

DEMARICATION PLAN OF AFFORDABLE PLOTTED COLONY UNDER DEEN DAYAL JAN AWAS YOJNA OVER AN AREA MEASURING 8.16875 ACRES, IN THE REVENUE ESTATE OF VILLAGE - BABUPUR IN SECTOR 106, GURUGRAM BEING DEVELOPED BY : MRG CASTLE REALTY LLP

DTF
ATP
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TOTAL PLOT AREA	=	8.16875 ACRES	=	33057.710 SQMT.		
AREA STATEMENT						
DESCRIPTION	ACRES	REQUIRED AREA SQMT.	%	PROPOSED AREA ACRES	SQMT.	%
1 TOTAL AREA OF THE LAND	8.16875	33057.710		1.02	4119.319	12.46%
2 OPEN SPACE AREA (GREEN)	0.61	2479.328	7.50%			
3 AREA TO BE TRANSFERRED FREE OF COST TO THE GOVERNMENT (COMMUNITY)	0.817	3305.771	10.00%	0.82	3306.829	10.00%
4 COMMERCIAL AREA	0.327	1322.308	4.00%	0.22	888.114	2.69%
5 SALEABLE AREA	4.983	20165.203	61.00%	4.04	16343.207	49.46%
6 TOTAL SALEABLE AREA (4) + (5)	5.31	21487.512	65.00%	4.26	17231.321	52.15%
7 TOTAL NO. OF PLOTS					117	
8 MINIMUM PERMISSIBLE DENSITY @ 240 PPA				1961	2106	258 PPA
9 MAXIMUM PERMISSIBLE DENSITY @ 400 PPA				3268		(18 Person per Plots)

S.NO.	PLOT TYPE	SIZE OF PLOT		PLOT AREA (SQMT.)	NO. OF PLOTS	TOTAL AREA (SQMT.)	
		WIDTH (MTS)	LENGTH (MTS)				
1	P1			140.478	1	140.478	
2	1			121.519	1	121.519	
3	5, 11, 12, 17, 18, 23, 24, 29	8.742	17.050	149.051	8	1192.408	
4	2-4, 7-10, 13-16, 19-22, 25-28	8.642	17.050	147.346	19	2799.574	
5	6			122.978	1	122.978	
6	30, 37	8.452	16.864	142.535	2	285.070	
7	31, 36	8.352	16.864	140.848	6	845.088	
8	38, 43, 44, 49, 50, 55, 56, 61	8.742	15.000	131.130	8	1049.040	
9	39-42, 45-48, 51-54, 57-60	8.643	15.000	129.645	16	2074.320	
10	62, 69, 70, 77	8.450	17.750	149.988	4	599.952	
11	63-68, 71-76	8.350	17.750	148.213	12	1778.556	
12	78, 81, 82, 85, 86, 89, 90, 93, 94, 97, 98, 101, 102, 105, 111, 112	8.450	16.685	140.988	16	2255.808	
13	79, 80, 83, 84, 87, 88, 91, 92, 95, 96, 99, 100, 103, 104, 108-110, 113-115	8.350	16.685	139.320	20	2786.400	
14	106	6.706	9.683	64.934	1	64.934	
15	107, 116	6.805	16.685	113.541	2	227.082	
TOTAL						117	16343.207
						Acres	4.04
						Percentage Achieved	49.46%

S.NO.	WIDTH	LENGTH	AREA (SQ MT.)
1	134.112	60.350	8093.659
2	67.056	144.170	9667.464
3	67.056	92.202	6182.697
4	95.555	56.053	5356.144
5	31.852	55.321	1762.084
6	37.899	24.414	462.633
7	29.941	33.945	508.174
8	46.591	33.945	790.766
9	AS PLINE		76.871
10	AS PLINE		0.537
11	3.353	19.173	64.287
12	10.021	18.440	92.394
TOTAL AREA			33057.710

AREA CALCULATION			
1	6.985	16.764	0.5 = 58.548
2	3.353	4.597	0.5 = 7.707
3	2.388	3.353	= 8.009
4	1.555	3.353	0.5 = 2.607
TOTAL AREA			= 78.871

GREEN AREA CALCULATION			
S.NO.	WIDTH	LENGTH	AREA (SQ MT.)
G-1	3.915	2.675	0.5 = 5.236
G-2	3.177	1.514	0.5 = 3.040
G-3	2.823	1.914	0.5 = 2.702
G-4	6.000	10.120	= 60.720
G-5	6.000	1.631	0.5 = 4.893
G-6	6.216	1.631	0.5 = 5.071
G-7	14.850	10.120	= 75.141
G-8	13.374	6.454	0.5 = 43.138
G-9	6.000	135.537	= 813.222
G-10	61.056	6.000	= 366.336
G-11	6.000	106.586	= 639.516
GREEN-01 (G1)			= 2019.035
GREEN-01 (G2)			= 2100.284
TOTAL AREA (G1-G2)			= 4119.319

AREA CALCULATION P1			
1	0.635	20.500	= 17.120
2	20.500	12.035	0.5 = 123.359
TOTAL AREA			= 140.478

AREA CALCULATION O6			
1	8.742	11.502	= 100.552
2	8.742	5.132	0.5 = 22.426
TOTAL AREA			= 122.978

COMMUNITY AREA CALCULATION			
S.NO.	WIDTH	LENGTH	AREA (SQ MT.)
1	26.731	15.724	0.5 = 210.161
2	14.772	8.650	0.5 = 64.183
3	31.456	14.808	= 465.796
4	26.731	23.000	= 614.813
5	23.128	13.578	0.5 = 157.020
6	26.731	15.693	0.5 = 209.747
7	49.859	29.271	0.5 = 729.716
8	8.723	29.271	= 255.331
9	23.035	26.950	= 600.062
TOTAL COMMUNITY AREA			= 3306.829

COMMERCIAL AREA CALCULATION			
S.NO.	WIDTH	LENGTH	AREA (SQ MT.)
1	2.849	14.416	0.5 = 20.536
2	51.160	15.482	0.5 = 396.030
3	2.220	4.854	0.5 = 5.388
4	48.382	4.854	= 234.846
5	48.382	9.562	0.5 = 231.314
TOTAL COMMERCIAL AREA			= 888.114

COMMUNITY ZONING AREA			
S.NO.	WIDTH	LENGTH	AREA (SQ MT.)
1	39.639	23.271	0.5 = 461.220
2	10.833	23.271	= 252.096
3	17.035	16.050	= 413.752
TOTAL ZONING AREA			= 1157.076

- GREEN/PARK
- COMMUNITY SERVICES
- ESS
- UNDER GROUND WATER TANK
- UNDER GROUND STP TANK
- COMMERCIAL
- AREA UNDER ROAD
- COMMUNITY ZONED AREA

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DRAWING TITLE
DEMARICATION PLAN DS-01

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SIG. OF ARCHITECT

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For
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