



AREA STATEMENT :

DESCRIPTION	AREA IN SQ. METER	AREA IN ACRES	AREA ACHIEVED	AREA PERMISSIBLE
TOTAL AREA OF THE SCHEME	114879.95	28.3875	—	65%
AREA UNDER 60M WIDE SECTOR ROAD	1023.31	0.2528		
BALANCE AREA -A	113856.64	28.134		
50% AREA FALLING UNDER 60 Meter ROAD -B	511.655	0.1264		
ACHIEVED (A+B)	114368.295	28.26		53.62%
NET PLANNED AREA (A+B)	114368.295	28.26		
A - AREA UNDER PLOTS	56810.636	14.038	49.67%	
B - AREA UNDER COMMERCIAL	4516.24	1.116	3.95%	
TOTAL PLOTS	504	15.154	53.62%	

DETAIL OF PLOTS

TYPE OF PLOTS	DIMENSION OF PLOTS IN SQ.M.	AREA OF PLOTS IN SQ.M.	NO OF PLOTS	AREA UNDER PLOTS
A	7.32 x 16.50	120.780	11	1328.580
AL	6.50x11.32(2.08x2.07/2)	71.570	12	858.840
B	6.10 x 12.47	76.057	12	912.684
C	6.60 x 15.00	99.000	13	1287.000
CL	6.70 x 15.00	100.500	9	904.500
D	7.32 x 16.50	120.780	183	2102.740
D1	8.85 x 16.50	146.025	1	146.025
D2	8.85x16.50(8.87x6.24/2)	133.950	1	133.950
D3	9.09 x 16.50	149.985	1	149.985
D4	7.32 x 13.08 - 0.83 x 0.50/2	95.530	1	95.530
D5	8.72 x 16.50	143.880	1	143.880
D6	7.32 x 20.49	148.987	1	148.987
D7	7.32x12.14(1.67x1.00/2)	88.025	1	88.025
D8	7.32 x 16.50 (4.51x7.62/2)	103.600	1	103.600
D9	7.32 x 13.50 (4.51x7.62/2)	92.730	1	92.730
D10	9.32 x 16.50 (2.21x3.56/2)	149.850	1	149.850
D11	5.69 x 12.85	73.117	1	73.117
E	6.66 x 16.50	109.890	25	2747.250
E1	6.66 x 17.26	114.952	9	1034.564
E2	6.66 x 11.65	77.589	1	77.589
E3	6.10 x 10.32(11.92/2)	73.930	1	73.930
E4	6.10 x 14.50	88.450	1	88.450
E5	8.02x13.35(3.35x2.00/2)	103.720	1	103.720
E6	6.66 x 18.50 - 3.89 x 2.34/2	118.660	1	118.660
E7	6.66 x 18.50	123.210	2	246.420
F	6.46 x 14.32	92.507	19	1757.637
F1	8.56 x 14.32	122.579	1	122.579
F2	6.10 x 14.34	87.474	7	612.318
G	6.71 x 16.79	112.661	23	2591.201
H	6.42 x 16.64	106.829	48	5127.782
I	5.90 x 12.79	75.461	21	1584.681
J	5.75 x 12.79	73.543	14	1029.595
K	7.32 x 17.24	126.197	48	6057.446
L	8.70 x 17.24	149.988	1	149.988
M	6.71 x 16.50	110.715	4	442.860
M1	7.48x15.75(1.89x3.03/2)	114.950	1	114.950
N	7.14 x 13.72	97.961	5	489.804
N1	6.86 x 22.47	154.144	1	154.144
N2	6.86 x 17.00	116.620	1	116.620
TOTAL		504	56810.636	

TOTAL AREA UNDER PLOTS = 14.038

DETAIL OF GREEN

AREA IN SQ.MTR.	AREA IN ACS.	AREA PROVIDE	AREA REQUIRED
GREEN-I	2007.40	0.486	1.7472 %
GREEN-II	1953.40	0.4826	1.70 %
GREEN-III	1234.70	0.3051	1.0747 %
GREEN-IV	3441.50	0.8504	3.006 %
TOTAL	8637.00	2.1341	7.5219 %
SFP MORTUARY AREA	21.00		

DETAIL OF COMMUNITY FACILITIES FOR TRANSFER TO GOVERNMENT.

AREA IN SQ.MTR.	AREA IN ACS.	AREA PROVIDE	AREA REQUIRED
COMMUNITY-I	4575.30	1.1305	3.9823 %
COMMUNITY-II	6933.70	1.7133	6.035 %
TOTAL	11509.00	2.8438	10.02 %

TOTAL PLOTS	NO. OF UNITS	POPULATION ALLOWED PER UNIT	PERCENTAGE PER ACRES
504	4	4.5	9072.00 / 28.26 = 321.01 PPA
			SAY = 321.00 PPA

M/S ARAVALI INFRA-TECH PVT. LTD.
 CLIENT:-
 ADDRESS:-
 LAYOUT PLAN OF AFFORDABLE RESIDENTIAL PLOTTED COLONY UNDER (DDIAY) AT SECTOR-14, AREA MEASURING 28.3875 ACS, IN VILLAGE KOT, DISTRICT-PANCHKULA, HARYANA.
 SCALE :- 1:1200 DATE:-DEC-2022 DESIGN BY:-PANKAJ KAPOOR M-8800093157



To be read with Licence No. 45 of 2023 Dated 19/12/23.
 This layout plan for an area measuring 28.3875 acres (showing No. 45 of 2023) is prepared and submitted to the Government of Haryana for approval. The area is bounded by the following:
 North: ...
 South: ...
 East: ...
 West: ...
 The layout plan is submitted for approval to the Government of Haryana, Department of Urban Planning, Panchkula. The plan is prepared in accordance with the provisions of the Haryana Urban Planning Act, 1972 and the Haryana Urban Planning Rules, 1973. The plan is submitted for approval to the Government of Haryana, Department of Urban Planning, Panchkula. The plan is prepared in accordance with the provisions of the Haryana Urban Planning Act, 1972 and the Haryana Urban Planning Rules, 1973.

10.06 % Area (56810.636 sqm. of Total Saleable area) to be Mortgaged against (DDW B.G.) in Favour of DTCP Haryana.

TYPE OF PLOTS	DIMENSION OF PLOTS IN SQ.M.	AREA OF PLOTS IN SQ.M.	NO OF PLOTS	AREA UNDER PLOTS
C	35-37	6.60 x 15.00	3	237.00
CI	38-46	6.70 x 15.00	9	904.50
H	177-180	6.42 x 16.64	18	1922.94
G	348-370	6.71 x 16.79	23	2591.20
TOTAL			53	5715.64

TOTAL AREA = 5715.64 X 100 / 56810.636 = 10.06 % (1.412 ACS.)

10.06 % Area (56810.636 sqm. of Total Saleable area) to be Mortgaged against (EDC B.G.) in Favour of DTCP Haryana.

TYPE OF PLOTS	DIMENSION OF PLOTS IN SQ.M.	AREA OF PLOTS IN SQ.M.	NO OF PLOTS	AREA UNDER PLOTS
J	107-120	5.75 x 12.79	14	1029.60
I	121-141	5.90 x 12.79	21	1584.66
H	142-170	6.42 x 16.64	29	3098.07
TOTAL			64	5712.33

TOTAL AREA = 5712.33 X 100 / 56810.636 = 10.06 % (1.412 ACS.)

DETAIL OF MORTGAGED AREA WITH KILLA NO. FALLING UNDER 10.06 % against EDC B.G.

REC/ KILLA NO.	AREA IN SQ.M.	AREA IN K - M - S
771/1/2	276.01	00 - 10 - 8
771/2	753.59	01 - 09 - 7
771/3	2010.93	03 - 19 - 5
771/4	2678.00	05 - 05 - 8
TOTAL	5712.33 sqm.	11 - 06 - 1

DETAIL OF MORTGAGED AREA WITH KILLA NO. FALLING UNDER 10.06 % against DDW B.G.

REC/ KILLA NO.	AREA IN SQ.M.	AREA IN K - M - S
771/2	1924.42	03 - 16 - 01
771/20	1202.70	02 - 07 - 5
721/16/1	339.65	00 - 13 - 04
731/20	2251.48	04 - 09 - 0
TOTAL	5715.64 sqm.	11 - 06 - 01

AUTHORIZED SIGNATORY
 (Signature)
 SEEMA BANSI
 SEEMA RANI
 CA/2015/72259
 ARCHITECT SIGNATURE

AUTHORIZED SIGNATORY
 (Signature)
 ARCHITECT SIGNATURE

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