



SITE AREA DETAILS			
TYPE	PREFIX	WIDTH	LENGTH
A	167.17	48.0	47.77
B	45.682	10.000	2.8725
C	145.692	10.000	2.8725
D	24.308	10.000	24.308
E	1	46.415	150.876
F	0.5	15.612	140.510
G	17.602	17.393	30.175
H	17.393	84.440	44.912
I	1	84.239	60.350
J	1	84.239	60.350
TOTAL AREA (SQ.MT.)			20268.851
AREA IN ACRES			5.000

SITE AREA DIAGRAM

TOTAL AREA OF LAND = 5.000 ACRES (20268.851 SQ.MT.)					
AREA	ACRES	SQ.MTS.	PERCENTAGE	PROPOSED	
				AREA	PERCENTAGE
Required Open Space Area (7.5%)	0.375	1519.350	7.5	0.4036	1633.491
10% area to be transferred free of cost to the govt.	0.500	2026.853	10.0	0.502	2030.113
Permissible commercial area	0.200	810.341	4.0	0.122	493.579
Area Under Plots	3.054	12357.704	61.0	2.740	11086.788
Total permissible area	3.254	13188.045	65.0	2.862	11550.367
Permissible Density	240-400 ppa		280.46 PPA		
Achieved Density	280.46		280.46		

PLOT AREA DETAIL			
TYPE	WIDTH	LENGTH	AREA
A	8.424	17.500	147.420
A1	8.423	17.500	147.403
B	6.248	17.500	110.340
B1	6.237	17.500	110.295
B2	8.251	17.500	144.393
C	8.500	17.500	148.750
D	8.150	18.341	148.478
E	7.000	13.230	92.610
E1	6.282	12.772	79.638
TOTAL PLOT AREA			11086.788
IN ACRES			2.740

20% MORTGAGED PLOT AREA DETAIL			
TYPE	WIDTH	LENGTH	AREA
C	8.500	17.500	148.750
TOTAL PLOT AREA			2231.250
IN ACRES			0.551

AREA UNDER 24.0 METER WIDE ROAD			
S.NO.	WIDTH	LENGTH	AREA
1	1.000	10.000	24.308
2	0.500	5.029	42.8677
TOTAL AREA			350.871

**LEGEND:-**

- COMMERCIAL
- LAND TO BE TRANSFER TO GOVT.
- SERVICES
- OPEN/GREEN
- 20% MORTGAGED PLOTS SHOWN AS
- AREA UNDER 24.0M ROAD

**TITLE:-**  
PROPOSED DEMARCATION PLAN FOR D.D.J.A.Y. AFFORDABLE PLOTTED COLONY OVER AN OVER AREA OF 5.006 ACRES (40K-IM) FALLING IN THE REVENUE ESTATE OF VILLAGE BEHRAMPUR, SECTOR 59, G.M.U.C. (HR) BEING DEVELOPED BY - SH. SADHU RAM, SH. RATI RAM, OTHERS IN COLLABORATION WITH CZARR VILLAS PVT. LTD. (FORMERLY KNOWN AS M/S NEEL MAHADEV BUILDTECH PVT.LTD.)

**OWNERS SIGNATURE:-** [Signature]  
**ARCHITECT SIGNATURE:-** [Signature]

**DATE:-** OCT. -2022  
**SCALE:-** 1:450(A1)

**DRAWING TITLE:-** DEMARCATION PLAN

**SHEET NO.** 01

6 KARAM WIDE RASTA

19/12/2011  
11 KV HT. LINE

3 KARAM WIDE RASTA  
9.0M WIDE ROAD  
D-6  
3/1/1

PROPOSED 24.0M WIDE ROAD

C-18  
C-09  
C-09  
9/1

COMMUNITY FACILITIES  
2030.113 sq.mt.  
(0.502 ACS)

COMMERCIAL  
AREA DIAGRAM

COMMERCIAL AREA DETAILS			
TYPE	PREFIX	WIDTH	LENGTH
A	35	35	13.500
TOTAL AREA (SQ.MT.)			483.879
AREA IN ACRES			0.122

GREEN AREA DETAILS			
TYPE	PREFIX	WIDTH	LENGTH
G1	17.393	24.308	421.250
G2	17.393	24.308	421.250
G3	17.393	24.308	421.250
G4	17.393	24.308	421.250
G5	17.393	24.308	421.250
G6	17.393	24.308	421.250
G7	17.393	24.308	421.250
G8	17.393	24.308	421.250
TOTAL AREA (SQ.MT.)			3370.000
AREA IN ACRES			0.768

COMMUNITY FACILITIES AREA DETAILS			
TYPE	PREFIX	WIDTH	LENGTH
C1	10.000	14.397	143.970
C2	10.000	14.397	143.970
C3	10.000	14.397	143.970
C4	10.000	14.397	143.970
C5	10.000	14.397	143.970
C6	10.000	14.397	143.970
TOTAL AREA (SQ.MT.)			863.841
AREA IN ACRES			0.205

GREEN AREA DIAGRAM

COMMUNITY FACILITIES AREA DIAGRAM

COMMERCIAL AREA DIAGRAM