



AREA STATEMENT :

DESCRIPTION	AREA IN	AREA IN	AREA	AREA
	SQ.METER	ACRES	ACHIEVED	PERMISSIBLE
TOTAL AREA OF THE SCHEME	121430.79	30.00625	—	65%
A - AREA UNDER PLOTS	69188.65	17.10 (A)	56.98 %	ACHIEVED (A+B)
B - AREA UNDER COMMERCIAL	4861.86	1.20(B)	4.00 %	60.98 %

DETAIL OF PLOTS

TYPE OF PLOTS	DIMENSION OF PLOTS IN SQM.		AREA OF PLOTS IN SQM.	NO OF PLOTS	AREA UNDER PLOTS
	W	D			
A	6.57	15.48	101.70	5	508.52
B	6.06	15.48	93.81	8	750.47
C	7.01	16.88	118.33	22	2603.23
CI	6.72	16.88	113.43	1	113.43
D	7.18	17.22	123.64	17	2101.87
D1	6.74	17.22	116.06	2	232.13
E	6.60	14.60	96.36	51	4914.36
F	6.91	15.25	105.38	104	10959.26
F1	6.99	15.25	106.60	20	2131.95
G	6.78	14.67	99.46	72	7161.31
G1	6.66	14.66	97.64	19	1855.08
G2	7.59	14.66	111.27	4	445.08
H	6.71	19.28	129.37	44	5692.23
I	6.31	15.17	95.72	9	861.50
J	6.55	19.70	129.04	7	903.25
K	6.53	22.95	149.86	30	4495.91
L	6.71	13.72	92.06	9	828.55
M	6.62	17.03	112.74	12	1352.86
N	7.20	19.11	137.59	18	2476.66
N1	7.11	21.09	149.95	71	10646.44
O	7.34	20.42	149.88	22	3297.42
P	6.97	16.70	116.40	9	1047.59
Q	6.60	13.76	90.82	27	2452.03
R	6.10	14.55	88.76	5	443.78
S	6.66	13.72	91.38	10	913.75
TOTAL				598	69188.65

DETAIL OF GREEN

	AREA IN SQMTR.	AREA IN ACS.	AREA PROVIDE	AREA REQUIRED
GREEN-I	2669.60	0.6596	2.2213 %	(916.79 sqm.)
GREEN-II	6473.84	1.5997	5.3323 %	7.50 %
TOTAL	9143.44	2.2593	7.527 %	

3.001 acres Land Reserved For Community Facilities for Transfer to Government.

TOTAL PLOTS	PERSON PER PLOTS	TOTAL DENSITY	PERCENTAGE PER ACRES
598	13.5	8073.00	8073.00 / 30.00625 = 269.04 PPA

SAY = 269.04 PPA

- To be read with Licence No. 182 of 2022 dated 28/04/2022
- This layout plan for an area measuring 30.00625 acres (30,006.25 sqm) is approved in accordance with the provisions of the Haryana Urban (Control and Regulation of Building) Act, 2001 and the Haryana Urban (Control and Regulation of Building) Rules, 2002. The layout plan is approved subject to the following conditions:
 - The layout plan shall be read in conjunction with the drawing appearing on the application numbered under Rule 17 and the Urban Code.
 - The total area of the colony shall not exceed 40% of the total planned area of the colony. The reserve area intended for commercial purposes shall be taken as planned for utilization of the area under plot.
 - That the allocation of plots as per size of all the Residential Plots and Commercial plots shall be as indicated from the Department and construction of all plots shall be governed by the Haryana Building Code, 2007 and the Detailed Plan approved by the Director, Town & Country Planning, Haryana.
 - That for proper planning and disposition of services in the area adjacent to the colony, the collector shall abide by the provisions of the Act by the modification of layout plan of the colony.
 - That the minor roads falling in the colony shall be kept free for circulation/throughout as shown in the layout plan.
 - That the collector shall abide by the directions of the HUDA, Haryana and accordingly shall make necessary changes in the layout plan for making any adjustment in the alignment of the residential roads, drainage road and other roads for proper utilization of the planning purpose of the adjoining areas.
 - The 50% property shall be reserved directly from the savings rate of 20% or wider area road of the colony.
 - All green belts provided in the layout plan within the boundary of the colony shall be developed by the applicant. All other green belts within the boundary area shall be developed by the Haryana Urban Development Authority in accordance with the directions of the Director, Town and Country Planning, Haryana as at the time of submission of the approval of the scheme.
 - The applicant shall provide and maintain a minimum percentage of reserved open space in addition, the same will be provided by the Haryana Urban Development Authority.
 - Reserve area shall be a minimum 4m wide for all plots and a minimum 6m wide for 4 metres between the plots.
 - Any minor deviation and where the permissible 4% under commercial use shall be allowed to be open space.
 - The details of the non-residential plots shall be given to the Director, Town and Country Planning, Haryana which form part of the sanctioned plan shall be submitted by the applicant on the ground plan on the basis of Section 12(1) of the Act and Rule 10.
 - The 100 sqm plots are being approved subject to the conditions that these plots should not have a coverage of more than 70% of the standard minimum area.
 - The plan shall be read in conjunction with the registration of the foundation of the scheme through one and take with the area under plot and there shall be equality in the layout of the development and utilization of the reserves. The reserves in the complete layout shall be taken as 50% of the plot.
 - That the side water supply system shall be provided as per Haryana Urban (Control and Regulation of Building) Act, 2001 and the Haryana Urban (Control and Regulation of Building) Rules, 2002.
 - That the collector shall be responsible for providing 5m wide road for all plots as well as for common use.
 - That the collector shall ensure the provision of Solar Water Heating System for the provision of water No. 10-12-2002 (Haryana Urban) 13, 13A, 13B and 13C by Haryana Government Renewable Energy Department.
 - That the collector shall ensure that all plots comply with the provisions of the Haryana Urban (Control and Regulation of Building) Act, 2001 and the Haryana Urban (Control and Regulation of Building) Rules, 2002.



Seema Rani
 Signature of Architect
SEEMA RANI
 CA/2015/2259

For AMOLK BUILDCON LLP
 P. S. HANDEY
 Signature of Engineer

ARCHITECT SIGNATURE AUTHORIZED SIGNATORY

CLIENT:-
M/S AMOLK BUILDCON LLP
 ADD. 14/3, MAIN MATHURA ROAD, MEWLA MAHARAJPUR, FARIDABAD HARYANA-121003.

LAYOUT PLAN OF AFFORDABLE RESIDENTIAL PLOTTED COLONY UNDER (DDJY) AT SECTOR-98, AREA MEASURING 30.00625 ACS. IN VILLAGE BHUPANA, DISTRICT-FARIDABAD, HARYANA.

SCALE :- 1:1000 DATE:-JULY-2022 DESIGN BY:-PANKAJ KAPOOR M-8800093157