



<u>AREA CHART.</u>		
1. PLOT AREA	= 121734.00 SQ.M	
2. DEDUCTION 18.0 M WIDE MASTER PLAN ZONAL ROAD AREA	= 12962.32 SQ.M	
3. NET SCHEME AREA 121734.00 - 12962.32	= 108771.68 SQ.M ( 26.87 ACRE ) ( 10.87 HEC. )	
4. PLOTTED AREA	= 65692.32 SQ.M ( 60.40% )	
5. PROPOSED GREEN AREA	= 10878.42 SQ.M ( 10.00% )	
6. PROPOSED CONV.AND COMMERCIAL PLOTS AREA	= 5153.26 SQ.M ( 4.73% )	
7. GARBAGE DUMP AREA ( 5 NOS )	= 775.00 SQ.M ( 0.71% )	
8. PUBLIC TOILET ( 3 NOS )	= 79.89 SQ.M ( 0.08% )	
9. VENDOR ZONE SPACE ( 2 NOS. )	= 600.00 SQ.M ( 0.55% )	
10. NUR. SCHOOL	= 565.47 SQ.M ( 0.52% )	
11. LIG AND EWS PLOT AREA	= 204.86 SQ.M ( 0.19% )	
12. ROAD AREA	= 24822.01 SQ.M ( 22.82% )	
13. NOS OF RESIDENTIAL PLOTS	= 503 ( 100 % )	

14. PROPOSED PLOTS = 503 PLOTS  
PRIVIOUS SANCTIONED PLOTS = 479 PLOTS  
DIFFRANCE OF PLOTS = 24 PLOTS

15. REQUIRED LIG AND EWS FLATS = 24 @10%+10% = 3+3 = 6 FLATS

16. PROPOSED LIG AND EWS AREA CALCULATION  
NET COVD. AREA GROUND FLOOR = 75.25 SQ.M.  
NET COVD. AREA FIRST FLOOR = 75.25 SQ.M.  
NET COVD. AREA SECOND FLOOR = 75.25 SQ.M.

PERMISSIBLE GREEN @10% -10877.16

<u>PERMISSIBLE GREEN @10% =10877.16</u>	
<b>DETAIL OF GREEN AREA</b>	
G1	= 1202.78 SQ.M
G2	= 1887.05 SQ.M
G3	= 798.66 SQ.M
G4	= 374.64 SQ.M
G5	= 737.00 SQ.M
G6	= 5501.04 SQ.M
G7	= 377.25 SQ.M

ACHIEVED = 10878.42 SQ.M ( 10.00%)

SET BACK.	SET BACK FRONT	SET BACK REAR	SET BACK SIDE
PLOT IN SQ.M			
50 TO 100	1.5 M	1.5 M	-
100 TO 150	2.0 M	2.0 M	-
150 TO 300	3.0 M	3.0 M	-

## REVISED SUBMISSION LANDSCAPE PLAN

PROJECT  
REVISED RESIDENTIAL LAYOUT  
PLAN ANSAL TOWN PHASE-3, OF  
( HAZAL GARDEN ) ON  
KHASRS NO.412,413,414,415,  
416,418,419,687,690,691 ( P ) ,692,  
693,694,711,712,713,715,716,717,  
718,721,725,726,728,729,731,732,  
734,735,736,737 ( P ) ,739,743,744  
770 ( P ) , AT MAUZA  
LAKAVALI IN TAJ GANJ WARD,  
AGRA

- 1. M/S.ANSAL HOUSING & CONSTRUCTION LTD.
- 2. WRANGLER BUILDERS PVT.LTD.
- 3. M/S.THIRD EYE MEDIA PVT.LTD
- 4. M/S NAND ESTATE DEV. PVT LTD

DEALT BY	SANJEEET	DATE	FEB- 2016
CHECKED BY		SCALE	1:1000
DRG. NO.			

 NEERAJ KOCHAR Architect CA/94/17709	 Karmal
ARCHITECT SIGN.	OWNER'S SIGN.