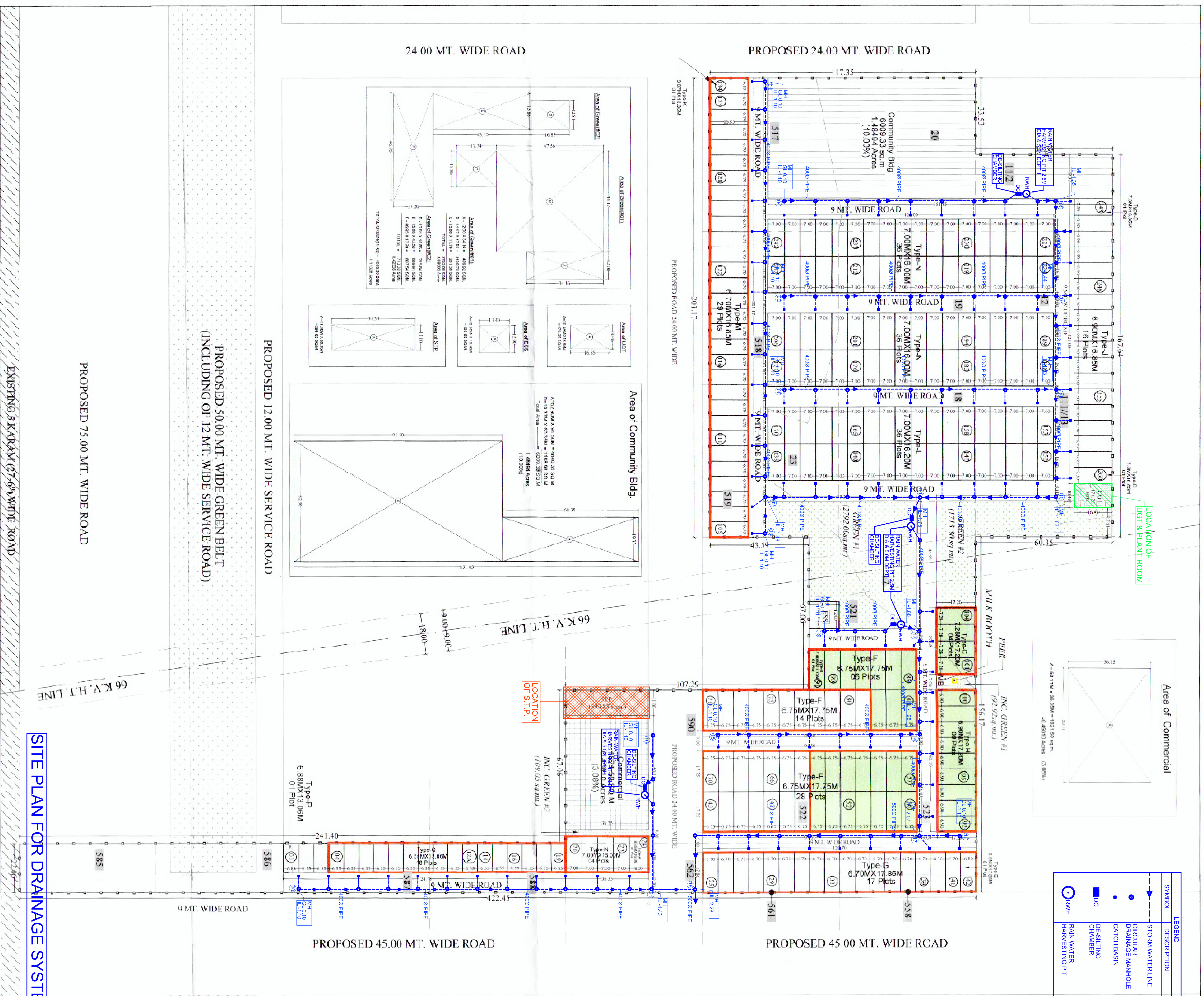




LEGEND	
SYMBOL	DESCRIPTION
	STORM WATER LINE
	CIRCULAR DRAINAGE MANHOLE
	CATCH BASIN
	DESILTING CHAMBER
	RAIN WATER HARVESTING PIT

AREA CHART OF LICENSED ZONING					
3. NO.	PARTIAL AREAS	PERMISSIBLE OR REQUIRED (IN ACRES)	%	PROPOSED OR AGREED (IN ACRES)	%
I	AREA OF THE HIGHWAY	54.0 TO 14.6		144.6/75	
II	AREA PLANNED UNDER 9.5' AFT WIDE ROAD			6.79/76	
III	AREA PLANNED UNDER 9.5' AFT WIDE ROAD			6.96/40	
IV	BALANCE AREA (A/C)			1.33/75	
V	75% AREA OF 9.5' AFT STREET LIGHTS (IN 1/4) 1/2			6.26/51	
VI	NET PLANNED AREA			144.30/52	
VII	AREA UNDER FLOORS	8.56/45	61.00%	7.72/53	49.96%
VIII	MAX. AREA UNDER COMMERCIAL	6.83/33	4.90%	6.46/31	3.97%
IX	TOTAL BALANCE AREA	9.44/39	64.00%	7.72/53	52.34%
X	OPEN SPACE & PARKS (OF LICENSED AREA)	1.17/29	7.04%	1.17/29	7.26%
XI	AREA UNDER COMMUNITY FACILITY (OF LIC. AREA)	1.44/32	10.00%	1.44/34	10.00%

[illegible][illegible]

DETAILS OF 15% RESIDENTIAL PLOTTED AREA MORTGAGED AS PER POLICY									
S. NO.		DESCRIPTION		AREA					
1	Plots Area			(SQ. MT.)	(ACRES)				
2	15% of Plot Area	PLOT NO.	PLOT SIZE	Area	No. of Plots	TOTAL	15% OF TOTAL		
			(WIDTH (METERS) X LENGTH (METERS))	(SQ. MT.)			(SQ. MT.)		
Falling in Village Sainnagpur									
522 plot	520.51 & 520.04	6.75	12.75	19.51	1	439.24	43.92		
523 plot	520.61 & 520.03	6.75	12.75	19.51	1	1567.53	156.75		
524 plot	88.10	6.75	12.75	19.51	1	718.86	71.88		
521 plot	91	7.56	12.75	25.30	1	725.32	72.53		
525 plot	520.100	6.50	12.50	16.38	1	1063.12	106.31		
Falling in Village Jannanapur									
101 to 104		7.26	17.20	125.72	4	500.56	50.05		
TOTAL						37	4448.55		
AMORCO						Acres	1.03951		
							16.11%		

S NO	DESCRIPTION	AREA	UNITS
1	SPACE FOR UNDER GROUND JAR (C/S)	396.78	SQ. MT
2	SPACE FOR SERVICE TREATMENT PLANT (C/S) (M)	676.86	SQ. MT
3	ELECTRICAL TRANSFORMER AREA (C/S)	150.00	SQ. MT
4	WATER HOOD (10'00" X 4'00" PM)	37.40	SQ. MT
	TOTAL	754.40	SQ. MT.

S NO	DESCRIPTION	AREA	UNITS
1	GREEN #1	2789.86	SQ. MT
2	GREEN #2	1713.30	SQ. MT.
	TOTAL	4503.16	SQ. MT.
		Acres	1.11328

S NO	DESCRIPTION	AREA	UNITS
1	TOTAL NO. OF PLOTS	210	Acres
2	NUMBER OF PERSONS IN PLOT	13.5	Persons
3	TOTAL NO. OF PERSONS	3507.0	Persons
4	NET PLOT AREA	14.9478	Acres
5	DENSITY CALCULATED	240.46	TPA

S NO	DESCRIPTION	AREA	UNITS
1	GREEN AREA	4503.16	SQ. MT.
2		Acres	1.11328

For Samsung Overseas Limited
Director/Auth Signatory
R. TINEKAR
R. S. ARUN, ALLAT
Company No. 751628

LEGENDS		
SCHEME BOUNDARY LINE		
KHANSA OR KULLA LINE		
COMMUNITY FACILITY		
COMMERCIAL AREA		
GREEN AREA		
50% RESIDENTIAL PLOT TO BE FREEZE AS PER POLICY		
15% RESIDENTIAL PLOT TO BE MORTGAGE AS PER POLICY		
SERVICE TREATMENT PLANT		
AREA - 399.85 SQ.MT		
INDUSTRIAL AND TRADE AREA - 176.23 SQ.MT		
ELITE TRIGLASS ORNAMENT AREA - 160.80 SQ.MT		
MILK BOOTH		
AREA - 5.0 X 5.50 = 27.50 SQ.MT		

PROJECT :

PROPOSED LAYOUT CUM DEMARCATION PLAN FOR APPROXIMATE RESIDENTIAL PLOTTED COLDU UNDER DIED DAVAJAN AMAS YODIA (DDA) V/LAND MEASURING 14.8375 ACRES AT SECTOR-5, VILAGE RATNAGARH, TERSHI, SHAHABAD, DISTRICT KIRIKSHETRA FOR M/S. SAMSUNG OVERSEAS LTD.

CLIENT :

M/S. SAMSUNG OVERSEAS LTD.

DRAWING TITLE :

LAYOUT CUM DEMARCATION PLAN

	SCALE	DATE	DRG. NO.
	1 : 1000	JUNE, 2019	01

SUBJECT: DRAINAGE SYSTEM DESIGN SHEET											
DEVELOPED BY: SANJANING OVERSEA LTD. VILLAGE: PATTANANGARI & MAMBRA, PATTISONCOR - 4 DISTRICT: KURISHESHERA											
S. No.	LINE NO.	Self Area (m ²)	Total Area (Acre)	Total Area (Hectare)	Discharge (L/second)	Length in m	Pipe Diameter in mm	Ground Level		Invert Level	
								Start	End	Start	End
1	1	7402.78	1.83	0.74	12.85	190	400	0.10	0.10	-1.10	-1.48
2	2	623.99	0.15	0.06	1.08	16	400	0.10	0.10	-1.13	-1.33
3	3	2727.34	2.66	1.08	18.67	70	400	0.10	0.10	-1.48	-1.62
4	4	4870.25	1.20	0.69	8.45	125	400	0.10	0.10	-1.10	-1.35
5	5	1714.35	1.63	0.66	11.43	44	400	0.10	0.10	-1.35	-1.44
6	6	4870.25	1.30	0.49	8.45	125	400	0.10	0.10	-1.10	-1.35
7	7	4870.25	1.30	0.49	8.45	125	400	0.10	0.10	-1.10	-1.35
8	8	4870.25	1.30	0.49	8.45	125	400	0.10	0.10	-1.10	-1.35
9	9	10	1848.40	4.84	2.00	34.70	400	0.10	0.10	-1.53	-1.63
10	10	10	2414.60	5.44	2.24	38.89	60	400	0.10	-1.63	-1.75
11	11	12	2533.45	8.82	3.57	61.96	45	400	0.10	-1.75	-1.88
12	12	13	1753.70	0.43	0.18	3.64	44	400	0.10	-1.10	-1.19
13	13	12	1870.18	9.72	3.93	68.25	45	400	0.10	-1.88	-1.98
14	14	14	3701.39	0.91	0.37	64.85	95	400	0.10	0.10	-1.10
15	15	14	17	1830.18	11.09	77.92	48	400	0.10	-1.58	-2.07
16	16	17	18	1800.21	12.48	82.66	156	500	0.10	-2.07	-2.28
17	17	18	20	1800.21	12.48	82.66	156	500	0.10	-2.07	-2.28
18	18	20	21	6642.73	1.59	0.64	11.16	165	400	0.10	-1.10
19	19	21	2805.26	0.69	0.28	4.47	12	400	0.10	0.10	-1.21
20	20	18	779.24	2.47	1.00	17.38	50	400	0.10	-1.43	-1.47
21	21	18	779.24	1.50	0.67	105.38	5	500	0.10	-2.38	-2.39
22	22	18	779.24	1.50	0.67	105.38	5	500	0.10	-2.38	-2.39

To be read with Licence No. 70 of 2018 Dated 03-10-2018

That this layout-demonstration plan for an area measuring 18.84375 acres (Drawing No. DTCC-7047 dated 05.07.2019) comprised of licence which is issued in respect of Affordable Residential Plotted Colony (Under Deen Dayal Jan Awas Yojna) being developed by Samsung Overseas Ltd. in revenue estate of Village Rattangan & Jhambra Parhi, Sector-4, Distt. Kurukshetra is hereby approved subject to the following conditions:-

1. outside State or local sheltered development.
2. That the paved areas of the lot(s) shall not exceed 55% of the net planted area of the colony. The entire area reserved for the paved areas shall be dedicated to the use of the paved areas for the purposes of the project.
3. That the development plan, as per one of all the Residential Parks and Commercial Site shall be not approved from this Department and construction on these sites shall be provided by the Hyderabad Building Code 2017 and the Zoning Plan approved by the Director, Town & Country Planning, Hyderabad.
4. That for proposed planning, use, integration, services in the area adjacent to the colony, the colonist shall abide by the directions of the DCP for the modification of layout plans of the colony.
5. That the revenue area falling in the colony shall be kept free for dedication/development to be shown in the layout plan.
6. That the colonist shall abide by the directions of the DCP, Hyderabad and accordingly shall make necessary changes in the layout plan for making any adjustment in the alignment of the peripheral roads, internal road, ex-closure or for proper integration of the planning proposals in the adjoining areas.
7. That no proposed/plot shall derive access directly from the carriage way of 30 meters or wider sector road if applicable.
8. All open lands provided in the layout plan within the fenced areas of the colony shall be developed by the colonist. All other open lands, outside the fenced area shall be developed by the Hyderabad Urban Development Authority/colonize on the directions of the Director, Town and Country planning, Hyderabad or in accordance with terms and conditions of the agreements of the license.
9. As the time of development near, if required percentage of a lighted open space is reduced, the same will be provided by the colonist in the licensed area.
10. No wall will be an access from less than 9 meters, where road would meet a minimum clear width of 9 meters, between the plots.
11. The proposed area shall be the responsibility of the colonist for the development of the colony.
12. The portion of the sector/development near the roads/green belts as provided in the Development Plan, applicable, which form part of the licensed area shall be transferred free of cost to the Government on the line of Section 24(1)(a) of the act no. 6 of 1953.
13. That the road side plots are being approved subject to the conditions that these plots should not have a frontage of less than 75% of the remaining frontage when developed.
14. That you will have to objection to the requirement of UG boundaries of the houses through gwa and also with the land that HUDA 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 Jan, notification as applicable.
16. That the colonist/owner shall ensure light/lighting in the colony in the form of internal lighting as well as common lighting.
17. That the colonist/owner shall ensure the installation of Solar Photovoltaic Power Plant as per the provisions of order No. 2225/2005, 330000 dated 17/11/2005 issued by Haryana Government Renewable Energy Department.
18. That the colonist/owner shall only comply with the conditions issued by notification No. 1962/2017 dated 23.03.2016 issued by Haryana Government Renewable Energy Department for enforcement of the Energy Conservation Building Codes.

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