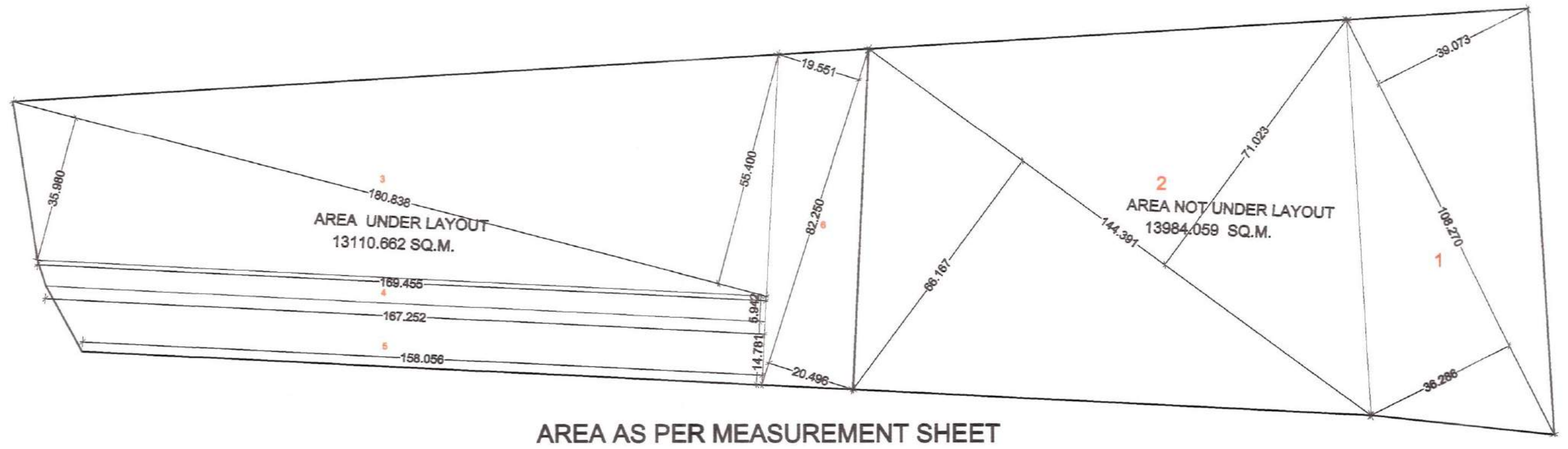
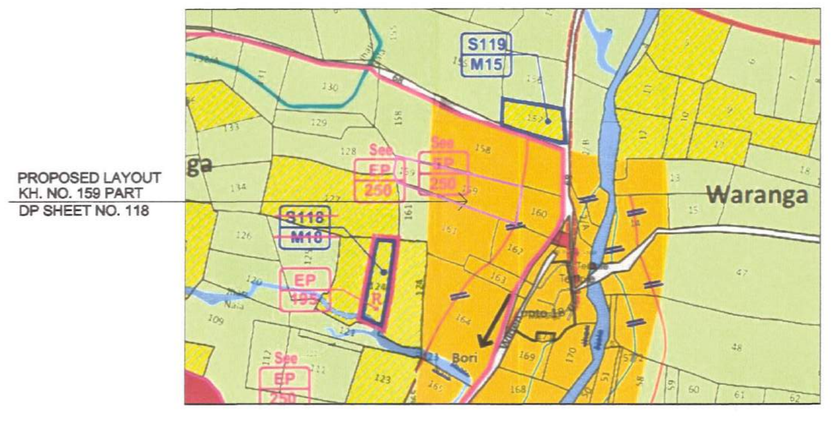
NA PURPOSE ONLY



LAYOUT PLAN
SCALE - 1:500



AREA AS PER MEASUREMENT SHEET



LOCATION PLAN
SCALE - N.T.S.

STATEMENT OF DISTRIBUTION OF FSI ON EACH PLOT

PLOT NO	PLOT SIZE	PLOT AREA (SQ.M)	ROUNDING AREA OF ROAD (IF ANY SQ.M)	REMAINING PLOT AREA (B-C)	NO OF PLOTS	TOTAL AREA	BUILT UP AREA ON PRO-RATA BASIS (F *PRORATA FSI FACTOR)	FRONT ROAD WIDTH (M)	BASIC FSI	PERMISSIBLE BUILT-UP AREA ON BASIC FSI (D*I) SQ.M
A	B	C	D	E	F	G	H	I	J	K
1	0.5*(15.288 + 15.503)*13.639	209.979	0.000	209.979	1	209.979	379.222	15.000	1.100	417.145
2	0.5*(15.288 + 15.077)*13.192	200.288	0.000	200.288	1	200.288	361.719	15.000	1.100	397.891
3	0.5*(15.077 + 14.864)*13.400	200.605	0.000	200.605	1	200.605	362.292	15.000	1.100	398.521
4	0.5*(14.864 + 14.647)*13.600	200.675	0.000	200.675	1	200.675	362.419	15.000	1.100	398.661
5	0.5*(14.647 + 14.427)*13.820	200.901	0.000	200.901	1	200.901	362.828	15.000	1.100	399.111
6	0.5*(14.427 + 14.203)*14.050	201.126	0.000	201.126	1	201.126	363.233	15.000	1.100	399.556
7	0.5*(14.203 + 13.976)*14.250	200.775	0.000	200.775	1	200.775	362.600	15.000	1.100	398.860
8	0.5*(13.976 + 13.745)*14.500	200.977	0.000	200.977	1	200.977	362.965	15.000	1.100	399.261
9	0.5*(13.745 + 13.509)*14.800	201.680	0.000	201.680	1	201.680	364.233	15.000	1.100	400.657
10	0.5*(13.509 + 13.266)*15.200	203.490	0.000	203.490	1	203.490	367.503	15.000	1.100	404.253
11	0.5*(13.266 + 13.203)*4.060+ 0.5 * (13.203 + 16.813) *9.792	200.690	0.000	200.690	1	200.690	362.447	15.000	1.100	398.692
12	0.5*(16.813 + 20.674)*10.701	200.574	0.000	200.574	1	200.574	362.237	15.000	1.100	398.461
13	0.5*(5.583 + 4.424)*14.179 + 0.5*(12.746 + 16.989)*8.690	200.143	0.000	200.143	1	200.143	361.459	15.000	1.100	397.604
14	0.5*(16.989 + 22.018)*10.300	200.886	0.000	200.886	1	200.886	362.800	15.000	1.100	399.080
15	0.5*(12.466 + 14.593)*5.646 + 0.5*(14.593 + 14.596)*3.354 + 0.5*(14.596 + 14.600) * 6.000	212.926	9.610	203.316	1	203.316	367.188	15.000	1.100	403.907
16 & 17	15.000 * 7.000	105.000	0.000	105.000	2	210.000	379.260	9.000	1.100	417.186
18	0.5*(6.485 + 7.902)*15.000	107.903	0.000	107.903	1	107.903	194.872	9.000	1.100	214.359
19	0.5*(7.062 + 8.522)*15.500	120.776	0.000	120.776	1	120.776	218.121	9.000	1.100	239.934
20 & 21, 24 & 25	8.250 * 15.500	127.875	0.000	127.875	4	511.500	923.769	9.000	1.100	1016.146
22 & 23, 31, 32 & 41	13.800 * 15.500	213.900	9.610	204.290	5	1021.450	1844.739	15.000	1.100	2029.213
26	0.5*(8.522 + 9.982)*15.500	143.406	0.000	143.406	1	143.406	258.991	9.000	1.100	284.890
27	0.5*(6.330 + 7.791)*15.500	109.438	0.000	109.438	1	109.438	197.645	9.000	1.100	217.409
28 TO 30, 33 TO 35	7.000 * 15.500	108.500	0.000	108.500	6	651.000	1175.706	9.000	1.100	1293.277
36	0.5*(7.791 + 9.251)*15.500	132.076	0.000	132.076	1	132.076	238.528	9.000	1.100	262.381
37	0.5*(8.239 + 9.699)*15.500	139.020	0.000	139.020	1	139.020	251.069	9.000	1.100	276.176
38 TO 40	7.620 * 15.500	118.110	0.000	118.110	3	354.330	639.920	9.000	1.100	703.912
		TOTAL			41	6527.002	11787.766			12966.543

FINAL DEMARCATED RESIDENTIAL LAYOUT ON KH.NO.159 PART,P.NO.70 , OF VILLAGE MOUZA - WARANGA, TAH.-NAGPUR (G) , DIST -NAGPUR

BELONGING TO :-
PRAKASH SALES CORPORATION THROUGH PARTNER
SHRI. ANKITKUMAR SATYANARAYAN AGRAWAL

1	AREA STATEMENTS :	
	AREA OF LAND (MINIMUM AREA OF A,B,C, TO BE CONSIDERED)	
	A) AS PER OWNERSHIP DOCUMENT (7/12, CTS, EXTRACT)	= 28400.000 SQ.M
	B) AS PER MEASUREMENT SHEET	= 27094.578 SQ.M
	C) AS PER SITE	= 27094.578 SQ.M
2	DEDUCTIONS FOR :	
	A) PROPOSED D.P/ D.P. ROAD WIDENING	= 0.000 SQ.M
	B) ANY D.P. RESERVATION AREA	= 0.000 SQ.M
	C) AREA NOT UNDER LAYOUT	= 13984.059 SQ.M
	TOTAL A+B+C	= 13984.059 SQ.M
3	BALANCE AREA OF PLOT (1- 2)	= 13110.519 SQ.M
4	AMENITY SPACE :	
	A) REQUIRED	= 1311.051 SQ.M
	B) ADJUSTMENT OF 2(A), if any	= 0.000 SQ.M
	C) BALANCE PROPOSED	= 1320.391 SQ.M (10.07 %)
5	NET PLOT AREA (3- 4C)	= 11790.128 SQ.M (100%)
6	RECREATIONAL OPEN SPACE :	
	A) REQUIRED (10.00%)	= 1179.012 SQ.M
	B) PROPOSED	= 1179.806 SQ.M (10.01%)
7	INTERNAL ROAD AREA	= 4033.320 SQ.M (34.21%)
8	SERVICE ROAD / HIGHWAY WIDENING	= 0.000 SQ.M
9	PLOTABLE AREA	= 6527.002 SQ.M (55.36%)
10	AREA FOR E.S.S. & W.W.T.P.	= 50.000 SQ.M. (0.42%)
11	PRO-RATA FACTOR FOR FSI CALCULATION ON LAYOUT PLOTS=(5/9)	= 1.806

AREA AS PER MEASUREMENT SHEET

AREA NOT UNDER LAYOUT
1) 0.5 * (39.073 + 36.286) * 108.270 = 4079.559 SQ.M
2) 0.5 * (71.023 + 66.167) * 144.391 = 9904.500 SQ.M
A) TOTAL = 13984.059 SQ.M

AREA UNDER LAYOUT
3) 0.5 * (35.980 + 55.400) * 180.838 = 8262.488 SQ.M
2) 0.5 * (169.455 + 167.252) * 5.942 = 1000.356 SQ.M
3) 0.5 * (158.056+ 167.252) * 14.781 = 2404.188 SQ.M
4) 0.5 * (19.551 + 15.549) * 82.250 = 1443.487 SQ.M
TOTAL = 13110.519 SQ.M
TOTAL (A + B) = 27094.578 SQ.M

OPEN SPACE

OPEN SPACE 1
1) 0.5 * (20.864 + 12.326) * 39.560 = 656.498 SQ.M

OPEN SPACE 2
2) 0.5 * (6.068 + 11.906) * 25.007 = 224.737 SQ.M
0.5 * 13.646 * 10.809 = 73.749 SQ.M
0.5 * (17.725 + 13.646) *4.850 = 76.074 SQ.M
0.5 * (17.725 + 22.918) * 8.550 = 173.748 SQ.M
DEDUCTION OF E.S.S. = 5 * 5 = 25.000 SQ.M
TOTAL = 523.308 SQ.M
TOTAL (1 +2) = 1179.806 SQ.M

AMENITY SPACE
1) 0.5 * (46.359 + 47.078) * 7.630 = 356.462 SQ.M
2) 0.5 * (18.412 + 18.687) * 53.313 = 988.929 SQ.M
DEDUCTION OF S.T.P = 5 * 5 = 25.000 SQ.M
TOTAL = 1320.391 SQ.M

CERTIFICATE OF AREA :
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BE ME ON 05-09-20 AND THE DIMENSIONS OF SIDES ETC OF PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS LESS THAN WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP / T.P. SCHEME RECORDS / LAND RECORDS DEPARTMENT / CITY SURVEY RECORDS.

OWNER (S) NAME AND SIGNATURE
PRAKASH SALES CORPORATION THROUGH PARTNER
Prakash Sales Corporation
Partner
SHRI. ANKITKUMAR SATYANARAYAN AGRAWAL

ARCHITECT / LICENSED ENGINEER / SUPERVISOR NAME AND SIGNATURE

Er. Dhawal S. Thakre
NMRDA Lic. No. 441
NIT Lic. No. 3000
Mob. No. 9158855005

JOB NO.	DRAWING NO.	SCALE	DRAWN BY	REGISTRATION NO. / LICENCE NO.OF ARCH / LIC. ENG. / SUPERVISOR
10-01-22	NE-01	1:500	ST	

LEGEND :

KHASARA BOUNDRY SHOWN IN
OPEN SPACE SHOWN IN
AMENITY SPACE SHOWN IN

WAVE INFRAVENTURE
ENGINEERS . DEVELOPERS . CONTRACTORS
flat no.G-6,Cheenab Apt.Chunnabhatti Road,
Near Ajni Sq.Nagpur-440003