



# AMSTORIA

AREA STATEMENT AS PER ALREADY APPROVED LAYOUT PLAN			AREA STATEMENT AS REVISED LAYOUT PLAN (126.674+7.03125)		
DESCRIPTION	Area in Acres	Percentage	DESCRIPTION	Area in Acres	Percentage
Total area of the scheme	126.674		Total area of the scheme	133.7025	
Area under sector road	0.360		Area under sector road	0.360	
Balance Scheme Area (A)	126.314		Balance Scheme Area (A)	133.31625	
50% of the area falling under sector roads (B)	0.180		50% of the area falling under sector roads (B)	0.180	
Total (A+B)	126.494		Total (A+B)	133.5025	
Area under integrated G.H.	5.010		Area under integrated G.H.	5.010	
Area under undetermined use	3.424		Area under undetermined use	3.424	
Net Planned Area	118.040		Net Planned Area	126.0725	
Area under plots	53.876	45.59%	Area under plots	56.6107	45.28%
Area under commercial	4.300	3.64%	Area under commercial	4.300	3.44%
<b>TOTAL SALEABLE AREA</b>	<b>57.876</b>	<b>49.03%</b>	<b>TOTAL SALEABLE AREA</b>	<b>60.9107</b>	<b>48.72%</b>

DETAIL OF PLOTS									
TYPE	AREA IN SQ. YD.	PLOT DIMENSION (SQM.)		AREA OF PLOTS (IN SQM.)	NO. OF PLOTS	TOTAL PLOTS	AREA UNDER PLOTS (IN SQM.)	TOTAL PLOTS	AREA UNDER PLOTS (IN SQM.)
		W	D						
A	300	11.000	23.000	253.000	154	154	38962.000	154	39215.000
B	500	27.600	15.000	414.000	117	117	48438.000	117	48438.000
B1	500	30.500	15.000	457.500	33	150	15597.500	33	15597.500
C	250	11.000	19.000	209.000	128	128	26752.000	128	27197.000
C1	250	11.400	19.334	220.068	35	163	7215.266	35	7215.266
C2	247	8.330	24.750	206.165	14	14	2986.345	37	7628.168
F	225	9.150	20.600	188.490	179	179	33739.710	177	33362.730
F1	204	8.380	20.340	170.449	12	12	2045.390	12	2045.390
F2	181	7.600	19.900	151.340	69	69	10435.560	69	10435.560
F3	182	9.000	16.900	152.100	16	16	2433.600	16	2433.600
F4	185	10.800	14.350	154.980	57	57	8633.850	74	11468.520
D	1000	20.460	45.340	927.656	7	7	6493.595	7	6493.595
E	60	4.200	12.000	50.400	206	206	10382.400	222	11188.800
NURSING HOME					1000	3	3000.000	1108	3000.000
TOTAL AREA UNDER PLOTS (ACRS)					1027	1027	216915.23	1108	220695.20
							53.876		56.611

DENSITY CALCULATIONS			
CATEGORY	NO. OF PLOTS	NO. OF PERSON PER PLOT	TOTAL PERSON
GENERAL PLOTS	621	13.5	11083.5
EWS	206	6	1236
<b>TOTAL POPULATION</b>			<b>12320 PERSON</b>
DENSITY PERMISSIBLE	Total Person / Net Planned Area		100 PPA
DENSITY ACHIEVED			109.60 PPA

DETAIL OF NPNL PLOTS AND EWS PLOTS			
CATEGORY	NO. OF PLOTS	%	NO. OF PLOTS
NPNL	256.751	25.00	256
EWS	255.451	25.00	255

CALCULATION OF GREEN			
Area under green	Required (in acs.)	Provided (in acs.)	250 Sample
A	7.992	9.596	9.596

DETAILS OF COMMUNITY SITES				
Sr. No.	Community Sites	Unit area (In Acs.)	Required	Provided
1	Nursery School	0.20	3	3
2	Primary School	1.00	1	1
3	High School	5.00	1	1
4	Religious Building	0.20	1	1
5	Club	0.20	1	1
6	Club	2.00	1	1
7	Sub Post Office 40 Sgm.	0.25	3	3
8	Nursing Home	0.25	3	3
9	Dispensary	1.25	1	1
10	Club 250 sqm each	0.20	3	3
11	ATM of 12 sqm.	-	3	3
12	Beauty Parlour of 12 sqm.	-	3	3
13	Multipurpose Booth 3'X 5' 5 sqm.	-	3	3
14	Milk & Vegetable Booth	-	3	3
15	Taxi Stand	0.50	1	1

**LEGEND:-**

- ADDITIONAL APPLIED LAND (Red outline)
- UD CONVERTED INTO PLANNING (Yellow fill)
- NPNL PLOTS (Blue outline)
- CHANGE FROM APPROVED LAYOUT PLAN (White fill)
- STP CHANNEL/NALLAH (Blue hatched)
- COMMERCIAL (Grey hatched)
- COMMUNITY FACILITIES (Green hatched)
- UNDETERMINED USE (White fill)
- GREEN (Green fill)
- INTEGRATED G.H. (Diagonal hatched)
- SITE BOUNDARY (Black dashed line)

CLIENT  
**COUNTRYWIDE PROMOTERS PVT. LTD**  
 REGD OFFICE: OT-14, 3RD FLOOR, NEXT DOOR,  
 PARKLANDS, SECTOR-76,  
 FARIDABAD, HARYANA -121004

Authorized Signatory: **DEEPAK VASHISTA** CA/2003/32557  
 Architect / Town Planner

REVISED LAYOUT PLAN OF  
 RESIDENTIAL COLONY AT  
 SECTOR - 102 & 102A IN GURGAON,  
 HARYANA.

This is a **REVISIONAL APPROVED LAYOUT PLAN**  
 Copy for the use of the City Corporation is the general public.

DINESH KUMAR (DHP)  
 RAHUL SINGLA (ATP)  
 S.K. SHARMA (DTP)  
 H. L. LAL (HTP)  
 H. T. SHARMA (HTP)  
 K. MARRAND PANDURANG (DTP)