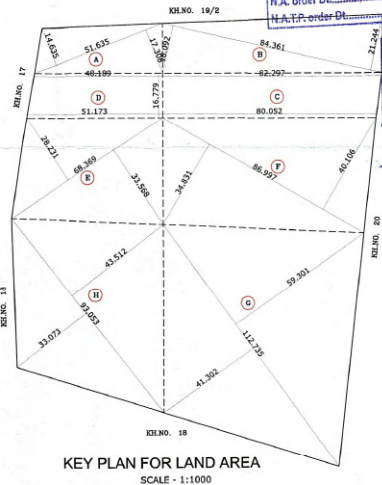
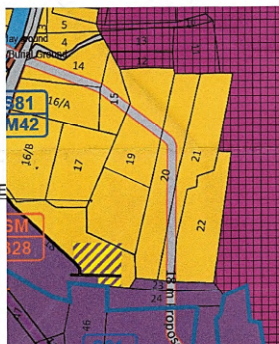




KH.NO. 18
LAYOUT PLAN
SCALE - 1:500



PLAT NO.	PLAT SIZE	PLAT AREA SQ.M	COMMON PLAT TANGENT AREA SQ.M	REMAINING PLAT AREA SQ.M	F.S.I. FACTOR	R.O.P. AREA (R.O.P. BASED) SQ.M	FRONT ROAD WIDTH	REAR F.S.I.	PERMISSIBLE PLAT AREA ON R.O.P. BASED (F.S.I. X R.O.P. AREA) SQ.M	NET PLAT AREA IN SQ.M	NET PLAT AREA FOR F.S.I. SQ.M
1	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
2	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
3	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
4	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
5	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
6	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
7	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
8	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
9	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
10	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
11	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
12	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
13	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
14	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
15	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
16	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
17	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
18	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
19	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
20	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
21	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
22	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
23	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
24	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
25	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
26	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
27	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
28	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
29	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
30	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
31	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
32	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
33	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
34	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
35	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
36	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
37	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
38	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
39	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
40	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
41	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
42	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
43	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
44	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
45	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
46	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
47	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
48	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
49	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
50	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
51	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
52	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
53	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91
54	8.141 x 15.939	129.91	0.000	129.91	1.568	204.141	9.0/12.0	1.000	204.141	129.91	129.91

KHASARA CALCULATION									
NO.	SIZE	TANGENT AREA	AREA SQ.M.						
A	1/2 x 14.635 x 17.308	15.972	51.635	0.000	824.888				
B	1/2 x 18.092 x 21.244	19.668	84.361	0.000	1659.212				
C	1/2 x 82.297 x 80.052	81.175	16.779	0.000	1362.027				
D	1/2 x 48.189 x 51.173	49.681	16.779	0.000	833.597				
E	1/2 x 28.231 x 33.568	30.900	68.369	0.000	2112.568				
F	1/2 x 34.831 x 40.105	37.469	86.997	0.000	3259.647				
G	1/2 x 41.302 x 59.301	50.302	112.735	0.000	5670.740				
H	1/2 x 43.512 x 33.073	38.293	93.053	0.000	3563.232				
				TOTAL	19285.712				

OPEN SPACE CALCULATION									
NO.	SIZE	TANGENT AREA	PLAT AREA SQ.M.						
A	1/2 x 14.288 x 16.765	15.526	49.482	0.000	768.233				
B	1/2 x 18.288 x 19.328	14.608	37.279	0.000	544.372				
C	1/2 x 14.952 x 17.324	16.238	42.261	0.000	686.234				
				TOTAL OPEN SPACE	1945.039				

ESS & STP CALCULATION									
NO.	SIZE	TANGENT AREA	PLAT AREA SQ.M.						
A	1/2 x 5.00 x 5.00	12.5	12.5	0.000	50.000				
				TOTAL OPEN SPACE	1945.039				

FINAL DEMARCATED RESIDENTIAL LAYOUT PLAN FOR KH. NO. 19/3, P.H. NO 06, MOUZA-NAGALWADI, TAHSIL-HINGNA DISTT-NAGPUR.
 BELONGING TO : SHRI. NILESH VASANT VASANI THROUGH P.O.A. SHIVAJI TOWN INFRACON THROUGH PARTNER 1) SHRI AVINASH VINAYAKRAO RAUT
 2) SHRI NILESH VASANT VASANI
 3) KUM. KHYATI DINESH VASANI

A	AREA STATEMENTS	UNIT
1. Area of land (Minimum area of a, b, c to be considered)		
a)	As Per Ownership Document (7/12, CTS Extract)	19450.000 SQ.M.
b)	As Per Measurement Sheet	19285.712 SQ.M.
c)	As Per Site	19285.712 SQ.M.
2. Deductions For		
(a)	Proposed D.P./ D.P. Road Widening Area/Service Road/Highway Widening	0.000 SQ.M.
(b)	Any D.P. Reservation Area	0.000 SQ.M.
(Total a+b)		0.000 SQ.M.
3.	Balance Area Of Plot (1-2)	19285.712 SQ.M.
4. Amenity Space (if applicable)		
(a)	Required -	NA SQ.M.
(b)	Adjustment of 2 (b), if any	000.00 SQ.M.
(c)	Balance Proposed -	0.000 SQ.M.
5.	Net Plot Area (3-4(c))	19285.712
6. Recreational Open Space (if applicable)		
(a)	Required -	1928.571 SQ.M.
(b)	Proposed -	1949.039 SQ.M.
(C)	Area for ESS & STP-	50.00 SQ.M.
7.	Internal Road Area	5724.520 SQ.M.
8.	Service Road And Highway Widening	0.000 SQ.M.
9.	Plotable Area	11562.153 SQ.M.
10.	Pro-rata factor For FSI Calculations On Layout Plots (5/9)	1.668 SQ.M.
11. Area For Inclusive Housing		
(a)	Required -	NA SQ.M.
(b)	Proposed -	NA SQ.M.



OWNER:
 SHRI. NILESH VASANT VASANI
 THROUGH P.O.A. SHIVAJI TOWN
 INFRACON THROUGH PARTNER

ARCHITECT / ENGINEER:
 SH. MIRAJ S. BAIGANE