FREEZED AREA CALCULATION @50% OF TOTAL SALABLE AREA =8653.38SQMT (i.e. 17306.76 x50%)

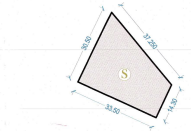
S.NO.	TYPE	PLOT NOS.			NO'S OF PLOT	B	X	L	ARES IN SQM
1	B	106	to	119	14	5.5	x	18	1377.116
2	C	78	to	96	19	6	x	20	2280.000
3	E	120			1	(5.56+5.52)/2	x	14	77.560
4	D	121	to	150	30	5.8	x	14	2436.000
5	E	151			1	5.57	x	14	77.980
6	E	152			1	(5.57+5.50)/2	x	14	77.490
7	D	153	to	180	28	5.8	x	14	2273.600
8	E	181			1	(5.90+6.20)/2	x	14	84.700
					95	Total Freezed Area			8684.45

MORTGAGED AREA CALCULATION @15% OF TOTAL SALEBLE AREA

S.NO.	TYPE	PLOT NOS.			NO'S OF PLOT	B	X	L	ARES IN SQM
1	D	128	to	143	16	5.8	x	14	1299.200
2	D	160	to	175	16	5.8	x	14	1299.200
					32	Total Freezed Area			2598.40

FREEZED AREA DETAIL

1. REQUIRED @50% OF 17306.76 = 8653.38SQMT.
2. proposed freezed area = 8684.45 SQMT.



COMMERCIAL AREA DETAIL
S = (30.50+14.30)/2 X 33.50 = 750.40 SQMT OR 0.185 ACRE

F.I. Ed
JD Sanwal
PA
ATP
OTP

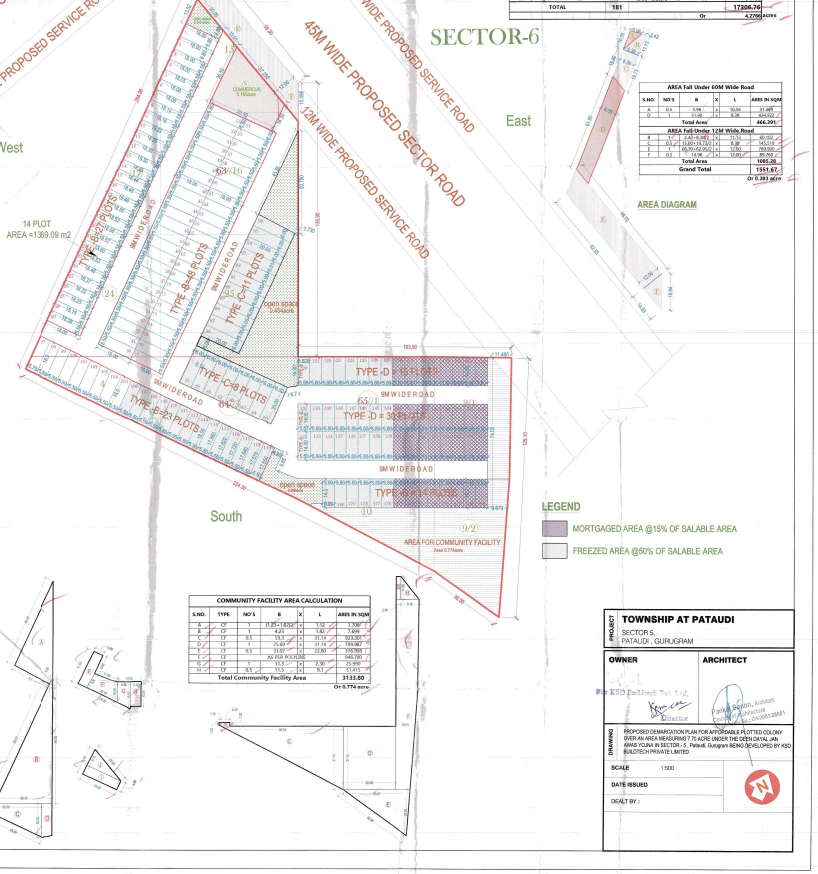
Area Summary

Discription	Area (In Acres)	Percentage	Proposed Area	Percentage
Total Area of Land	7.7			
Area falling under sector road	0.115			
Balance Area (A)	7.585			
50% od Sector Area (B)	0.0575			
Total of A+B	7.6425			
Required open space area (7.5%)	0.573187	7.5	0.583	7.65
10% area to be transferred free of cost to the Government	0.7642	10	0.774	10.15
Permissible Commercial Area	0.3057	4	0.185	2.43
Area under plots	4.86325	63	4.2796	56.13
Total permissible saleable area	4.367625	65	4.4616	58.54
Minimum permissible density	240		320.63	
Maximum permissible density	400			

Density Calculation	No's of Plots	Persons/Plot	Total Persons	PPA
Total Density	185	11/5	2443.5	310.73

DEMARCATION AREA STATEMENT FOR RESIDENTAIL PLOTTED COLONY IN SECTOR 5, PATAUDI, DISTRICT GURUGRAM, HARYANA

S.NO.	TYPE	PLOT NOS.			NO'S OF PLOT	B	X	L	ARES IN SQM
1	A	1	to	2	2	6.00	x	18.00	244.80
2	B	3			1	5.50	x	18.00	99.00
3	B	4			1	5.50	x	(18+18.05)/2	99.76
4	B	5			1	5.50	x	(18.05+18.08)/2	99.34
5	B	6			1	5.50	x	18.08	99.44
6	B	7			1	5.50	x	(18.08+18.14)/2	99.63
7	B	8			1	5.50	x	(18.14+18.16)/2	99.83
8	B	9			1	5.50	x	(18.16+18.22)/2	100.23
9	B	10			1	5.50	x	(18.22+18.25)/2	100.29
10	B	11			1	5.50	x	(18.25+18.30)/2	100.332
11	B	12			1	5.50	x	18.30	100.650
12	B	13			1	5.50	x	(18.30+18.35)/2	100.760
13	B	14			1	5.50	x	(18.35+18.44)/2	101.172
14	B	15			1	5.50	x	(18.44+18.48)/2	101.530
15	B	16			1	5.50	x	18.48	101.640
16	B	17			1	5.50	x	(18.48+18.50)/2	101.695
17	B	18			1	5.50	x	(18.50+18.52)/2	101.805
18	B	19			1	5.50	x	(18.52+18.56)/2	101.970
19	B	20			1	5.50	x	(18.56+18.57)/2	102.157
20	B	21			1	5.50	x	(18.57+18.60)/2	102.272
21	B	22			1	5.50	x	(18.60+18.53)/2	102.157
22	B	23			1	5.50	x	(18.53+18.49)/2	101.750
23	B	24			1	5.50	x	(18.49+18.37)/2	101.280
24	B	25			1	5.50	x	(18.37+18.33)/2	100.848
25	B	26			1	5.50	x	(18.32+18.23)/2	100.567
26	B	27			1	5.50	x	(18.25+18.15)/2	100.100
27	B	28			1	5.50	x	(18.15+18.08)/2	99.632
28	B	29			1	5.50	x	(18.08+18.00)/2	99.220
29	A	30	to	52	23	5.5	x	18	2277.000
30	A		53		1	(4.8+6.0)/2	x	18	99.900
31	A		54		1	(5.8+6.0)/2	x	18	106.200
32	B	55	to	77	23	5.5	x	18	2277.000
33	C	78	to	96	19	6	x	20	2280.000
34	D	97			1	5.7	x	18	102.600
35	B	98	to	113	16	5.5	x	18	1584.000
36	B	114			1	5.5	x	(18.0+17.86)/2	98.615
37	B	115			1	5.5	x	(17.86+17.82)/2	98.533
38	B	116			1	5.5	x	(17.82+17.72)/2	97.735
39	B	117			1	5.5	x	(17.72+17.64)/2	97.249
40	B	118			1	5.5	x	(17.64+17.57)/2	96.828
41	B	119			1	5.5	x	(17.57+17.53)/2	96.580
42	E	120			1	(5.56+5.52)/2	x	14	77.560
43	D	121	to	150	30	5.8	x	14	2436.000
44	E	151			1	5.57	x	14	77.980
45	E	152			1	(5.57+5.50)/2	x	14	77.490
46	D	153	to	180	28	5.8	x	14	2273.600
47	E	181			1	(5.90+6.20)/2	x	14	84.700
	TOTAL				181				17306.76
								Or	4.2760 Acres



AREA Fall Under 60M Wide Road

S.NO.	NO'S	B		L	ARES IN SQM
A	0.5	3.98	x	30.96	61.885
D	1	5.08	x	8.28	404.510
		Total Area			466.395

AREA Fall Under 12M Wide Road

S.NO.	NO'S	B		L	ARES IN SQM
B	1	(4.87+5.08)/2	x	21.15	80.704
C	0.5	(5.30+5.15)/2	x	8.38	43.124
E	1	(5.30+5.15)/2	x	18.00	93.528
F	0.5	14.08	x	10.80	80.700
		Total Area			1065.28
		Grand Total			1531.67
					Or 0.383 acre

LEGEND

- MORTGAGED AREA @15% OF SALABLE AREA
- FREEZED AREA @50% OF SALABLE AREA

OPEN SPACE AREA CALCULATION

S.NO.	TYPE	NO'S	B	X	L	ARES IN SQM
A	Green Area	0.5	21.19	x	45.8	497.617
B	Green Area	0.5	28.16	x	42.68	600.658
C	Green Area	0.5	33.2	x	55.7	461.262
D	Green Area	1	(8.21+2.95)	x	5.08	73.050
	Green Area	1	1.09+0.11	x	5.25	6.300
	Total Addition					1637.982
	Deduction Area					
1	Green Area	0.5	1.73	x	1.9	1.574
	Total Area					1636.408
1	Green Area	1	(17.55+18.05)	x	43.7	87.580
2	Green Area	1	(18.05+17.90)	x	(8.24+4.5)	190.035
3	Green Area	1	(19.25+17.90)	x	4.5	83.925
4	Green Area	1	4.5	x	0.8	3.600
	Total Area					359.741
1	Green Area	0.5	8.32	x	18	74.880
2	Green Area	1	18	x	4.8	86.400
	Total Area					161.280
	Total Open Space Area					2359.25
						Or 0.583 acre

COMMUNITY FACILITY AREA CALCULATION

S.NO.	TYPE	NO'S	B	X	L	ARES IN SQM
A	CF	1	11.25+13.05	x	1.12	1.708
B	CF	1	4.23	x	1.82	7.699
C	CF	0.5	15.1	x	31.14	703.285
D	CF	1	25.69	x	31.14	799.987
E	CF	0.5	33.07	x	22.80	376.588
F	CF	1	AS PER POLYLINE			940.190
G	CF	1	15.9	x	2.30	25.990
H	CF	0.5	15.3	x	9.1	57.415
	Total Community Facility Area					3133.80
						Or 0.774 acre

PROJECT

TOWNSHIP AT PATAUDI

SECTOR 5,
PATAUDI , GURUGRAM

OWNER

For KSD Buildtech Pvt. Ltd.
Director

ARCHITECT

Pankaj Gupta, Architect
Reg. No. CA/2000/20583

DRAWING

PROPOSED DEMARCATION PLAN FOR AFFORDABLE PLOTTED COLONY OVER AN AREA MEASURING 7.70 ACRE UNDER THE GREEN DAYAL JAN AWAS YOJNA IN SECTOR - 5 , Pataudi, Gurugram BEING DEVELOPED BY KSD BUILDTECH PRIVATE LIMITED

SCALE 1:500

DATE ISSUED

DEALT BY :