

AREA UNDER U.D-1			
a	38.40	x 43.05	X 0.50 = 826.560 Sq.mt
b	287.87	x 43.05	X 1.00 = 12392.804 Sq.mt
Total area =			13219.364 Sq.mt
			OR = 3.267 Acres

AREA UNDER U.D-2			
c	54.50	x 17.99	X 1.00 = 980.46 Sq.mt
d	45.28	x 60.35	X 1.00 = 2732.65 Sq.mt
Total area =			3713.10 Sq.mt
			OR = 0.918 Acres
Total U.D area =			4.185 Acres

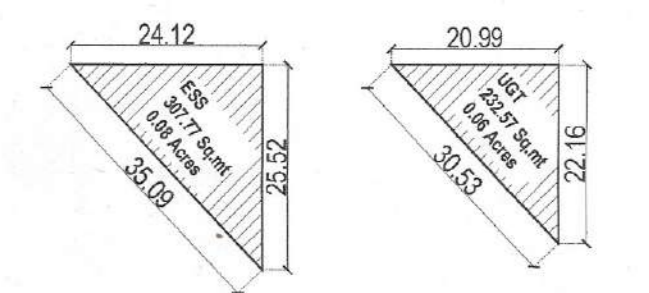
TOTAL AREA OF THE COLONY	=	22.2375	Acres
AREA FALLS 30.0 METER WIDE GREEN BELT	=	0.5700	Acres
AREA UNDER U.D (3.267 + 0.918)	=	4.185	Acres
BALANCE AREA	=	17.4825	Acres
50% BENEFIT OF AREA FALLS 30.0 METER WIDE GREEN BELT	=	0.285	Acres
NET PLANNED AREA	=	17.7675	Acres

PERMISSIBLE AREA DETAIL		Area Detail (In Acres)	=	Proposed Area Detail
INDUSTRIAL COMPONENT (Min.45% & Max 65%)	7.995 to 11.549	=	10.584	Acres 59.569 %
RESIDENTIAL COMPONENT (Min.15% & Max 20%)	2.665 to 3.5535	=	0.000	Acres 0.000 %
COMMERCIAL COMPONENT (Max 5%)	0.888375	=	0.000	Acres 0.000 %
TOTAL SALEABLE AREA (Max 65%)	11.5489	=	10.584	Acres 59.569 %
Area under Road/Open Space (Min 35%)	6.2186	=	7.1835	Acres 40.431 %

PLOTS AREA DETAIL						
S.No	Plot No	Cat	Size	Area of Plot	No of Plots	Total Area
1	= 1 to 5	I	10.73 x 20.71	= 222.218 Sq.mt	5	1111.092 Sq.mt
2	= 6	H	[(23.38 + 23.71)/2] x 12.07	= 284.188 Sq.mt	1	284.188 Sq.mt
3	= 7	H	[(23.71 + 24.05)/2] x 12.07	= 288.232 Sq.mt	1	288.232 Sq.mt
4	= 8	H	[(24.05 + 24.38)/2] x 12.07	= 292.275 Sq.mt	1	292.275 Sq.mt
5	= 9	H	[(24.38 + 24.72)/2] x 12.07	= 296.319 Sq.mt	1	296.319 Sq.mt
6	= 10	H	[(24.72 + 25.02)/2] x 12.07	= 300.181 Sq.mt	1	300.181 Sq.mt
7	= 11 to 14	H	12.07 x 25.02	= 301.991 Sq.mt	4	1207.966 Sq.mt
8	= 15	H	[(25.02 + 24.12)/2] x 12.07	= 296.560 Sq.mt	1	296.560 Sq.mt
9	= 17 to 26	G	11.75 x 26.27	= 308.673 Sq.mt	10	3086.725 Sq.mt
10	= 27 to 49	G	10.00 x 25.00	= 250.000 Sq.mt	23	5750.000 Sq.mt
10	= 50	F1	(9.65 X 25.00) + (12.41 X 13.25) + (0.50 X 11.75 X 12.41)	= 478.591 Sq.mt	1	478.591 Sq.mt
11	= 51 to 59	E	13.27 x 32.70	= 433.929 Sq.mt	9	3905.361 Sq.mt
12	= 60 to 63	E	26.53 x 32.70	= 867.531 Sq.mt	4	3470.124 Sq.mt
13	= 64 to 65	E	26.51 x 32.70	= 866.877 Sq.mt	2	1733.754 Sq.mt
14	= 66 to 69	E	26.53 x 32.70	= 867.531 Sq.mt	4	3470.124 Sq.mt
15	= 80 to 88	E	13.27 x 32.70	= 433.929 Sq.mt	9	3905.361 Sq.mt
16	= 89 to 97	B	13.81 x 32.72	= 451.863 Sq.mt	9	4066.769 Sq.mt
17	= 98	B	13.77 x 32.72	= 450.554 Sq.mt	1	450.554 Sq.mt
18	= 99 to 100	C	21.18 x 54.50	= 1154.310 Sq.mt	2	2308.620 Sq.mt
19	= 101 to 102	D	17.88 x 54.50	= 974.460 Sq.mt	2	1948.920 Sq.mt
20	= 103	D	17.89 x 54.50	= 975.005 Sq.mt	1	975.005 Sq.mt
21	= 104 to 115	A	10.68 x 25.00	= 267.000 Sq.mt	12	3204.000 Sq.mt
					TOTAL	42830.720 Sq.mt
					OR	10.584 Acres

AREA UNDER 30M WIDE GREEN BELT  
 a = 272.70 Sq.mt OR 0.067 Acres  
 b = 2035.565 Sq.mt OR 0.503 Acres  
 Total Area = 0.570 Acres

AREA UNDER ESS			
ESS AREA	24.12	x 25.52	X 0.50 = 307.77 Sq.mt
			OR = 0.08 Acres
SPACE FOR STP	40.46	x 42.72	X 0.50 = 864.23 Sq.mt
			OR = 0.21 Acres
SPACE FOR UGT	20.99	x 22.16	X 0.50 = 232.57 Sq.mt
			OR = 0.06 Acres
SPACE FOR ETP	5.96	x 25.00	X 1.00 = 149.00 Sq.mt
			OR = 0.04 Acres
			OR = 0.06 Acres
TOTAL AREA =			1106.20 Sq.mt
			OR = 0.27 Acres



REVISED LAYOUT CUM DEMARICATION PLAN FOR INDUSTRIAL PLOTTED COLONY OF AREA MEASURING 22.2375 ACRES (LICENCE NO-86 OF 2024 DATED 15-07-2024) IN VILLAGE:- ANWAL, TEHSIL- KALANUR, DISTRICT- ROHTAK HARYANA BEING DEVELOPED BY FORTEASIA REALTY PVT LTD

SITE ENGINEER  
 ARCHITECT  
 OWNER / AUTHORISED

FORTEASIA REALTY Pvt Ltd

DRG. NO:- DRP 10593 Date:- 19-11-2024

(JAIDEEP) DTP (HQ)  
 (VIJENDER SINGH) STP (HQ)  
 (JITENDER SIHAG) CTP (HR)  
 (AMIT KHATRI, IAS) DTCP (HR.)

(GURPREET KHEPAR) AD (HQ)  
 (SHIVAM ROHILLA) ATP (HQ)