PROPOSED RESIDENTIAL LAYOUT PLAN AT MOUZA WAGDHARA, KH. NO.64/1A&B, P.H. N0.46, TAH, HINGNA , DIST,- NAGPUR,

Scale 1 : 500
LAYOUT PLAN

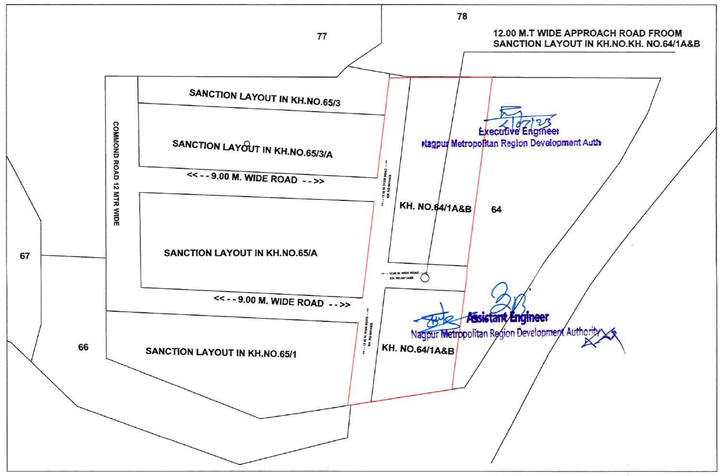
Demarcation Purpose Only



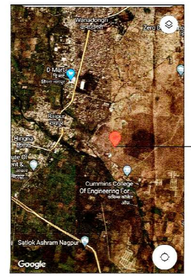
SITE PLAN
Scale 1 : 1000

PROPOSED LAYOUT PLAN
Scale 1 : 500

LOCATION PLAN







AREA STATEMENT OF PLOTS

PLOT NO	plot dimension in meter & in Sq.m.t		ROUNDING AREA OF ROAD (IF ANY SQ.M)	REMAINING PLOT AREA (B-C) SQM.T	NO OF PLOTS	TOTAL NET AREA SQM.T (D X E)	PRO-RATA FSI FOCTOR	BUILT UP AREA ON PRO RATA BASIS I.E.(F.X.G.)=F SQM.T	FRONT ROAD WIDTH (M.)	BASIC FSI	PERMISSIBLE BUILT UP AREA ON BASIC FSI (HXJ) Sq.M.
A	B		C	D	E	F	G	H	I	J	K
1	9.02m x 15.00	135.30		135.30	1	135.30	1.829	247.46	12	1.1	272.21
2.-6	10.00 X 15.00	150.00		150.00	5	750.00	1.829	1371.75	12	1.1	1508.93
7	12.50 X 15.00	187.50	3/14(6)²=7.71	179.78	1	179.78	1.829	328.82	12,12	1.1	361.70
8	11.00 X 15.00	165.00	3/14(6)²=7.71	157.53	1	157.53	1.829	288.12	12,12	1.1	316.93
9.-24	7.740 X 15.00	116.10		116.10	16	1857.60	1.829	3397.55	12	1.1	3737.31
25	(8.31+9.42)*15/2	132.97		132.97	1	132.97	1.829	243.20	12	1.1	267.52
26	(9.42+10.53)*15/2	149.62		149.62	1	149.620	1.829	273.65	9	1.1	301.02
27.-42	7.740 X 15.00	116.10		116.10	16	1857.600	1.829	3397.55	9	1.1	3737.31
43	11.00 X 15.00	165.00	3/14(6)²=7.71	157.28	1	157.280	1.829	287.67	9,12	1.1	316.43
44	12.00 X 15.00	187.50	3/14(6)²=7.71	179.78	1	179.780	1.829	328.82	9,12	1.1	361.70
45-49	10.00 X 15.00	150.00		150.00	5	750.000	1.829	1371.75	9	1.1	1508.93
50	9.020 X 15.00	135.30		135.30	1	135.300	1.829	247.46	9	1.1	272.21
51	(7.38+7.21)*16.57/2	123.36		123.36	1	123.360	1.829	225.63	9	1.1	248.19
52	(12.77+12.90)*8.60/2	110.38		110.38	1	110.380	1.829	201.85	9	1.1	222.07
53	(12.90+13.02)*8.60/2	112.23		112.23	1	112.230	1.829	205.27	9	1.1	225.80
54	(13.02+13.14)*8.60/2	114.38		114.38	1	114.380	1.829	209.20	9	1.1	230.12
55	(13.14+13.27)*8.60/2	113.56		113.56	1	113.560	1.829	207.70	9	1.1	228.47
56	(13.27+13.39)*8.60/2	114.64		114.64	1	114.640	1.829	209.68	9	1.1	230.64
57	(13.39+13.52)*8.60/2	115.71		115.71	1	115.710	1.829	211.63	9	1.1	232.80
58	(13.52+13.64)*8.60/2	116.79		116.79	1	116.790	1.829	213.61	9	1.1	234.97
59	(13.64+13.76)*8.60/2	117.82		117.82	1	117.820	1.829	215.49	9	1.1	237.04
60	(13.76+13.89)*8.60/2	118.89		118.89	1	118.890	1.829	217.45	9	1.1	239.19
61	(13.89+14.01)*8.60/2	119.97		119.97	1	119.970	1.829	219.43	9,12	1.1	241.37
62	(14.01+14.14)*8.60/2	121.04		121.04	1	121.040	1.829	221.38	9,12	1.1	243.52
63	(14.14+14.26)*8.60/2	122.12		122.12	1	122.120	1.829	223.36	9	1.1	245.69
64	(14.26+14.38)*8.60/2	123.15		123.15	1	123.150	1.829	225.24	9	1.1	247.77
65	(14.38+14.55)*11.50/2	166.35	3/14(6)²=7.71	158.64	1	158.640	1.829	290.15	9,12	1.1	319.17
66	(14.72 + 14.89)*11.50/2	170.26	3/14(6)²=7.71	162.55	1	162.550	1.829	297.30	9,12	1.1	327.03
67	(14.89+15.00)*8.0/2	119.56		119.56	1	119.560	1.829	218.68	9	1.1	240.54
68	(15.00 +15.18)*8.0/2	120.72		120.72	1	120.720	1.829	220.80	9	1.1	242.88
69	(15.18 +15.23)*8.0/2	121.64		121.64	1	121.640	1.829	222.48	9	1.1	244.73
70	(15.23 +15.35)*8.0/2	122.32		122.32	1	122.320	1.829	223.72	9	1.1	246.10
71	(15.35 +15.46)*8.0/2	123.24		123.24	1	123.240	1.829	225.41	9	1.1	247.95
72	(15.46 +15.58)*8.0/2	124.16		124.16	1	124.160	1.829	227.09	9	1.1	249.80
73	(15.58 +15.68)*8.0/2	125.08		125.08	1	125.080	1.829	228.77	9	1.1	251.65
74	(15.68 +15.81)*8.0/2	126.00		126.00	1	126.000	1.829	230.45	9	1.1	253.50
75	(15.81 +15.92)*8.0/2	126.92		126.92	1	126.920	1.829	232.14	9	1.1	255.35
76	(15.92 +16.04)*8.0/2	127.84		127.84	1	127.840	1.829	233.82	9	1.1	257.20
77	(16.04 +16.15)*8.0/2	128.76		128.76	1	128.760	1.829	235.50	9	1.1	259.05
78	(16.15 +16.27)*8.0/2	129.68		129.68	1	129.680	1.829	237.18	9	1.1	260.90
79	(16.27 +16.38)*8.0/2	130.60		130.60	1	130.600	1.829	238.87	9	1.1	262.75
80	(16.38 +16.50)*8.0/2	131.52		131.52	1	131.520	1.829	240.55	9	1.1	264.61
81	(16.50 +16.65)*11.0/2	182.32		182.32	1	182.320	1.829	333.46	9	1.1	366.81
82	1/2(9.19+10.07)*21.14	203.58		203.58	1	203.580	1.829	372.35	9	1.1	409.58
	-		Total	5665.35	82	10551.930	80	19299.48			21229.43

AREA CALCULATION OF (KH. NO.64/1A&B)WAGDHARA

(59.80m+65.08m)/2 X 309.08m = 19298.955 S.q.mt

AREA OF OPEN SPACE

(63.82m+68.76m)/2 X 30.00m = 1988.70 Sq.mt

LESS AREA OF ELE SUB S.& S.T.P. = 50.00 Sq.mt

= 1938.70 Sq.mt

PROPOSED RESIDENTIAL LAYOUT PLAN AT MOUZA WAGDHARA, KH. NO.64/1A&B, P.H. N0.46, TAH, HINGNA , DIST,- NAGPUR, BELONGING TO :-

1) Mrs. Manisha Deepak Agrawal
2) Smt. Arti Amit Raja
3) Smt. priti Hitesh Khetan

STAMPS OF APPROVAL OF PLANS:-

AREA STATEMENT

AREA PLOT (MINIMUM AREA OF a.b.c TO BE CONSIDERED)	
1. AREA OF LAND	
(a) AS PER OWNERSHIP DOCUMENT	= 19300.00 SQ.M.T
(7/12, CTS EXTRACT)	
(b) AS PER MEASUREMENT SHEET	= 19300.00 SQ.M.T
(c) AS PER SITE	= 19298.955 SQ.M.T
2. DEDUCTION FOR	
(a) PROPOSED D.P./D.P. ROAD WIDENING AREA	= 0.000 SQ.M.T
(b) ANY D.P. RESERVATION AREA	= 0.000 SQ.M.T
(TOTAL a+b)	= 0.000 SQ.M.T
3. BALANCE AREA OF PLOT (1-2)	= 19298.955 SQ.M.T
4. AMENITY SPACE IF APPLICABLE	NIL
(a) REQUIRED -	NIL
(b) ADJUSTMENT OF 2(b), if any	NIL
(c) BALANCE PROPOSED	NIL
5. NET PLOT AREA (3-4(C))	= 19298.955 SQ.M.T
6. RECREATION OPEN SPACE (IF APPLICABLE)	
(a) REQUIRED - 10% =	= 1929.89 SQM.T
(b) PROPOSED - 10.04% =	= 1938.70 SQ.M.T
7. INTERNAL ROAD AREA	= 6758.325 SQ.M.T
8. SERVICE ROAD AND HIGHWAY WIDENING	NIL
9. PLOTABLE AREA	= 10551.93
10. PRO-RATA FACTOR FOR CALCULATION ON LAYOUT PLOTS (5/9)= 19299.21 / 10551.93	= 1.829
11. AREA FOR INCLUSIVE HOUSING	NIL
(a) REQUIRED -	NIL
(b) PROPOSED -	NIL
AREA UNDER ELECT,SUB & S.T.P.	= 50.00 SQ.MT

: INDEX :

KHASRA BOUNDARY SHOWN THUS :
OPEN SPACE BOUNDARY SHOWN THUS :
SPACE FOR WASTE WATER TREATMENT SHOWN THUS : W.T.P.
ELECTRIC SUB-STATION SHOWN THUS : ELE. SUB.

LAYOUT PLAN SCALE :- 1:500
SITE PLAN SCALE :- 1:1000
SHEET No. :- 1
DWG No. :-

N W E S

OWNER'S NAME SIGNATURE :-

1) Mrs. Manisha Deepak Agrawal 2) Smt. Arti Amit Raja 3) Smt. priti Hitesh Khetan

LICENSED SURVEYOR'S NAME SIGNATURE :-

Anil Bhave

Anil R. Bhave
Planner & Designer
Diploma in Civil Engineering
Pratap Nagr, Nagpur. M.-9823894183
N.M.R.D.A. Lic. No. : 3