

AREA STATEMENT		PROJECT DETAIL	
Authority: Karapur Development Authority	Plot Use: Residential	Authority Class: Category A	Plot SubUse: Plotted Rese development / Plotted Housing
Authority Grade: Development Authority (DA)	Development Plan: NA	CaseTrack: Regular	Land Use Zone: Residential Use Zone
Project Type: Layout Development	Land SubUse Zone: Residential Zone	Nature of Development: NEW	Layout Type: NA
Development Area: Developed Area	SubDevelopment Area: Metro City Area	Special Project: NA	Site Address: District Karapur, Tehsil Karapur, Village NA
Area of Plot as per record	Sq.Mts.	Document Area	As per site condition
Area of Plot Considered	2451.93	Area of Plot Considered	2451.93
Deduction for		Area of Plot Considered	2451.93
(a) Proposed roads	34.38	Total Perm. FSI Area (-)	0.00
Road Widening Area	34.38	Total Perm. FSI Area	0.00
(b) Key reservations	0.00	Permissible Coverage Area (- %)	0.00
Total (a + b)	34.38	Proposed Coverage Area (- %)	0.00
Nett Area of plot (1 - 2) AREA OF PLOT	2417.55	Total Prop. Coverage Area (- %)	0.00
% of Green and open space (Prop)	0.00	Balance coverage area (- %)	0.00
% of Green and open space (Prop)	0.00	Total Area	Proposed Built up Existing Built up Proposed F.S.I Existing F.S.I
Balance area of Plot (-)	2417.55	Total Area	0.00 0.00 0.00 0.00
Plot Area For Coverage	2417.55	Total FSI Area	0.00 0.00 0.00 0.00
Plot Area For FSI	2417.55	Total BuiltUp Area	0.00 0.00 0.00 0.00
Perm. FSI Area (-)	0.00	Proposed F.S.I consumed	0.00 0.00 0.00 0.00
Total Perm. FSI Area	0.00	Tenement Proposed At	
Total Built up area permissible at			

Color Index

Plot Boundary	ABUTTING ROAD	PROPOSED CONSTRUCTION	COMMON PLOT	ROAD ALIGNMENT (ROAD WIDENING AREA)	FUTURE T.P SCHEME DEDUCTION AREA	EXISTING (To be retained)	EXISTING (To be demolished)
Green	Yellow	Red	Blue	Orange	Light Blue	Dark Blue	White

Proposed Population Calculation

Plot Name	Use	SubUse	Range	No.	Perm. Unit	Perm. Person	Total Person/Plot	Total
PLOT NO. 9 18.00x8.23 (148.55 SQ.M)	Residential	Row House		2	2	10	10	10
PLOT NO. 8 18.00x8.23 (148.48 SQ.M)	Residential	Row House		2	2	10	10	10
PLOT NO. 7 18.00x8.23 (148.25 SQ.M)	Residential	Row House	above 50 upto 150sq.mt.	5	2	10	60	60
PLOT NO. 2 18.00x8.23 (148.12 SQ.M)	Residential	Row House		2	2	10	10	10
PLOT NO. 3 18.00x8.23 (148.12 SQ.M)	Residential	Row House		2	2	10	10	10
PLOT NO. 4 18.00x8.23 (148.12 SQ.M)	Residential	Row House		2	2	10	10	10
PLOT NO. 6 18.00x16.63 (299.24 SQ.M)	Residential	Row House		4	4	20	20	20
PLOT NO. 1 18.00x12.19 (219.60 SQ.M)	Residential	Row House	above 150 upto 300sq.mt.	4	4	20	80	80
PLOT NO. 5 18.00x16.63 (299.27 SQ.M)	Residential	Row House		4	4	20	20	20
PLOT NO. 10 18.00x12.19 (220.30 SQ.M)	Residential	Row House		4	4	20	20	20
Grand Total:								140

Tenements Density Check

Tenement density	No. Of Tenements		No. Of Persons	
	Reqd	Prop	Reqd	Prop
-	-	28	-	182

Land use analysis/Area distribution (Table 2c)

Area covered under	Proposed Area in sq. mt.	Percentage(%)
Plot Area	2451.93	79.76
Road Area	496.39	20.24
Total net layout	2417.50	100.00

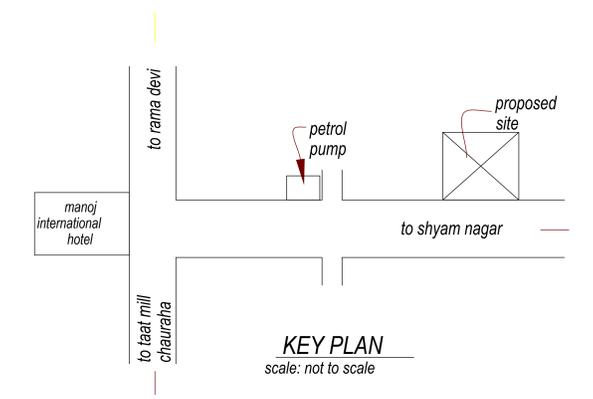
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MORTGAGE PLOT

TOTAL LAND AREA 2451.93 SQ.M.

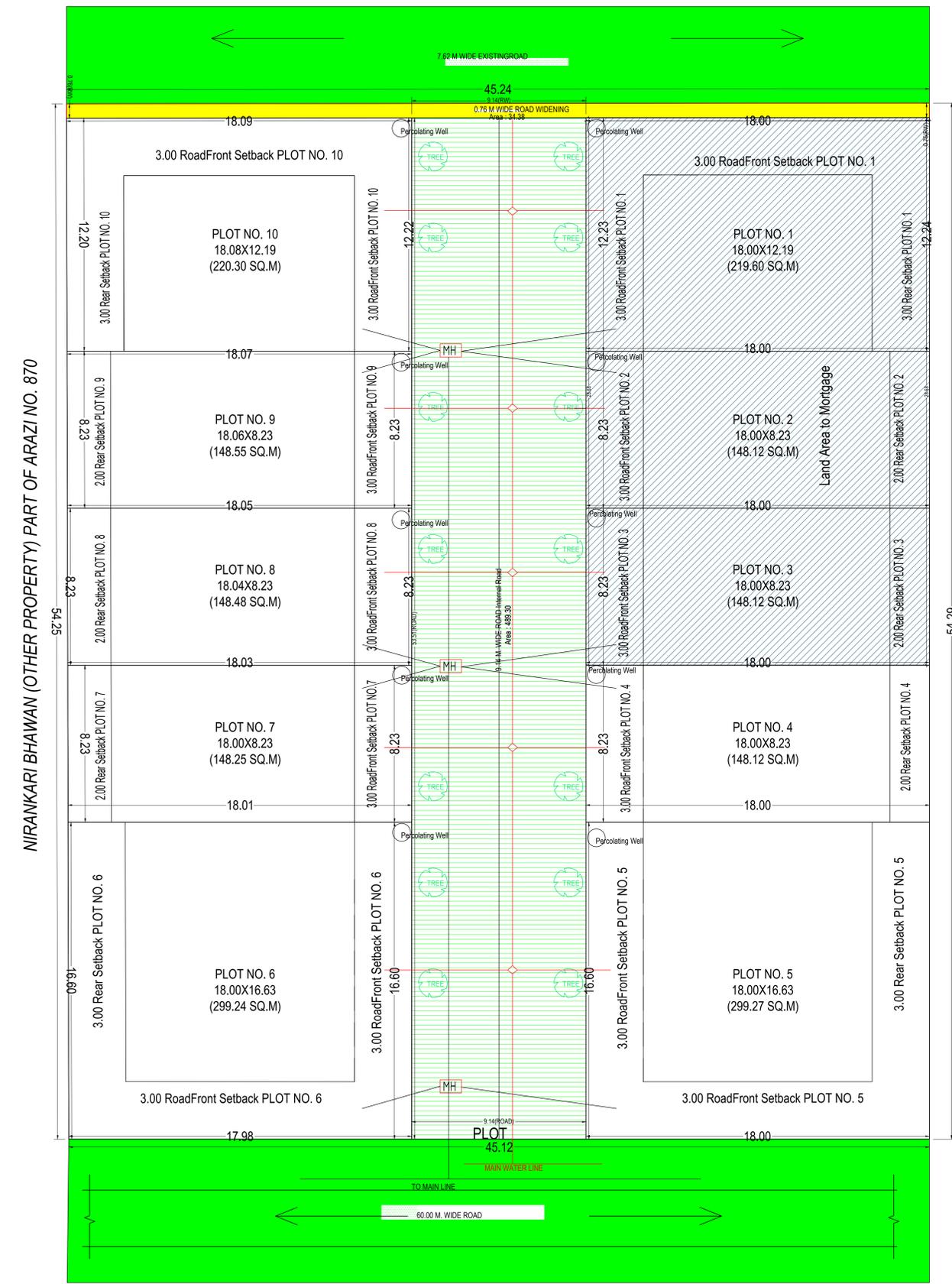
ROAD WIDENING AREA 34.38 SQ.M.

Specifications



Individual Plot Setback

Plot No.	Peak Bldg	Abutting Road	Front		Side		Side		Rear		Coverage	FSI Area
			Reqd	Prop	Reqd	Prop	Reqd	Prop	Reqd	Prop		
PLOT NO. 9 18.00x8.23 (148.55 SQ.M)	5.14 M	WIDE ROAD Internal Road	3.00	-	-	-	-	-	2.00	-	0.00	0.00
PLOT NO. 8 18.00x8.23 (148.48 SQ.M)	5.14 M	WIDE ROAD Internal Road	3.00	-	-	-	-	-	2.00	-	0.00	0.00
PLOT NO. 7 18.00x8.23 (148.25 SQ.M)	5.14 M	WIDE ROAD Internal Road	3.00	-	-	-	-	-	2.00	-	0.00	0.00
PLOT NO. 6 18.00x16.63 (299.24 SQ.M)	5.14 M	WIDE ROAD Internal Road	3.00	-	-	-	-	-	3.00	-	0.00	0.00
PLOT NO. 5 18.00x16.63 (299.24 SQ.M)	5.14 M	WIDE ROAD Internal Road	3.00	-	-	-	-	-	3.00	-	0.00	0.00
PLOT NO. 4 18.00x8.23 (148.12 SQ.M)	5.14 M	WIDE ROAD Internal Road	3.00	-	-	-	-	-	3.00	-	0.00	0.00
PLOT NO. 3 18.00x8.23 (148.12 SQ.M)	5.14 M	WIDE ROAD Internal Road	3.00	-	-	-	-	-	3.00	-	0.00	0.00
PLOT NO. 2 18.00x8.23 (148.12 SQ.M)	5.14 M	WIDE ROAD Internal Road	3.00	-	-	-	-	-	2.00	-	0.00	0.00
PLOT NO. 1 18.00x12.19 (219.60 SQ.M)	5.14 M	WIDE ROAD Internal Road	3.00	-	-	-	-	-	3.00	-	0.00	0.00
PLOT NO. 10 18.00x12.19 (220.30 SQ.M)	5.14 M	WIDE ROAD Internal Road	3.00	-	-	-	-	-	3.00	-	0.00	0.00



LAYOUT PLAN
(Scale - 1:100)

Note: - 1) This drawing is prepared as per the current prevailing Building Bye Laws.
 2) If Map sanctioned is used for purpose anything other than stated in application will lead to rejection of Map.

Total Plot Area: -	2417.50	Total FAR Area: -	0.00
Total Coverage Area: -	0.00	Total BUA Area: -	0.00