL NET AREA (Sqft)
1.	A	B	C	D	E=(CXD)	F	G=(EX10.764)
2.	1	(9.683+9.144)/2 X (9.533+12.719)/2	104.73	01	104.73	1127.31	1127.31
3.	2	(9.327+9.1440)/2X (12.719+14.556)/2	125.95	01	125.95	1355.72	1355.72
4.	3	(16.472+12.445)/2 X (12.055+15.240)/2	197.32	01	197.32	2123.95	2123.95
5.	4	(10.424X15.240)	158.86	01	158.86	1709.96	1709.96
6.	5,6,7	(9.144X15.240)	139.35	03	418.05	1500.00	4499.88
7.	8	(8.86+10.35)/2 X15.24	146.38	01	146.38	1575.63	1575.63
8.	9	(10.35+11.63)/2 X12.192	134.02	01	134.02	1442.59	1442.59
9.	10,11,12	(9.144X12.192)	111.48	03	334.44	1200.00	3599.91
10.	13	(7.544+10.424)/2 X (12.525+12.192)/2	111.02	01	111.02	1195.00	1195.00
11.	14	(12.192+12.445)/2 X12.525	154.28	01	154.28	1660.00	1660.00
12.	15,16,	(9.144X9.144)	83.61	02	167.22	900.00	1800.00
13.	17	(10.702+6.984)/2 X (10.668+11.297/2	97.11	01	97.11	1045.29	1045.29
14.	18	(10.544+6.984)/2 X (11.246+10.668)/2	96.02	01	96.02	1033.55	1033.55
15.	19	(15.951+6.636)/2 X12.600	142.30	01	142.31	1531.82	1531.82
16.	20	(11.574+9.206)/2 X (9.742+12.192)/2	113.95	01	113.95	1226.55	1226.55
17.	21,22, 23,24	(9.144X12.192)	111.48	04	445.92	1200.00	4799.88
18.	25	(8.859+10.042)/2 X12.192	115.22	01	115.22	1240.22	1240.22
19	26	(9.753+10.042)/2 X12.192	120.67	01	120.67	1298.90	1298.90
20.	27,28, 29,30	(9.144X12.192)	111.48	04	445.92	1200.00	4799.88
21.	31	(6.064+9.206)/2 X (12.590+12.192)/2	94.60	01	94.60	1018.27	1018.27
22.	32	(6.545+8.033)/2 X (17.83+16.147)/2	123.82	01	123.82	1332.70	1332.70
23.	33	(6.195+8.033)/2 X (16.147+14.670)/2	109.61	01	109.61	1180.00	1180.00
24.	34	(9.371+9.144)/2 X (14.670+12.62)/2	126.31	01	126.31	1359.60	1359.60
25.	35	(9.257+9.144)/2 X (12.62+11.177)/2	109.47	01	109.47	1178.33	1178.33
26.	36	(9.168+9.144)/2 X (11.177+10.515)/2	99.30	01	99.30	1068.86	1068.86
27.	37	(9.168+9.144)/2 X (10.515+9.852)/2	93.24	01	93.24	1003.63	1003.63
28.	38	(6.78+6.811)/2 X (9.852+9.362)/2	65.28	01	65.28	702.67	702.67
29.	39	(3.883+6.811)/2 X (9.362+9.56)/2	50.58	01	50.58	544.44	544.44
30.	40	(9.144+6.922)/2 X (10.67+10.899)/2	86.63	01	86.63	932.48	932.48
31.	41,42,43, 44,45,46	(9.144X10.67)	97.56	06	585.36	1050..00	6300.81
32.	47	(7.986+4.477)/2 X (11.232+10.67)/2	68.24	01	68.24	734.53	734.53
33.	48	(10.748+12.967)/2 X (10.889+10.66)/2	127.75	01	127.75	1375.10	1375.10
34.	49	(7.62X10.660)	81.23	01	81.23	874.35	874.35
35.	50,51,52 53,54,55	(9.144X10.660)	97.47	06	584.82	1049.16	6295.00
36.	56	(3.596+7.101)/2 X (10.660+11.222)/2	58.51	01	58.51	630.00	630.00
		AREA STATEMENT		56	6094.34		65600.00

1.	LAND AREA FOR KHASRA NO.62 (AS PER 7/12)	= 1.30 Ha / 13000.00 SqM / 139930.835 Sqft
2.	LAND AREA FOR KHASRA NO.62 (AS PER K-PRAT AND POSSESION WITHIN MINIMUM BOUNDRY)	= 13000.00 SqM / 139930.835 Sqft
3.	LAND AREA UNDER LAYOUT	= 13000.00 SqM / 139930.835 Sqft
4.	GROSS AREA UNDER LAYOUT	= 13000.00 SqM / 139930.835 Sqft (100%)
5.	AREA UNDER 10% RECREATIONAL OPEN SPACE & 5% PUBLIC UTILITY	= (1312.00+654.81)=1966.81 SqM / 21770.74 Sqft (15.13%)
6.	AREA UNDER APPROCH AND VHIECULAR 9M ROAD, FLOODING ZONE & RETAING WALL ETC	= 4938.85 SqM / 53161.78 Sqft (38.00 %)
7.	AREA UNDER RESIDENTIAL POLTS	= 6094.34 SqM / 65600.00 Sqft (46.87 %).....(A)

PROJECT

PROPOSED RESIDENTIAL LAYOUT PLAN ON KHASRA. NO. 62, P.H. NO. 49 , MOUZA :- HINGNA , TAH :- HINGNA, DIST:- NAGPUR BELONGING TO :- SHASHIKANT THOTE

OWNER SIGN

SHASHIKANT THOTE

ENGINEER

ASHVIN A. DARVHEKAR
Dip.(Civil), BE(Civil)
Hingna Municipal Council
Reg. No. NPHINIR/2021/APL/00/02

ASHVIN A. DARVHEKAR
BE (Civil)
II MANGALMURTI II
Infraa...
Panchvati Park, Hingna
Dist :- Nagpur- 441110

NOTE

NA1 - Net plot area for layout @ 85% of area Excluding 10% open space & 5% Public Utility If any As per clause 24.1 From Gross area under layout , As per clause 13.4.1 SDCPR
=85% [13000-1966.81] =9378.21 SqM
= 90% OF 9378.21SqM= 8440.40 SqM
Multiplying factor for distribution of above Net plot area (FSI) on Pro -rata basis 'X' as per clause no 13.4.1 (iii) OF SDCPR = NA 1 / A
X = 8440.40 / 6680.874 = 1.38