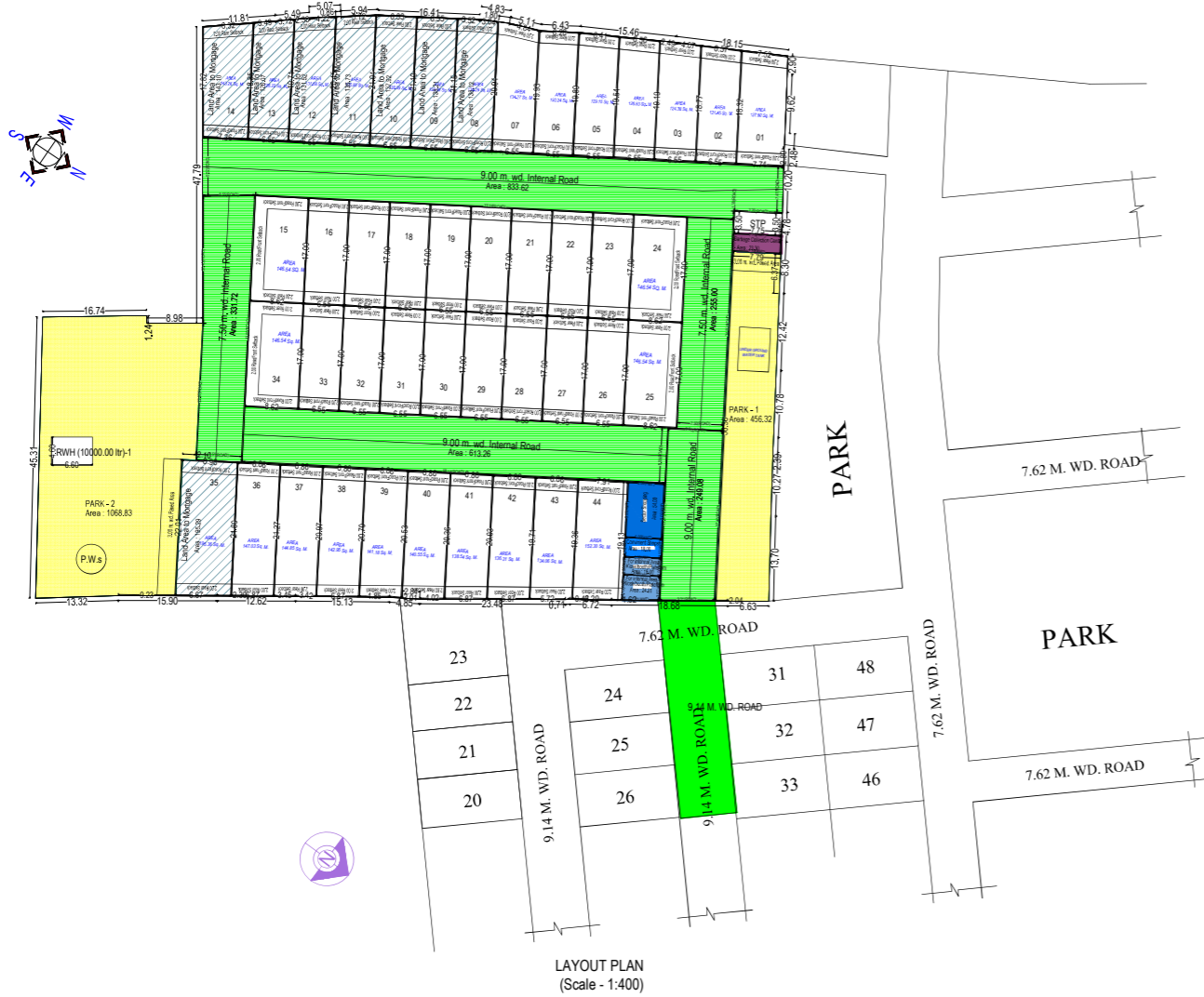


File No	MVDA/D22-23/1330	Sheet	1/4
Submission Date	2023-04-25	Scale	1:100
Version No.	1.0	Version Date	2023-03-03
<b>AREA STATEMENT</b>			
PROJECT DETAIL			
Authority	Mathura Vikasam Development Authority	PLOT Use	Residential
Authority Class	Category C	PLOT Sub Use	Picketed Res. Development / Picketed Housing
Authority Grade	Development Authority (DA)	Development Plan	Other
Case/Track	Regular	Land Use Zone	Residential use Zone
Project Type	Layout Development	Land Sub Use Zone	Residential Zone
Nature of Development	NEW	Layout Type	NA
Development Area	New Area		
Sub Development Area	City Area		
Special Project	NA		
Site Address	District Mathura Tehsil Mathura Sadar Village, Jait		
<b>AREA DETAILS</b>			
1. Area of PLOT As per record	Sq.Mts.		
Document Area	9700.00		
As per site condition	9681.56		
Area of Plot Considered	9681.56		
2. Deduction for			
a) Proposed roads	0.00		
b) Plot Interventions	0.00		
Total (+/-)	0.00		
3. Net Area of plot (1 - 2) AREA OF PLOT	9681.56		
PLOT Area For Coverage	9681.56		
Per. FSI Area (c)	9681.56		
Total Per. FSI Area	0.00		
4. Total Built up area permissible at			
Permissible Coverage area ( % )	0.00		
Proposed Coverage Area ( % )	0.00		
Total Prop. Coverage Area ( % )	0.00		
Balance coverage area ( % )	0.00		
Proposed Area at			
	Proposed Built up	Existing Built up	Proposed F.S.I
Total Area	0.00	0.00	0.00
Total FSI Area			
Accessory/Use Area Added in Built Up Area			0.00
Total Built up Area			0.00
Proposed F.S.I consumed			0.00
C. Tenement Statement			
K. Tenement Proposed At			
<b>Color Index</b>			
<b>PLOT BOUNDARY</b>			
<b>ABUTTING ROAD</b>			
<b>PROPOSED CONSTRUCTION</b>			
<b>COMMON PLOT</b>			
<b>ROAD ALIGNMENT (ROAD WIDENING AREA)</b>			
<b>FUTURE T.P. SCHEME DEDUCTION AREA</b>			
<b>EXISTING (To be retained)</b>			
<b>EXISTING (To be demolished)</b>			
<b>Green and open space Area</b>			
	Area	Prop. Area	
PARK - 2	1068.83		
PARK - 1	456.32		
<b>Individual Amenity Check b)</b>			
Name	Minimum Area	Prop. Count	Minimum Count
Commitment Shops	10.00	18.00	1.00
Sector Shopping	50.00	54.00	1.00
<b>Tenements Density Check</b>			
Net housing density	No. Of Tenements	No. Of Persons	
750/Hec.	Regd	Perm	Prop
	146	92	727
<b>Land use analysis/Area distribution (Table 2c)</b>			
Area covered under	Proposed Area in sq. mt.	Percentage (%)	
Picketed Area	6096.62	62.84	
Road Area	2282.88	23.58	
Garbage Collection Center	23.30	0.24	
For informal Area			
Kiosk/booth/Platform	18.00	0.19	
For informal Area			
Kiosk/booth/Platform	24.01	0.25	
Sector Shopping	54.00	0.56	
Commitment Shops	18.00	0.19	
Public Open Space	1525.15	15.75	
Excess Paved Area	12.74	0.13	
Other Area	27.06	0.28	
Total net layout	9681.56	100.00	

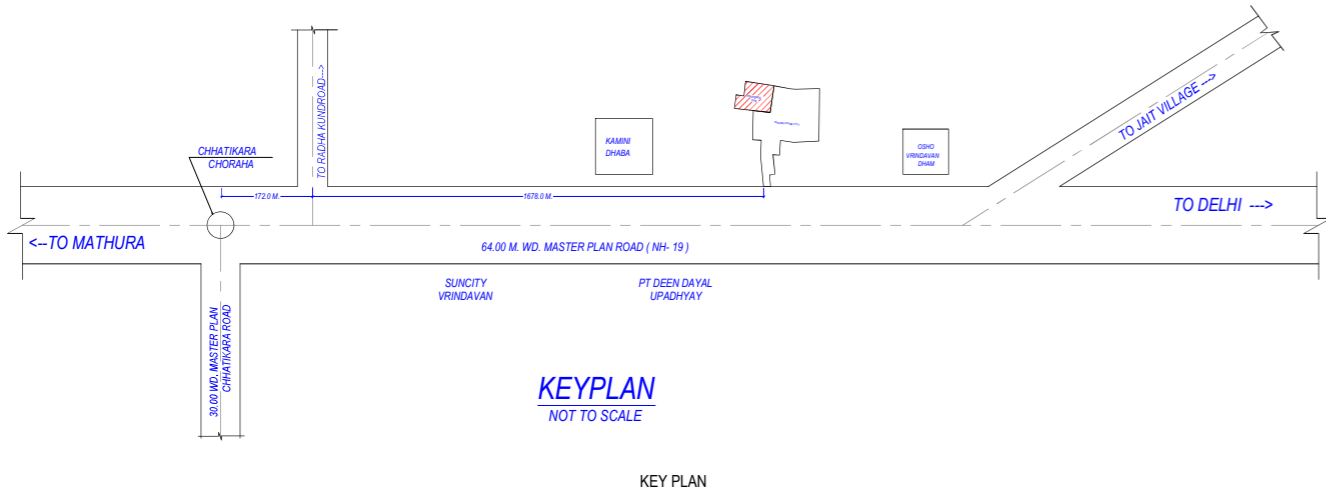
### TARANG DIVINE CITY PHASE -2 EXTENSION

**MORTGAGE PLOTS DETAIL:-**  
 MORTGAGE PLOTS = 08, 09, 10, 11  
 12, 13, 14 & 35 = TOTAL PLOTS-08  
 TOTAL MORTGAGE PLOTS AREA = 1147.16 Sq. M.



LAYOUT PLAN (Scale - 1:400)

Plot Name	Use	Sub Use	Range	No.	Perm. Unit/Plot	Perm. Person/unit	Total Person/Plot	Total
36	Residential	Row House		2	2		10	
37	Residential	Row House		2	2		10	
38	Residential	Row House		2	2		10	
39	Residential	Row House		2	2		10	
40	Residential	Row House		2	2		10	
41	Residential	Row House		2	2		10	
42	Residential	Row House		2	2		10	
43	Residential	Row House		2	2		10	
15	Residential	Row House		2	2		10	
34	Residential	Row House		2	2		10	
25	Residential	Row House		2	2		10	
24	Residential	Row House		2	2		10	
22	Residential	Row House		2	2		10	
21	Residential	Row House		2	2		10	
20	Residential	Row House		2	2		10	
27	Residential	Row House		2	2		10	
26	Residential	Row House		2	2		10	
25	Residential	Row House		2	2		10	
24	Residential	Row House		2	2		10	
23	Residential	Row House		2	2		10	
22	Residential	Row House		2	2		10	
21	Residential	Row House		2	2		10	
20	Residential	Row House		2	2		10	
19	Residential	Row House		2	2		10	
18	Residential	Row House		2	2		10	
17	Residential	Row House		2	2		10	
16	Residential	Row House		2	2		10	
15	Residential	Row House		2	2		10	
14	Residential	Row House		2	2		10	
13	Residential	Row House		2	2		10	
12	Residential	Row House		2	2		10	
11	Residential	Row House		2	2		10	
10	Residential	Row House		2	2		10	
09	Residential	Row House		2	2		10	
08	Residential	Row House		2	2		10	
07	Residential	Row House		2	2		10	
06	Residential	Row House		2	2		10	
05	Residential	Row House		2	2		10	
04	Residential	Row House		2	2		10	
03	Residential	Row House		2	2		10	
02	Residential	Row House		2	2		10	
01	Residential	Row House		2	2		10	
35	Residential	Row House	above 50 upto 150sq.mt.	2	4	5	20	40
44	Residential	Row House		4	4	5	20	40
<b>Grand Total</b>								<b>460</b>



KEY PLAN NOT TO SCALE

KEY PLAN

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 :-	9681.56	Total FAR Area :-	0.00
Total Coverage Area :-	0.00	Total BUA Area :-	0.00

**OWNER'S NAME AND SIGNATURE**  
 TARANG INFRA TECH PVT.  
 LTD. bajajconstructions3@gmail.com.9758820488

**ARCHITECT'S NAME AND SIGNATURE**  
 Anupama Bajaj  
 CA/100/2019  
 Mathura-Vikasam Development Authority

**Building Plan Application Number**  
 MVDA/LD/22-23/1330

**Sanctioned On**  
 12 Jun 2023

**Valid Till**  
 14 Jun 2028

**Approved By**  
 Nagendra Pratap (Vice Chairman)

**Examined By**  
 Manoj Agarwal (Junior engineer)

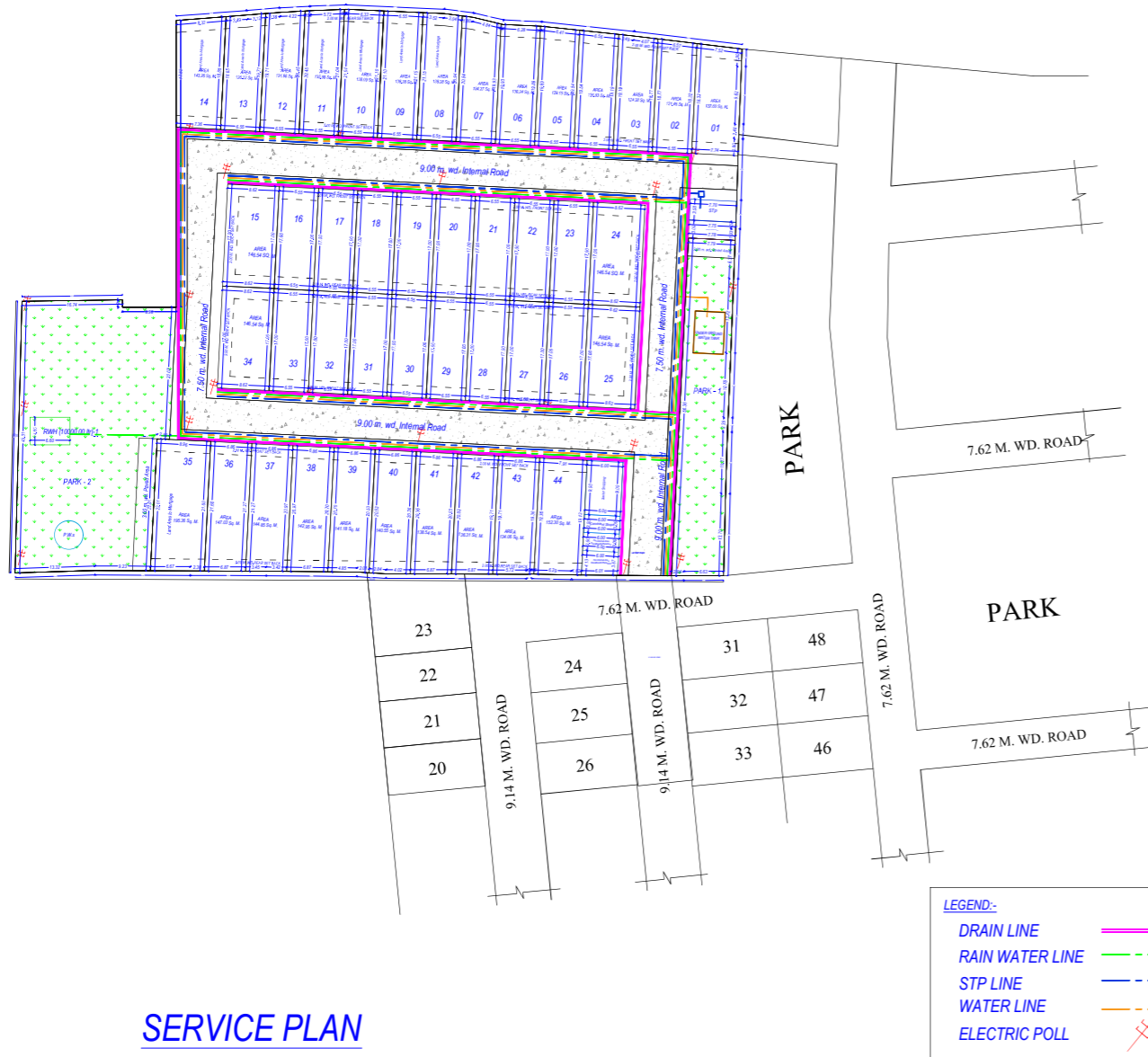
**kaushendra Chaudhary (Town Planner/Executive Engineer)**

**Rajesh Kumar (Secretary)**

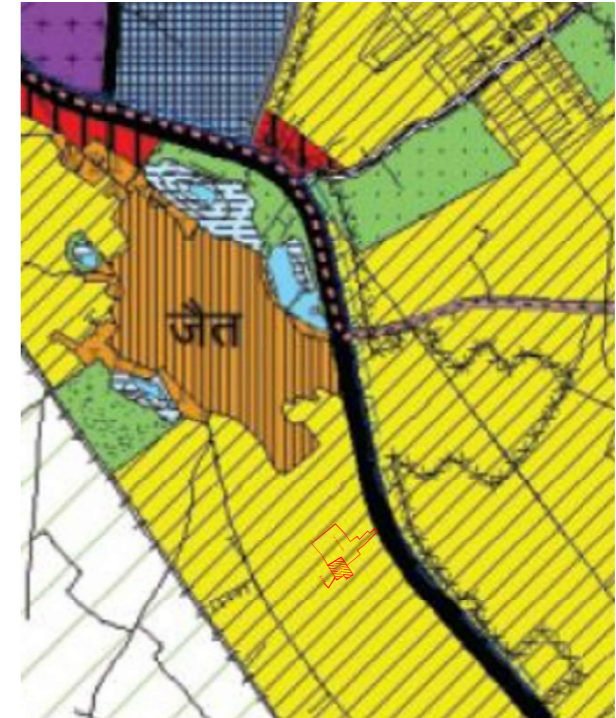
**Nagendra Pratap (Vice Chairman)**

**Nagendra Pratap (Vice Chairman)**





SERVICE PLAN



MASTER PLAN

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 :-	9681.56	Total FAR Area :-	0.00
Total Coverage Area :-	0.00	Total BUA Area :-	0.00

OWNER'S NAME AND SIGNATURE TARANG INFRATECH PVT. LTD. <a href="mailto:bajajconstructions3@gmail.com">bajajconstructions3@gmail.com</a> 9758829488	
ARCHITECT'S NAME AND SIGNATURE Anupama Bajaj CA1192 14/06/2023	STRUCTURE ENGINEER
 <b>Signatu re valid</b>	 Mathura-Vindwan Development Authority
	
Building Plan Application Number MVDA/LD/22-23/1330	
Sanctioned On 12 Jun 2023	
Valid Till 14 Jun 2028	
Approved By Nagendra Pratap (Vice Chairman)	
Examined By Manoj Agarwal (Junior engineer)	
kaushlendra Chaudhary (Town Planner/Executive Engineer)	
Rajesh Kumar (Secretary)	
Nagendra Pratap (Vice Chairman)	
Nagendra Pratap (Vice Chairman)	

