

AREA SUMMARY					
S.NO.	PARTICULARS	PERMISSIBLE		ACHIEVED	
		IN ACRES	IN SQ.MT.	IN ACRES	IN SQ.MT.
A	AREA OF THE SCHEME	33.75	136581.39		
B	AREA UNDER 50 METER GREEN BELT	0.92	3741.42		
C	BALANCE AREA (A)	32.83	132839.97		
D	50% AREA OF ROAD WIDENING (B)	0.46	1870.71		
E	NET PLANNED AREA (A+B)	100%	134710.68		
I	AREA UNDER INDUSTRIAL PLOTS	MINIMUM	14.9803	54.31%	73161.27
II	AREA UNDER RESIDENTIAL	MAXIMUM	4.84	3.94%	4769.78
III	AREA UNDER COMMERCIAL	MAXIMUM	6735.53	4.98%	6735.03
IV	AREA UNDER TOTAL MIXED USE	MAXIMUM	26942.14	8.92%	2,8386
VI	TOTAL SALEABLE AREA	MAXIMUM	21.64	62.83%	11504.81
VII	AREA UNDER ROADS/OPEN SPACE & PUBLIC BUILDINGS	35%	87561.94	20.9171	84666.08
			11,6913	37.17%	12,8329

INDUSTRIAL PLOT DETAIL						
S.No.	PLOT Type & Number	Width (meters)	Length (meters)	Area (sq.mt.)	No. of Plots	Total Area (sq.mt.)
1	A : 1-2	103	106	505.77	6	3034.62
2	B : 3-36	20	980	852.86	34	28997.32
3	C : 37-42	15	940	451.35	6	2708.11
4	D : 43-79	15	500	468.26	37	17325.44
5	E : 80-83	14	180	428.74	4	1718.94
6	F : 84-90	30	208	3063.88	7	4400.51
7	G : 91-102	20	170	884.45	12	10613.45
8	H : 107-112	22	392	946.61	6	5679.64
	Total			22,392	112	73161.10

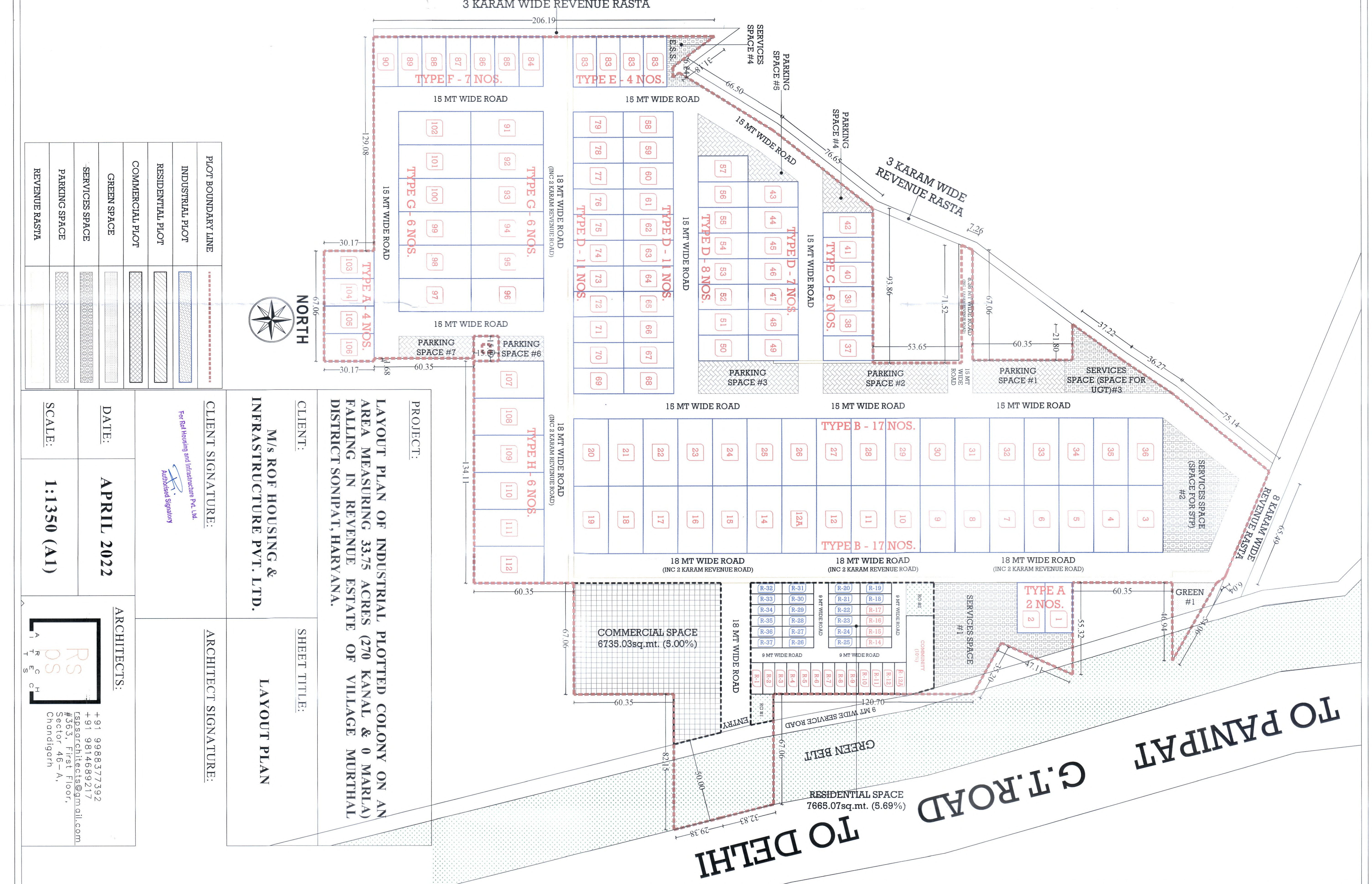
COMMERCIAL PLOT						
S.No.	Type	Width (meters)	Length (meters)	Area (sq.mt.)	Nos.	Total Area (sq.mt.)
1	COMMERCIAL	as per polyline		6735.03	1	6735.03
	Total			6735.03	1	6735.03

PARKING SPACE						
S.No.	Type	Width (meters)	Length (meters)	Area (sq.mt.)	Nos.	Total Area (sq.mt.)
1	Parking Space #1	as per polyline		1100.45	1	1100.45
2	Parking Space #2	as per polyline		1364.34	1	1364.34
3	Parking Space #3	as per polyline		1168.53	1	1168.53
4	Parking Space #4	as per polyline		453.74	1	453.74
5	Parking Space #5	as per polyline		681.26	1	681.26
6	Parking Space #6	as per polyline		471.38	1	471.38
7	Parking Space #7	as per polyline		693.33	1	693.33
	Total			5935.11	7	5935.11

SERVICES AREA						
S.No.	Type	Width (meters)	Length (meters)	Area (sq.mt.)	Nos.	Total Area (sq.mt.)
1	Services Space #1	as per polyline		3053.32	1	3053.32
2	Services Space #2	as per polyline		2483.19	1	2483.19
3	Services Space #3	as per polyline		1318.88	1	1318.88
4	Services Space #4	as per polyline		430.97	1	430.97
	Total			7286.46	4	7286.46

GREEN AREA						
S.No.	Type	Width (meters)	Length (meters)	Area (sq.mt.)	Nos.	Total Area (sq.mt.)
1	Green #1	as per polyline		395.32	1	395.32
	Total			395.32	1	395.32

GREEN AREA						
S.No.	Type	Width (meters)	Length (meters)	Area (sq.mt.)	Nos.	Total Area (sq.mt.)
1	Green #1	as per polyline		395.32	1	395.32
	Total			395.32	1	395.32



RESIDENTIAL AREA DETAIL			
S.NO.	PARTICULARS	(IN ACRES)	(IN SQ.MT.)
I	PLOT AREA	1.89	766.07
II	AREA UNDER PLOTS (SALEABLE AREA)	1.83	466.30
V	OPEN SPACE OR PARKS	0.14	574.88
VI	AREA UNDER COMMUNITY FACILITY	0.19	766.51
VII	DISPNEY	240	400
VIII	UNITS	25.3	42.1

DETAIL OF 50% RESIDENTIAL PLOTTED AREA REQUIRED TO BE FREED AS PER POLICY						
S.No.	Type	Width (meters)	Length (meters)	Area (sq.mt.)	No. of Plots	Total Area (sq.mt.)
1	R : 1-12A	7.280	19.056	138.16	13	1786.03
2	R : 14-17	6.500	123.91	797.75	24	2973.75
	Total			1935.78	37	4759.78

COMMUNITY			
S.No.	Description	Area (sq.mt.)	Units
1	Community	767.85	49 mt.
	TOTAL	767.85	49 mt.

DENSITY CALCULATION			
S.No.	Description	Area (sq.mt.)	Units
1	Total Number of Plots	37	Plots
2	Number of Persons in 1 Plot	18	Persons
3	Total Number of Persons	666	Persons
4	Green Area	1,892	Acres
5	Density Assumed	347.17	Persons

GREEN AREA CALCULATION

Description	Area (sq.mt.)	Units
Residential Green - RGH1	241.16	49 mt.
Residential Green - RGH2	334.89	49 mt.
TOTAL	576.05	49 mt.

To be read with License No. 53 of 2012 dated 06/10/2022

This is a preliminary plan for a residential plot of 1.89 acres (766.07 sq.mt.) located in Sector 46-A, Chandigarh. The plan is prepared in accordance with the provisions of the Chandigarh Development Act, 1956 and the Chandigarh Building Bye-laws, 1972. The plan shows the layout of the plot, including the location of the plots, roads, and green areas. The plan is subject to the approval of the Chandigarh Development Authority.

The plan is prepared by the Architect, M/s. Rof Housing & Infrastructure Pvt. Ltd., Chandigarh. The plan is dated 04/04/2022.

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The plan is prepared by the Architect, M/s. Rof Housing & Infrastructure Pvt. Ltd., Chandigarh. The plan is dated 04/04/2022.

CLIENT: M/s. ROF HOUSING & INFRASTRUCTURE PVT. LTD.

PROJECT: LAYOUT PLAN OF INDUSTRIAL PLOTTED COLONY ON AN AREA MEASURING 33.75 ACRES (270 KANAL & 0 MARLA) FALLING IN REVENUE ESTATE OF VILLAGE MURTHAL DISTRICT SONPAT, HARYANA.

CLIENT SIGNATURE: [Signature]

ARCHITECT SIGNATURE: [Signature]

DATE: APRIL 2022

SCALE: 1:1350 (A1)

ARCHITECTS: R S ARCHITECTS, Chandigarh

CONTACT: +91 9988377392, +91 9814689217, +91 9814689217, Email: R.S.Architects@gmail.com, Sector: 46-A, Chandigarh