

WATER SUPPLY SCHEME

SECTOR - 95

SECTOR - 94

12m Wide Service Road

60.0m Wide Sector Road

24.0m Wide Sector Road

SECTOR - 93

24.0m Wide Sector Road

SECTOR - 92

60.0m Wide Sector Road

GOVT. WATER SUPPLY LINE

12m Wide Service Road

COMMERCIAL 2472.59 SQM

LEGEND :-

1. WATER SUPPLY LINE (DOMESTIC)
2. WATER SUPPLY LINE (FLUSHING)
3. RISING MAIN (FROM MAIN GOVT. LINE - U.G.T.)
4. RISING MAIN FROM T.W. TO U.G.T.
5. MAIN WATER SUPPLY LINE (GOVT. LINE)
6. U.G.T.
7. TUBE WELL
8. S.T.P.
9. FIRE HYDRANT
10. F.L. = 222.52
G.L. = 222.30

Developer :-

M/S ORA LAND AND HOUSING PVT.LTD.

CORPORATE OFFICE :-
J-10/9 DLF PHASE II, MEHRAULI GURGAON ROAD
GURGAON-122002, HARYANA (INDIA)

Scale :-

1 : 1000

Date :-

11.02.2023

Owner's Signature

ORA LAND AND HOUSING PVT. LTD.
Authorised Signatory

(S. K. SHARMA) DTP(HQ)
(H. SHARMA) DTP(HQ)
(T. SATYAPRAKASH) DTP(HQ)

AR. ANITA SHARMA
CA No. 30575/2003
MOBILE : 9417350590



WATER SUPPLY SCHEME

GREEN AREA CALCULATION		
DESCRIPTION	AREA	UNIT
G1	835.06	Sqm
G2	181.81	Sqm
G3	341.83	Sqm
G4	266.54	Sqm
G5	34.38	Sqm
G6	43.62	Sqm
G7	155.93	Sqm
G8	25.16	Sqm
G9	24.39	Sqm
G10	372.22	Sqm
G11	843.23	Sqm
G12	11.72	Sqm
G13	94.61	Sqm
G14	41.56	Sqm
G15	177.87	Sqm
G16	1227.52	Sqm
G17	18.55	Sqm
G18	13.50	Sqm
G19	13.50	Sqm
G20	13.50	Sqm
G21	16.92	Sqm
G22	13.50	Sqm
TOTAL	4767.02	Sqm
	1.178	Acres

AREA STATEMENT			
TOTAL SITE AREA		PERMISSIBLE AS PER POLICY	
DESCRIPTION	AREA	PERMISSIBLE AS PER POLICY	ACHIEVED
		%	AREA
		In Acres	In Sqm
MAXIMUM AREA UNDER RESIDENTIAL USE	61.0%	9.577	2479.46
MINIMUM AREA UNDER COMMERCIAL USE	4.5%	0.626	1622.31
MINIMUM AREA UNDER OPEN SPACES	7.50%	1.178	3036.17
FACILITIES TO BE TRANSFERRED TO GOVT. FREE OF COST	30.0%	3.970	10139.35
DENSITY PERMITTED	200 PPA (MAX)	200 PPA	3528 PERSONS
NO. OF PLOTS	349 (MAX)	349	307

TOTAL RESIDENTIAL PLOTS AREA STATEMENT				
Plot No.	Width (m)	Length (m)	Area (sqm)	Total Area (sqm)
110 TO 120	7.48	18.20	136.34	30
31 TO 42	7.54	17.93	135.29	12
43 TO 56	6.46	11.46	74.03	14
57 TO 76	6.66	13.91	92.64	20
77	AS PER SIZE	116.40	1	116.40
78 TO 97	7.50	19.60	147.00	20
98 TO 99	9.67	15.50	149.89	2
100 TO 112a	6.83	14.00	95.62	14
114	AS PER SIZE	86.44	1	86.44
115 TO 127	6.83	14.00	95.62	13
128	AS PER SIZE	94.71	1	94.71
129 TO 138	6.83	14.35	98.01	10
139	6.24	11.12	69.39	1
140	AS PER SIZE	74.54	1	74.54
141	AS PER SIZE	64.14	1	64.14
142	AS PER SIZE	80.53	1	80.53
143	AS PER SIZE	85.29	1	85.29
144	AS PER SIZE	97.24	1	97.24
145 TO 153	6.55	12.80	83.84	7
152 TO 161	6.92	15.50	107.26	10
162 TO 172	7.26	15.73	114.20	11
173 TO 181	7.57	17.75	134.37	9
182 TO 189	7.48	18.06	135.09	8
190	AS PER SIZE	127.43	1	127.43
191	AS PER SIZE	116.25	1	116.25
192	AS PER SIZE	93.04	1	93.04
193	AS PER SIZE	75.84	1	75.84
194 TO 211	7.29	14.12	102.93	18
212 TO 219	6.92	16.00	111.72	8
220	AS PER SIZE	135.73	1	135.73
221 TO 232	7.50	18.82	141.15	12
233	AS PER SIZE	148.82	1	148.82
234	AS PER SIZE	111.33	1	111.33
235	AS PER SIZE	53.75	1	53.75
236 TO 243	6.95	18.25	126.84	8
244	AS PER SIZE	149.46	1	149.46
245 TO 247	7.83	17.42	136.40	3
248 TO 255	5.92	15.08	89.27	8
256 TO 289	6.02	14.12	85.00	34
290 TO 307	6.21	14.12	87.69	18
Grand Total				307

To be read with Licence No. 25 of 2023 Dated 16/02/2023

That this layout plan for an additional area measuring 4.30625 acres in the Affordable Residential Plotted Colony (under SOJAY-2016) over an measuring 11.39375 acres (Licence No. 108 of 2022 dated 05.08.2022), thereby making total site area 15.70000 acres (Drawing No. 9/2016 Dated 16/02/2023) compared to licence which is issued in respect of Affordable Residential Plotted Colony (under Open Based on Joint Venture) being developed by Ora Land and Housing Pvt. Ltd., Sector-93, Gurugram is hereby approved subject to the following conditions:

1. That this layout plan shall be read in conjunction with the clauses appearing on the agreement executed under Rule 11 and the bilateral agreement.
2. That the plotted area of the colony shall not exceed 55% of the net planned area of the colony. The entire area reserved for commercial purposes shall be taken as plotted for calculation of the area under plots.
3. That the demarcation plans as per site of all the Residential Plots and Commercial site shall be got approved from this Department and construction on these sites shall be governed by the Haryana Building Code, 2017 and the zoning plan approved by the Director, Town & Country Planning, Haryana.
4. That for proper planning and integration of services in the area adjacent to the colony, the colonizer shall abide by the directions of the DTP for the modification of layout plans of the colony.
5. That the revenue rasta falling in the colony shall be kept free for circulation/movement as shown in the layout plan.
6. That the colonizer shall abide by the directions of the DTP, Haryana and accordingly shall make necessary changes in the layout plan for making any adjustment in the alignment of the peripheral roads, internal road circulation or for proper integration of the planning and layout of the adjoining areas.
7. That no property/plot shall derive access directly from the carriage way of 30 meters or wider sector road if applicable.
8. All green belts provided in the layout plan within the licensed area of the colony shall be developed by the colonizer. All other green belts outside the licensed area shall be developed by the Haryana Urban Development Authority/colonizer on the direction of the Director, Town & Country Planning, Haryana or in accordance with terms and conditions of the agreement of the license.
9. At the time of demarcation plan, if required percentage of organized open space is reduced, the same will be provided by the colonizer in the licensed area.
10. No plot will derive an access from less than 9 meters wide road would mean a minimum clear width of 9 meters between the plots.
11. Any access area over and above the permissible 4% under commercial use shall be deemed to be open space.
12. The portion of the sector/development plan roads /green belts as provided in the Development Plan if applicable, which form part of the licensed area shall be transferred free of cost to the Government on the basis of Deed of Surrender of land and building.
13. That the odd size plots are being approved subject to the conditions that these plots should not have a frontage of less than 75% of the standard frontage when demarcated.
14. That you will have no objection to the regularization of the boundaries of the license through give and take with the land that HSPV is finally able to acquire in the interest of planned development and integration of services. The decision of the competent authority shall be binding in this regard.
15. That the rain water harvesting system shall be provided as per Central Ground Water Authority norms/Haryana Govt. notification as applicable.
16. That the colonizer/owner shall use only Light-Emitting Diode Lamps (LED) fitting for internal lighting as well as campus lighting.
17. That the colonizer/owner shall ensure the installation of Solar Photovoltaic Power Plant as per the provision of order No.22/52/2005-Spower dated 21.03.2016 issued by Haryana Government Renewable Energy Department.
18. That the colonizer/owner shall strictly comply with the directions issued vide Notification No. 19/6/2016-SP dated 31.03.2016 issued by Haryana Government Renewable Energy Department for enforcement of the Energy Conservation Building Code.

Project :-
LAYOUT PLAN FOR
LAND BEARING KHASRA NOS.
35/1/25/2, 34/1/23/2, 24/1, 36/1/4, 5/1, 6/1/1/2, 6/2, 7, 14/1, 15/1, 16/2,
37/1/3/2, 4/1, 4/3, 5/1, 7/1, 7/3, 8/1/1/1, 8/1/1/2, 8/2/2, 11/1, 12/1,
12/2/1, 13/1/1, 14/3, 20/3, 20/4, 21/22, 23/2/1 OF REVENUE STATE OF VILLAGE HAYATPUR,
LAND BEARING KHASRA NOS.
72/1/23/2MIN., 24MIN.,
83/1/6, 7/1, 13/2, 14/1, 14/2, 15 OF REVENUE STATE OF VILLAGE WAZIRPUR,
TEHSIL & DISTRICT GURUGRAM FOR THE GRANT OF AFFORDABLE PLOTTED COLONY SETUP IN
SECTOR-93 GURUGRAM UNDER THE MASTER PLAN OF GURGAON MANESAR URBAN COMPLEX 2031

SEWERAGE SCHEME

GREEN AREA CALCULATION		
DESCRIPTION	AREA	UNIT
G1	835.06	SqM
G2	181.81	SqM
G3	341.83	SqM
G4	266.54	SqM
G5	34.38	SqM
G6	43.62	SqM
G7	355.93	SqM
G8	25.16	SqM
G9	23.89	SqM
G10	372.22	SqM
G11	843.23	SqM
G12	13.72	SqM
G13	94.61	SqM
G14	41.56	SqM
G15	177.87	SqM
G16	1227.52	SqM
G17	13.55	SqM
G18	13.50	SqM
G19	13.50	SqM
G20	13.50	SqM
G21	16.90	SqM
G22	13.50	SqM
TOTAL	4767.02	SqM
	1.178	Acres

AREA STATEMENT					
TOTAL SITE AREA		15.70 ACRES 6335.95 SQM			
		PERMISSIBLE USES/ POLICY		ACHIEVED AREA	
		In acres	In Sqm	%	In Sqm
MAXIMUM AREA UNDER RESIDENTIAL USE		02.00%	0.317	2.02%	0.317
MAXIMUM AREA UNDER COMMERCIAL USE		0.0%	0.000	0.00%	0.000
MINIMUM AREA UNDER ORGANISED GREEN FACILITIES TO BE TRANSFER TO GOVT. PR. COST		7.50%	1.178	47.61%	1.178
DISPOSITIVE PERMITTED		30.0%	2.570	43.63%	30.0%
Hous of PLOTS		346 PPG (246)	2568 PPG (200)	532 PPA	3526 PPG
		400 PPA (260)	636 PPG (500)		
		10 PERCENT	250 PPG		
		PHR PLOT	345 PPG X		

TOTAL LENGTH PLOTS AREA STATEMENT					
Plot No	Width (m)	Length (m)	Area (sqm)	No. of Plots	Total Area (sq.m)
110 TO 120	7.48	18.20	136.14	10	498.04
130 TO 142	7.54	17.93	135.19	12	1622.32
143 TO 56	6.46	11.46	74.03	14	1026.64
57 TO 76	6.06	13.91	92.64	20	1852.38
77	AS PER SIZE		116.40	1	116.40
78 TO 97	7.50	19.60	147.00	20	2940.00
98 TO 99	5.67	15.50	145.89	7	799.13
100 TO 112a	6.83	14.00	95.62	14	1338.68
114	AS PER SIZE		86.44	1	86.44
115 TO 127	6.83	14.00	95.62	13	1243.03
128	AS PER SIZE		94.71	1	94.71
129 TO 138	6.83	14.35	98.01	10	980.10
139	6.24	11.12	69.39	1	69.39
140	AS PER SIZE		74.54	1	74.54
141	AS PER SIZE		64.14	1	64.14
142	AS PER SIZE		80.53	1	80.53
143	AS PER SIZE		85.29	1	85.29
144	AS PER SIZE		92.34	1	92.34
145 TO 151	6.55	12.80	83.84	7	586.88
152 TO 161	6.92	15.50	107.26	10	1072.60
162 TO 172	7.26	15.73	114.20	11	1256.16
173 TO 181	7.57	17.75	134.37	9	1209.33
182 TO 189	7.48	18.06	135.69	8	1085.52
190	AS PER SIZE		127.43	1	127.43
191	AS PER SIZE		116.25	1	116.25
192	AS PER SIZE		93.04	1	93.04
193	AS PER SIZE		75.84	1	75.84
194 TO 211	7.29	14.12	102.93	18	1852.74
212 TO 219	6.92	16.00	112.72	8	885.76
220	AS PER SIZE		135.73	1	135.73
221 TO 232	7.50	18.82	141.15	12	1693.80
233	AS PER SIZE		148.82	1	148.82
234	AS PER SIZE		111.33	1	111.33
235	AS PER SIZE		53.75	1	53.75
236 TO 243	6.95	18.25	126.84	8	1014.72
244	AS PER SIZE		149.46	1	149.46
245 TO 247	7.83	17.42	136.40	3	409.20
248 TO 255	5.92	15.08	89.27	8	714.16
256 TO 269	6.02	14.12	85.00	34	2890.00
290 TO 307	6.21	14.12	87.59	18	1576.62
Grand Total				307	3342.32

STP, ENI & IOP		
DESCRIPTION	AREA	UNIT
STP		4322 Tons
ENI - 3		1000 Tons
ENI - 2		1000 Tons
ENI - 1		110 Tons
IOI - 2		110 Tons

To be read with Licence No. 33 of 2023 Dated 16/02/2023

That this Layout plan for an additional area measuring 4.30625 acres in the Affordable Residential Plotted Colony under DDJAY (2016) over an measuring 11.39375 acres (Licence No. 108 of 2022 dated 05.08.2022), thereby making total site area 15.70 acres (Drawing No. 90/5 Dated 16.02.22) comprised of licence which is issued in respect of Affordable Residential Plotted Colony (Under Deen Dayal Jan Awas Yojna) being developed by Ora Land and Housing Pvt. Ltd., Sector-93, Gurugram is hereby approved subject to the following conditions:-

1. That this Layout Plan shall be read in conjunction with the clauses appearing on the agreement executed under Rule 11 and the Bystrial Licenses.
2. That the plotted area of the colony shall not exceed 55% of the net planned area of the colony. The entire area reserved for commercial purposes shall be taken as ground for calculation of the area under plots.
3. That the demarcation plans as per site of all Residential Plots and Commercial site shall be got approved from this Department and construction on these sites shall be governed by the Maryana Building Code, 2017 and the Zoning Plan approved by the Director, Town & Country Planning, Maryana.
4. That the proper planning and integration of services in the area adjacent to the colony, the colonizer shall abide by the directions of the ZTC for the modification of layout plans of the colony.
5. That the revenue shall fall in the colony shall be kept free for local government as shown in the layout plan.
6. That the colonizer shall abide by the directions of the DTCP, Maryana and accordingly shall make necessary changes in the layout plan for making any adjustment in the alignment of the peripheral roads, internal road circulation or for proper integration of the planning proposals of the adjoining areas.
7. That no property/plot shall derive access directly from the cartage way of 30 metres or wider sector road if applicable.
8. All green belts provided in the layout plan within the licensed areas of the colony shall be developed by the colonizer. All other green belts outside the licensed areas shall be developed by the Maryana Urban Development Authority/colonizer on the directions of the Director, Town and Country planning, Maryana or in accordance with terms and conditions of the agreements of the licence.
9. At the time of demarcation plan, if required portion of organized open space is reduced, the same will be provided by the colonizer in the licensed area.
10. No plot will derive an access from less than 9 metres wide road would mean a minimum clear width of 9 metres between the plots.
11. Any excess area over and above the permitted area for commercial use shall be deemed to be open space.
12. The portion of the sector/road/roadside area for commercial use shall be provided as per the Development Plan, if applicable, which form part of the licensed area shall be transferred free of cost as per the agreement on the issue of Section 11 of the Act of 1976.
13. That the odd size plots are being approved subject to the conditions that those plots should not have a frontage less than 75% of the standard frontage when demarcated.
14. That you will have no objection to the regularization of the boundaries of the licence through give and take with the land that is 150% is permitted to be used in the end of the planned development and integration of services. The decision of the competent authority shall be binding in this regard.
15. That the rain water harvesting system shall be provided as per Central Ground Water Authority norms/Maryana Govt. notification as applicable.
16. That the colonizer/owner shall use only Light-Emitting Diode lamps (LED) fitting for internal lighting as well as Campus lighting.
17. That the colonizer/owner shall ensure the installation of Solar Photovoltaic Power Plant as per the provisions of order No. 2/23/2005-SPW dated 21.01.2016 issued by Maryana Government Renewable Energy Department.
18. That the colonizer/owner shall strictly comply with the directions of the Department of Environment & Forests dated 31.01.2016 issued by Maryana Government Renewable Energy Department for enforcement of the forest Conservation Building Codes.

(S. K. SHANMUGH) (HITESH SHARMA) (P. P. SINGH) (T. L. SATYAPRAKASH, IAS)
DYPHO) STP/PHO) CLPHO) DG TCHMR

(PANKAJ BENIWAL)
ATP(HO)

AR. ANITA SHARMA
CA No. 30575/2003
MOBILE : 9417350590



BEVERAGE SCHEM

SECTOR - 94

SECTOR - 94
12m Wide Service Road

SECTOR - 95

Only For Service Plan Estimate
Executive Engineer
HSVP, Division No. , Gurugram

Superintending Engineer,
HSVP Circle, Gurugram

SECTOR - 92

60.0m Wide Sector Road

GOVT. SEWER LINE 60.0

12m Wide Service Road

mm
in. ADDITIONAL APPLIED AREA

COMMERCIAL

200 mm $\varnothing=108\text{m}(I_2-I_1)$

LEGEND

1. SEWER LINE
2. D.I. PIPE (BY PUMPING) S.T.P. - MAIN SEWER
3. MAIN GOVT. SEWER LINE
4. S.T.P.
5. F.L. 222.75
G.L. 222.60
I.L. 221.75

Developer :-

M/S ORA LAND AND HOUSING PVT.LTD

CORPORATE OFFICE :-
J-10/9 DLF PHASE II, MEHRAULI GURGAON ROAD
GURGAON-122002, HARYANA (INDIA)

Scale :-

1 : 1000

Date :-

11.02.2023

Owner's Signature

ORA LAND AND HOUSING CO., LTD.

Project :-
LAYOUT PLAN FOR
LAND BEARING KHASRA NOS.
35// 25/2, 34// 23/2, 24/1, 36// 4, 5/1, 6/1 / 2, 6/2, 7, 14/1, 15/1, 16/2,
37// 3/2, 4/1, 4/3, 5/1, 7/1, 7/3, 8/1 / 1, 8/1 / 2, 8/2 / 2, 11/1, 12/1,
12/2 / 1, 13 / 1 / 1, 14/3, 20/3, 20/4, 21,22, 23 / 2 / 1 OF REVENUE STATE OF VILLAGE HAYATPUR,
LAND BEARING KHASRA NOS.
72// 23/2MIN., 24MIN.,
83// 6, 7/1, 13/2, 14/1, 14/2, 15 OF REVENUE STATE OF VILLAGE WAZIRPUR,
TEHSIL & DISTRICT GURUGRAM FOR THE GRANT OF AFFORDABLE PLOTTED COLONY SETUP IN
SECTOR-93 GURUGRAM UNDER THE MASTER PLAN OF GURGAON MANESAR URBAN COMPLEX 2031

SECTOR - 95

SECTOR - 94

STROM WATER DRAINAGE SCHEME

GREEN AREA CALCULATION		
DESCRIPTION	AREA	UNIT
G1	835.06	Sqm
G2	181.81	Sqm
G3	341.83	Sqm
G4	266.54	Sqm
G5	34.38	Sqm
G6	43.82	Sqm
G7	155.99	Sqm
G8	25.16	Sqm
G9	24.39	Sqm
G10	372.22	Sqm
G11	843.23	Sqm
G12	11.72	Sqm
G13	94.61	Sqm
G14	41.66	Sqm
G15	177.87	Sqm
G16	1322.52	Sqm
G17	18.55	Sqm
G18	13.50	Sqm
G19	13.50	Sqm
G20	13.50	Sqm
G21	16.92	Sqm
G22	13.50	Sqm
TOTAL	4787.02	Sqm
	1.178	Acres

AREA STATEMENT			
TOTAL SITE AREA			
15.70 ACRES			
6233.35 SQM			
PERMISSIBLE AS PER POLICY		ACHIEVED	
%	AREA	%	AREA
In Acres	In Sqm	In Acres	In Sqm
MAXIMUM AREA UNDER RESIDENTIAL USE	61.0%	9.577	38295.96
MAXIMUM AREA UNDER COMMERCIAL USE	4.0%	0.628	2541.17
MINIMUM AREA UNDER OPEN SPACE	7.50%	1.178	4787.02
FACILITIES TO BE TRANSFERRED TO GOVT. FREE OF COST			
240 PPA (AM)	2768 PERSONS	352 PPA	5826 PERSONS
240 PPA (AM)	2768 PERSONS	352 PPA	5826 PERSONS
18 PERSONS	200 SQM	307	3684
18 PERSONS	200 SQM	307	3684

TOTAL RESIDENTIAL PLOTS AREA STATEMENT				
Plot No	Width (m)	Length (m)	Area (Sqm)	Total Area (Sqm)
110 TO 30	7.48	18.20	136.14	4094.08
31 TO 42	7.54	17.93	135.19	1622.31
43 TO 56	6.46	11.46	74.03	1036.44
57 TO 76	6.66	13.91	92.64	1852.81
77	AS PER SIZE		116.40	116.40
78 TO 97	7.50	19.60	147.00	2940.00
98 TO 99	9.67	15.50	149.89	299.77
100 TO 1128	6.83	14.00	95.62	1338.68
113	AS PER SIZE		86.44	86.44
115 TO 127	6.83	14.00	95.62	1243.06
128	AS PER SIZE		94.71	94.71
129 TO 138	6.83	14.35	98.01	980.11
139	6.24	11.12	69.39	69.39
140	AS PER SIZE		74.54	74.54
141	AS PER SIZE		64.14	64.14
142	AS PER SIZE		80.53	80.53
143	AS PER SIZE		85.29	85.29
144	AS PER SIZE		97.24	97.24
145 TO 151	6.55	12.80	83.84	586.88
152 TO 161	6.92	15.50	107.26	1072.60
162 TO 172	7.26	15.73	114.20	1256.20
173 TO 181	7.57	17.75	134.37	1209.31
182 TO 189	7.48	18.06	135.09	1080.71
190	AS PER SIZE		127.43	127.43
191	AS PER SIZE		110.25	110.25
192	AS PER SIZE		93.04	93.04
193	AS PER SIZE		75.84	75.84
194 TO 211	7.29	14.12	102.93	1852.88
212 TO 219	6.92	16.00	110.72	885.76
220	AS PER SIZE		135.73	135.73
221 TO 232	7.50	18.82	141.15	1693.80
233	AS PER SIZE		148.82	148.82
234	AS PER SIZE		111.33	111.33
235	AS PER SIZE		53.75	53.75
236 TO 243	6.95	18.25	126.84	1014.70
244	AS PER SIZE		149.46	149.46
245 TO 247	7.83	17.42	136.40	409.20
248 TO 255	5.92	15.08	89.27	714.18
256 TO 289	6.07	14.12	85.00	2890.00
290 TO 307	6.21	14.12	87.69	1578.33
Grand Total			307	33416.17

TOTAL COMMERCIAL AREA STATEMENT		
Plot No	Width (m)	Length (m)
COMMERCIAL - 1	AS PER SIZE	2472.59
And 1/2 Vegetation length	5	5.50
TOTAL PROPOSED COMMERCIAL AREA		2500.09

SECTOR - 95

SECTOR - 94

12m Wide Service Road

60.0m Wide Sector Road

ROADS

GREEN AREA CALCULATION		
DESCRIPTION	AREA	UNIT
G1	835.06	Sqm
G2	181.81	Sqm
G3	341.83	Sqm
G4	206.54	Sqm
G5	34.38	Sqm
G6	43.62	Sqm
G7	155.93	Sqm
G8	25.16	Sqm
G9	34.39	Sqm
G10	372.22	Sqm
G11	843.23	Sqm
G12	11.72	Sqm
G13	94.61	Sqm
G14	41.86	Sqm
G15	177.87	Sqm
G16	1227.52	Sqm
G17	18.55	Sqm
G18	13.50	Sqm
G19	13.50	Sqm
G20	13.50	Sqm
G21	16.92	Sqm
G22	13.50	Sqm
TOTAL	4767.02	Sqm
	1.178	Acres

AREA STATEMENT		
TOTAL SITE AREA	15.70 ACRES	6353.35 SQM
PERMISSIBLE AS/POU		ACHIEVED
N	AREA	AREA
In Acres	In Sqm	In Acres
MAXIMUM AREA UNDER RESIDENTIAL USE	81.0%	5.577
MAXIMUM AREA UNDER COMMERCIAL USE	4.0%	0.026
MINIMUM AREA UNDER ORGANIZED GREEN	7.50%	1.178
FACILITIES TO BE TRANSFERRED TO GOVT. FREE	30.0%	1.570
OP. COST	240 PPA (MIN)	2768 PPS (MAX)
DENSITY PERMITTED	800 PPS (MAX)	1000 PPS (MAX)
No. of PLOTS	240 PPS	300 PPS

TOTAL RESIDENTIAL PLOTS AREA STATEMENT				
Plot No	Width (m)	Length (m)	Area (Sqm)	No. of Plots
1 TO 30	7.48	18.20	136.14	30
31 TO 42	7.54	17.93	135.19	12
43 TO 56	6.46	11.46	74.03	14
57 TO 76	6.66	13.91	92.64	20
77	AS PER SIZE	116.40	1	116.40
78 TO 97	7.50	19.00	142.50	20
98 TO 99	9.57	15.50	148.39	2
100 TO 1126	6.83	14.00	95.62	14
113	AS PER SIZE	86.44	1	86.44
115 TO 127	6.83	14.00	95.62	13
128	AS PER SIZE	94.71	1	94.71
129 TO 138	6.83	14.35	98.01	10
139	6.24	11.12	69.39	1
140	AS PER SIZE	75.54	1	75.54
141	AS PER SIZE	64.14	1	64.14
142	AS PER SIZE	80.53	1	80.53
143	AS PER SIZE	85.29	1	85.29
144	AS PER SIZE	92.24	1	92.24
145 TO 151	6.55	12.80	83.84	7
152 TO 161	6.92	15.50	107.26	10
162 TO 172	7.26	15.73	114.20	11
173 TO 181	7.57	17.75	134.37	9
182 TO 189	7.48	18.06	135.09	8
190	AS PER SIZE	127.43	1	127.43
191	AS PER SIZE	110.25	1	110.25
192	AS PER SIZE	93.04	1	93.04
193	AS PER SIZE	75.84	1	75.84
194 TO 211	7.29	14.12	102.93	18
212 TO 219	6.92	16.00	110.72	8
220	AS PER SIZE	135.73	1	135.73
221 TO 232	7.50	18.82	141.15	12
233	AS PER SIZE	148.82	1	148.82
234	AS PER SIZE	111.33	1	111.33
235	AS PER SIZE	53.75	1	53.75
236 TO 243	6.95	18.25	126.84	8
244	AS PER SIZE	149.46	1	149.46
245 TO 247	7.83	17.42	136.40	3
248 TO 255	5.92	15.08	89.27	8
256 TO 289	6.02	14.12	85.00	34
290 TO 307	6.21	14.12	87.69	18
Grand Total			307	33416.17

STP, CSE & UST		TOTAL COMMERCIAL AREA STATEMENT			
AREA	UNIT	Plot No	Width (m)	Length	Area (in Sqm)
1000 Sqm					
1000 Sqm			COMMERCIAL - 1	AS PER SIZE	2472.59
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