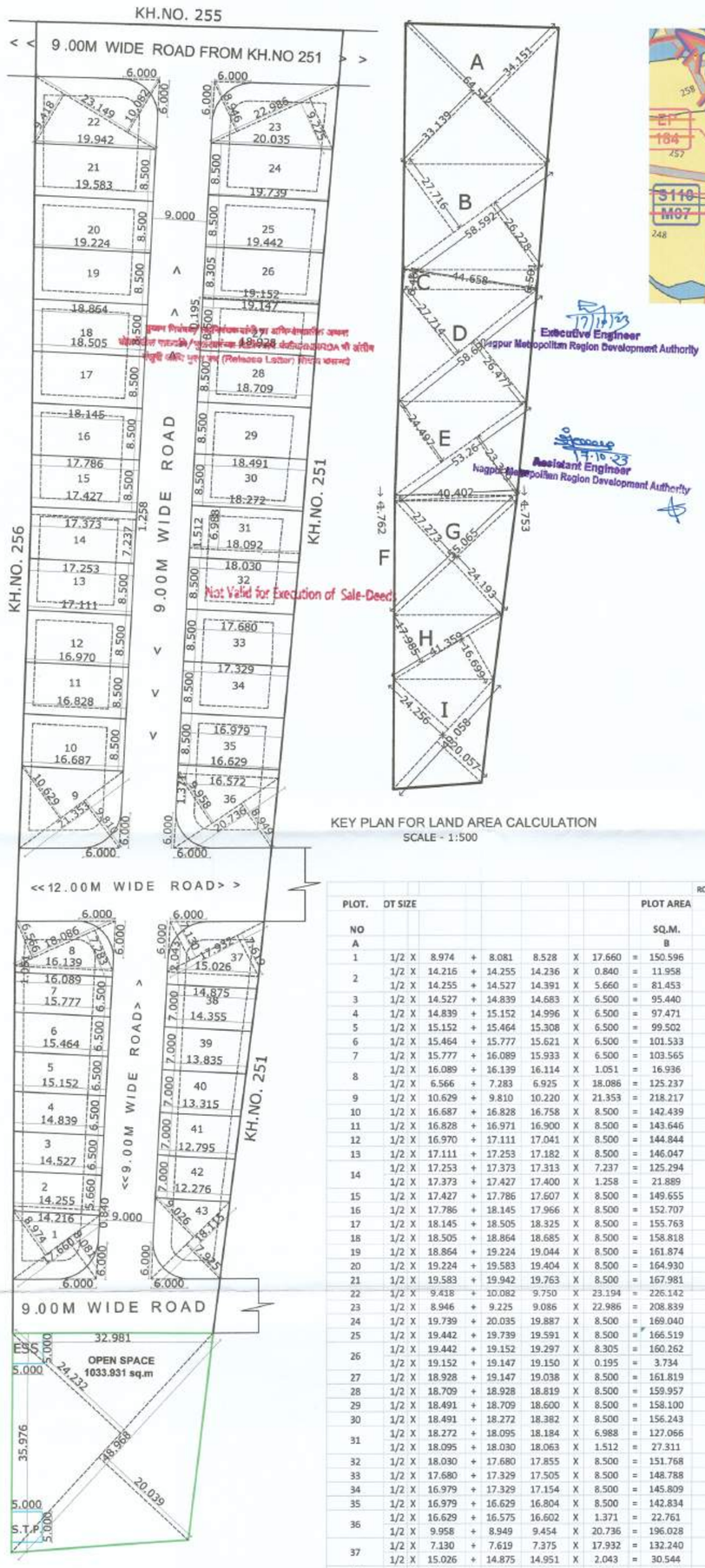
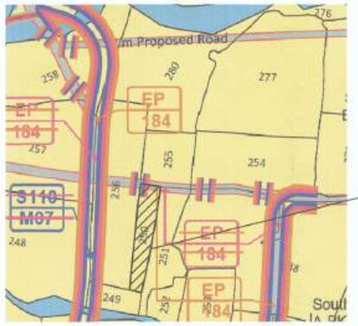


KEY PLAN FOR LAND AREA CALCULATION
SCALE - 1:500



Demarcation Purpose Only

PROPOSED DP PLAN OF KH. NO. 255

AREA UNDER KHASRA										
A	1/2	X	33.139	+	34.151	33.645	X	64.572	=	2172.525	SQ.M
B	1/2	X	27.716	+	26.228	26.972	X	58.592	=	1580.343	SQ.M
C	1/2	X	6.461	+	6.501	6.481	X	44.658	=	289.428	SQ.M
D	1/2	X	27.714	+	26.477	27.096	X	58.692	=	1590.289	SQ.M
E	1/2	X	24.497	+	23.379	23.938	X	53.26	=	1274.938	SQ.M
F	1/2	X	1.762	+	1.753	1.758	X	40.402	=	71.007	SQ.M
G	1/2	X	27.273	+	24.193	25.733	X	55.065	=	1416.988	SQ.M
H	1/2	X	17.985	+	16.699	17.342	X	41.359	=	717.248	SQ.M
I	1/2	X	24.256	+	20.057	22.157	X	49.058	=	1086.954	SQ.M
								TOTAL		10199.719	SQ.M

AREA UNDER OPEN SPACE									
A	1/2	X	24.232	+	20.039	22.1355	X	48.968	=	1083.931	SQ.M
							LESS AREA FOR WTP & ESS			5X5X2		50.000	SQ.M
								TOTAL		=	1033.931	SQ.M

PLOT. NO	DT SIZE							PLOT AREA SQ.M.	ROUNDING AREA	REMAINING PLOT AREA IN SQ.M.		PRO-RATA	B/UP AREA ON	FRONT ROAD	BASIC	PERMISSIBLE	NO.OF PLOTS	NET AREA IN SQ.M.	NET PLOT AREA FOR FSI (SQ.M)
A								B	C	D		E	F	G	H	I	J	K	L
1	1/2	X	8.974	+	8.081	8.528	X 17.660	= 150.596	7.720	142.876	X	1.610	230.030	12.000	1.100	253.033	1	142.876	230.030
2	1/2	X	14.216	+	14.255	14.236	X 0.840	= 11.958	0.000	93.411	X	1.622	151.512	30.00/15.00	1.100	166.664	1	93.411	151.512
	1/2	X	14.255	+	14.527	14.391	X 5.660	= 81.453											
3	1/2	X	14.527	+	14.839	14.683	X 6.500	= 95.440	0.000	95.440	X	1.622	154.803	12.000	1.100	170.283	1	95.440	154.803
4	1/2	X	14.839	+	15.152	14.996	X 6.500	= 97.471	0.000	97.471	X	1.622	158.098	12.000	1.100	173.907	1	97.471	158.098
5	1/2	X	15.152	+	15.464	15.308	X 6.500	= 99.502	0.000	99.502	X	1.622	161.392	12.000	1.100	177.531	1	99.502	161.392
6	1/2	X	15.464	+	15.777	15.621	X 6.500	= 101.533	0.000	101.533	X	1.622	164.687	12.000	1.100	181.156	1	101.533	164.687
7	1/2	X	15.777	+	16.089	15.933	X 6.500	= 103.565	0.000	103.565	X	1.622	167.982	12.00/12.00	1.100	184.780	1	103.565	167.982
8	1/2	X	16.089	+	16.139	16.114	X 1.051	= 16.936	7.720	134.452	X	1.631	219.292	30.00/15.00	1.100	241.221	1	134.452	219.292
	1/2	X	6.566	+	7.283	6.925	X 18.086	= 125.237											0.000
9	1/2	X	10.629	+	9.810	10.220	X 21.353	= 218.217	7.720	210.497	X	1.622	341.426	12.000	1.100	375.569	1	210.497	341.426
10	1/2	X	16.687	+	16.828	16.758	X 8.500	= 142.439	0.000	142.439	X	1.622	231.036	12.000	1.100	254.139	1	142.439	231.036
11	1/2	X	16.828	+	16.971	16.900	X 8.500	= 143.646	0.000	143.646	X	1.622	232.993	12.000	1.100	256.293	1	143.646	232.993
12	1/2	X	16.970	+	17.111	17.041	X 8.500	= 144.844	0.000	144.844	X	1.622	234.937	13.000	1.100	258.431	1	144.844	234.937
13	1/2	X	17.111	+	17.253	17.182	X 8.500	= 146.047	0.000	146.047	X	1.622	236.888	12.000	1.100	260.577	1	146.047	236.888
14	1/2	X	17.253	+	17.373	17.313	X 7.237	= 125.294	0.000	147.183	X	1.622	238.731	30.00/15.00	1.100	262.605	1	147.183	238.731
	1/2	X	17.373	+	17.427	17.400	X 1.258	= 21.889											0.000
15	1/2	X	17.427	+	17.786	17.607	X 8.500	= 149.655	0.000	149.655	X	1.622	242.741	12.000	1.100	267.015	1	149.655	242.741
16	1/2	X	17.786	+	18.145	17.966	X 8.500	= 152.707	0.000	152.707	X	1.622	247.690	12.000	1.100	272.459	1	152.707	247.690
17	1/2	X	18.145	+	18.505	18.325	X 8.500	= 155.763	0.000	155.763	X	1.622	252.647	12.000	1.100	277.911	1	155.763	252.647
18	1/2	X	18.505	+	18.864	18.685	X 8.500	= 158.818	0.000	158.818	X	1.622	257.603	12.000	1.100	283.364	1	158.818	257.603
19	1/2	X	18.864	+	19.224	19.044	X 8.500	= 161.874	0.000	161.874	X	1.622	262.560	12.000	1.100	288.816	1	161.874	262.560
20	1/2	X	19.224	+	19.583	19.404	X 8.500	= 164.930	0.000	164.930	X	1.622	267.516	12.000	1.100	294.268	1	164.930	267.516
21	1/2	X	19.583	+	19.942	19.763	X 8.500	= 167.981	0.000	167.981	X	1.622	272.466	9.000	1.100	299.712	1	167.981	272.466
22	1/2	X	9.418	+	10.082	9.750	X 23.194	= 226.142	7.720	218.422	X	1.622	354.280	9.000	1.100	389.708	1	218.422	354.280
23	1/2	X	8.946	+	9.225	9.086	X 22.986	= 208.839	7.720	201.119	X	1.622	326.216	9.000	1.100	358.837	1	201.119	326.216
24	1/2	X	19.739	+	20.035	19.887	X 8.500	= 169.040	0.000	169.040	X	1.622	274.182	9.000	1.100	301.600	1	169.040	274.182
25	1/2	X	19.442	+	19.739	19.591	X 8.500	= 166.519	0.000	166.519	X	1.622	270.094	9.000	1.100	297.104	1	166.519	270.094
26	1/2	X	19.442	+	19.152	19.297	X 8.305	= 160.262	0.000	163.996	X	1.622	266.001	9.000	1.100	292.601	1	163.996	266.001
	1/2	X	19.152	+	19.147	19.150	X 0.195	= 3.734											
27	1/2	X	18.928	+	19.147	19.038	X 8.500	= 161.819	0.000	161.819	X	1.622	262.470	9.000	1.100	288.717	1	161.819	262.470
28	1/2	X	18.709	+	18.928	18.819	X 8.500	= 159.957	0.000	159.957	X	1.622	259.451	9.000	1.100	285.396	1	159.957	259.451
29	1/2	X	18.491	+	18.709	18.600	X 8.500	= 158.100	0.000	158.100	X	1.622	256.438	9.000	1.100	282.082	1	158.100	256.438
30	1/2	X	18.491	+	18.272	18.382	X 8.500	= 156.243	0.000	156.243	X	1.622	253.426	9.000	1.100	278.768	1	156.243	253.426
31	1/2	X	18.272	+	18.095	18.184	X 6.988	= 127.066	0.000	154.377	X	1.622	250.399	30.00/15.00	1.100	275.439	1	154.377	250.399
	1/2	X	18.095	+	18.030	18.063	X 1.512	= 27.311											
32	1/2	X	18.030	+	17.680	17.855	X 8.500	= 151.768	0.000	151.768	X	1.622	246.167	10.000	1.100	270.784	1	151.768	246.167
33	1/2	X	17.680	+	17.329	17.505	X 8.500	= 148.788	0.000	148.788	X	1.622	241.335	9.000	1.100	265.468	1	148.788	241.335
34	1/2	X	16.979	+	17.329	17.154	X 8.500	= 145.809	0.000	145.809	X	1.622	236.502	9.000	1.100	260.152	1	145.809	236.502
35	1/2	X	16.979	+	16.629	16.804	X 8.500	= 142.834	0.000	142.834	X	1.622	231.677	9.000	1.100	254.844	1	142.834	231.677
36	1/2	X	16.629	+	16.575	16.602	X 1.371	= 22.761	7.720	211.069	X	1.622	342.354	15.00/9.00	1.100	376.590	1	211.069	342.354
	1/2	X	9.958	+	8.949	9.454	X 20.736	= 196.028											
37	1/2	X	7.130	+	7.619	7.375	X 17.932	= 132.240	7.720	155.063	X	1.622	251.513	15.00/9.01	1.100	276.664	1	155.063	251.513
	1/2	X	15.026	+	14.875	14.951	X 2.043	= 30.544											
38	1/2	X	14.875	+	14.355	14.615	X 7.000	= 102.305	0.000	102.305	X	1.622	165.939	9.000	1.100	182.533	1	102.305	165.939
39	1/2	X	13.835	+	14.355	14.095	X 7.000	= 186.743	0.000	186.743	X	1.622	302.897	9.000	1.100	333.187	1	186.743	302.897
40	1/2	X	13.315	+	13.835	13.575	X 7.000	= 95.025	0.000	95.025	X	1.622	154.131	9.000	1.100	169.544	1	95.025	154.131
41	1/2	X	12.795	+	13.315	13.055	X 7.000	= 91.385	0.000	91.385	X	1.622	148.226	9.000	1.100	163.049	1	91.385	148.226
42	1/2	X	12.276	+	12.795	12.536	X 7.000	= 87.749	0.000	87.749	X	1.622	142.328	9.000	1.100	156.561	1	87.749	142.328
43	1/2	X	9.026	+	7.925	8.476	X 18.115	= 153.534	7.720	145.814	X	1.622	236.510	9.000	1.100	260.161	1	145.814	236.510
																TOTAL	43	6288.575	10199.564

PROPOSED RESIDENTIAL LAYOUT PLAN ON KH. NO. 250
MOUZA-JAMTHA .TAH.- NAGPUR (GRAMIN) - DISTT. NAGPUR.

BELONGING TO,
M/S. ARA HABITATS LLP THROUGH PARTNER
1) SHRI. ATUL PREMCHAND TAJPURIYA
2) SHRI. RAHUL JAGDISH BONDRE

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)	10200.000	SQ.M.
	b) As Per Measurement Sheet (Including govt.share)	10199.719	SQ.M.
	d) As Per Site	10199.719	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)	10199.719	SQ.M.
	4. Amenity Space (if applicable)		
	(a) Required -	N.A.	SQ.M.
	(b) Adjustment of 2 (b),if any	000.00	SQ.M.
	(c) Balance Proposed -	N.A.	SQ.M.
	5. Net Plot Area (3-4(c))	10199.719	
	6. Recreational Open Space (if applicable)		
	(a) Required -	1019.972	SQ.M.
	(b) Proposed -	1033.931	SQ.M.
	(C) Area under ESS	50.000	SQ.M.
	7. Internal Road Area	2827.213	SQ.M.
	8. Service Road And Highway Widening	0.000	SQ.M.
	9. Plotable Area	6288.575	SQ.M.
	10.Pro-rata factor For FSI Calculations (Net plot area/plotable area)	1.622	SQ.M.

LEGEND : -

AREA UNDER KASARA BOUNDRY SHOWN IN
AREA UNDER OPEN SPACE SHOWN IN
AREA UNDER ESS & WTP SHOWN IN

OWNER :

M/S. ARA HABITATS LLP THROUGH PARTNER

1) SHRI. ATUL PREMCHAND TAJPURIYA

2) SHRI. RAHUL JAGDISH BONDRE

ARCHITECT/LICENSED ENGINEER :

PAWAN RAVIPRASAD GUPTA
B.E. (CIVIL)
PLANNERS, BUILDERS AND DEVELOPERS
LIC. NO. N.I.T. 1969, N.M.R.D.A. 39, N.M.C. 380
OFF. : - SHOP NO. 118 SECOND FLOOR SHRIRAM SHYAM TOWER, SADAR NAGPUR -440001
EMAIL ID - pawan_r_gupta@yahoo.co.in
Mo.No.- 9923432949

N

EMAIL ID - pawan_r_gupta@yahoo.co.in MOBILE NO.9923432949

DRG. NO.	SCALE	DATE	DRAWN BY
SUB-01	1 : 500	12 /10 / 2023	G.KAWAS