आवास बन्धुपत्र मानचित्र सं० - 117-उपा०/2021-22

SPACE FOR JDA SEAL / OFFICE USE

कार्यालय झाँसी विकास प्राधिकरण, झाँसी
संख्या/02 /जे०डी०ए० (ड्रा०-2) दिनांक 11.04.23
मानचित्र की स्वीकृति उ०प्र० नगर नियोजन एवं विकास अधिनियम, 1973 (राष्ट्रपति अधिनियम संख्या-11 सन् 1973) की धारा/अध्याय-2 एवं इस विषय से सम्बन्धित नियमों, उपनियमों के अनुसार की गई है। इस स्वीकृति से न आपको कोई अधिकार प्राप्त होगा न कोई अयोग्यता नष्ट होगी और न उसका कोई ऐसा प्रभाव होगा कि उसके पास कोई कानूनी (ESTOPPEL) या स्वीकृति (ADMISSION) मानी जाये व उसका ऐसा प्रभाव सम्पत्ति [illegible] कानूनी [illegible] आपको निर्माण के अनुसार अपना पूर्ण कार्य [illegible] प्रमाण पत्र कार्यालय से प्राप्त करें।

सचिव
झाँसी विकास प्राधिकरण, झाँसी

1-भूमि के स्वामित्व से इस मानचित्र का कोई सरोकार नहीं है यदि ग्राही किसी सरकारी भूमि, नजूल भूमि नगर पालिका भूमि एवं गाँव समाज की भूमि पर कब्जा करता है तो वह उसका स्वयं की जिम्मेदारी होगी।
2-Map Conveys no right to or evidence for title/ownership.

सचिव
झाँसी विकास प्राधिकरण, झाँसी

PROPOSED RESIDENTIAL LAY OUT PLAN
DEV ASHOK ENCLAVE

SITUATED AT ARAZI NO.- 70,71, 72, 82,83, 84, 85, 86, 89 & 90 MOUZA - BADIYAPURA, TEHSIL & DISTRICT.- JHANSI.

OWNER:-
DEVASHOK INFRA DEVELOPERS
PARTNER:-
MR. ABHISHEK YADAV S/O SHRI MAHENDRA YADAV Etc.
R/O- VILLGE-MERRY, JHANSI

STATEMENT OF PLOTS

S.NO.	TYPE OF PLOT	PLOT NO.	SIZE OF PLOTS IN METER	AREA OF PLOT	NO. OF PLOT	TOTAL AREA OF PLOT
1	A (BLOCK)	A1	(7.62+8.53)/2 X (18.31+18.29)/2	147.77 SQMT.	01	147.77 SQMT.
		A-01 TO A-03	7.62M X 18.29M	139.37 SQMT.	03	418.11 SQMT.
		A-04	(7.63+6.27)/2 X (18.29+18.50)/2	127.84 SQMT.	01	127.84 SQMT.
		A-05	(7.62+7.65)/2 X (18.50+19.14)/2	143.69 SQMT.	01	143.69 SQMT.
		A-06	(7.62+7.65)/2 X (19.14+19.78)/2	148.58 SQMT.	01	148.58 SQMT.
		A-07	(8.39+6.90)/2 X (19.78+18.77)/2	147.36 SQMT.	01	147.36 SQMT.
		A-08	(7.62+6.42)/2 X (18.77+17.91)/2	128.75 SQMT.	01	128.75 SQMT.
		A-09	(7.62+6.57)/2 X (17.91+17.12)/2	124.27 SQMT.	01	124.27 SQMT.
		A-10	(7.63+7.70)/2 X (17.12+16.26)/2	127.93 SQMT.	01	127.93 SQMT.
		A-11	(7.68+7.64)/2 X (16.26+15.63)/2	122.14 SQMT.	01	122.14 SQMT.
		A-12	(7.25+7.32)/2 X (15.63+15.53)/2	113.50 SQMT.	01	113.50 SQMT.
		A-13	7.31M X (15.53+15.44)/2	113.19 SQMT.	01	113.19 SQMT.
		A-14	6.10M X (15.44+15.36)/2	93.94 SQMT.	01	93.94 SQMT.
		A-15	6.10M X (15.36+15.28)/2	93.45 SQMT.	01	93.45 SQMT.
		A-16	6.10M X (15.28+15.22)/2	93.02 SQMT.	01	93.02 SQMT.
		A-17 TO A-21	6.10M X 15.24M	92.96 SQMT.	05	464.82 SQMT.
		A-22	8.53M X 15.24M	129.99 SQMT.	01	129.99 SQMT.
		A-23	7.32M X (7.97+10.03)/2	65.88 SQMT.	01	65.88 SQMT.
		A-24	7.32M X (10.03+12.30)/2	81.72 SQMT.	01	81.72 SQMT.
		A-25	7.32M X (12.30+14.73)/2	98.92 SQMT.	01	98.92 SQMT.
		A-26	7.32M X (14.73+15.62)/2	111.08 SQMT.	01	111.08 SQMT.
		A-27	7.32M X (15.62+15.37)/2	113.42 SQMT.	01	113.42 SQMT.
		A-28	7.32M X (15.37+15.13)/2	111.63 SQMT.	01	111.63 SQMT.
		A-29	APPROX	113.93 SQMT.	01	113.93 SQMT.
2	B (BLOCK)	B-1	7.81M X 16.76M	130.89 SQMT.	01	130.89 SQMT.
		B-2 TO B-4	7.62M X 16.76M	127.71 SQMT.	03	383.13 SQMT.
		B-5	8.00M X 16.76M	134.08 SQMT.	01	133.91 SQMT.
		B-6 TO B-8	7.62M X 16.76M	127.71 SQMT.	03	383.13 SQMT.
		B-9	(7.62+11.95)/2 X (18.03+18.43)/2	158.81 SQMT.	01	158.81 SQMT.
		B-10	(7.62+7.58)/2 X (18.43+17.04)/2	127.19 SQMT.	01	127.19 SQMT.
		B-11	(7.62+7.65)/2 X (17.04+17.66)/2	132.47 SQMT.	01	132.47 SQMT.
		B-12	(7.62+7.65)/2 X (17.66+18.28)/2	137.20 SQMT.	01	137.20 SQMT.
		B-13	(7.62+7.64)/2 X (18.28+18.83)/2	141.57 SQMT.	01	141.57 SQMT.
		B-14	(7.62+7.70)/2 X (18.83+17.73)/2	140.02 SQMT.	01	140.02 SQMT.
		B-15	(7.62+7.70)/2 X (17.73+16.64)/2	131.64 SQMT.	01	131.64 SQMT.
		B-16	(5.30+8.23)/2 X (16.64+15.73)/2	109.49 SQMT.	01	109.49 SQMT.
3	C (BLOCK)	C-1	9.14M X 15.24M	139.29 SQMT.	01	139.29 SQMT.
		C-2 TO C-4	7.32M X 15.24M	111.55 SQMT.	03	334.67 SQMT.
		C-5	(6.01+13.15)/2 X (15.24+18.83)/2	153.61 SQMT.	01	153.61 SQMT.
		C-6	9.14M X 15.24M	139.29 SQMT.	01	139.29 SQMT.
		C-7 TO C-10	7.62M X 15.24M	116.12 SQMT.	04	464.51 SQMT.
		C-11	(11.75+4.61)/2 X (16.83+15.24)/2	131.16 SQMT.	01	131.16 SQMT.
		C-12	APPROX	71.28 SQMT.	01	71.28 SQMT.
		C-13	APPROX	97.67 SQMT.	01	97.67 SQMT.
		C-14 TO C-18	7.62M X 15.24M	116.12 SQMT.	05	580.64 SQMT.
		C-19	APPROX	106.42 SQMT.	01	106.42 SQMT.
4	D (BLOCK)	D-1	(14.91+4.88)/2 X (18.55+15.24)/2	167.17 SQMT.	01	167.17 SQMT.
		D-2 TO D-5	7.62M X 15.24M	116.12 SQMT.	04	464.51 SQMT.
		D-6	(7.62+10.38)/2 X (15.24+15.49)/2	138.28 SQMT.	01	138.28 SQMT.
		D-7	(7.62+10.43)/2 X (15.49+15.24)/2	138.66 SQMT.	01	138.66 SQMT.
		D-8	6.25M X 15.24M	95.25 SQMT.	01	95.25 SQMT.
		D-9 TO D-10	6.17M X 15.24M	94.03 SQMT.	02	188.06 SQMT.
		D-11	APPROX	115.92 SQMT.	01	115.92 SQMT.
		TOTAL RESIDENTIAL PLOT'S			76	9070.94 SQMT.

STATEMENT OF AREA	AREA IN SQM	%
TOTAL LAND AREA	16245.00	-- --
AREA UNDER LAND LEFT FOR ROAD	-- --	-- --
NETT LAND AREA	16245.00	100.00
AREA UNDER RESIDENTIAL PLOTS	9070.94	55.84
AREA UNDER COMMERCIAL PLOT	190.50	1.17
AREA UNDER ROAD	4216.17	25.95
AREA UNDER SERVICE/GARBAGE	55.03	0.34
AREA UNDER PARK	2666.64	16.42
AREA UNDER 3.00M WIDE OPEN SPACE	45.72	0.28

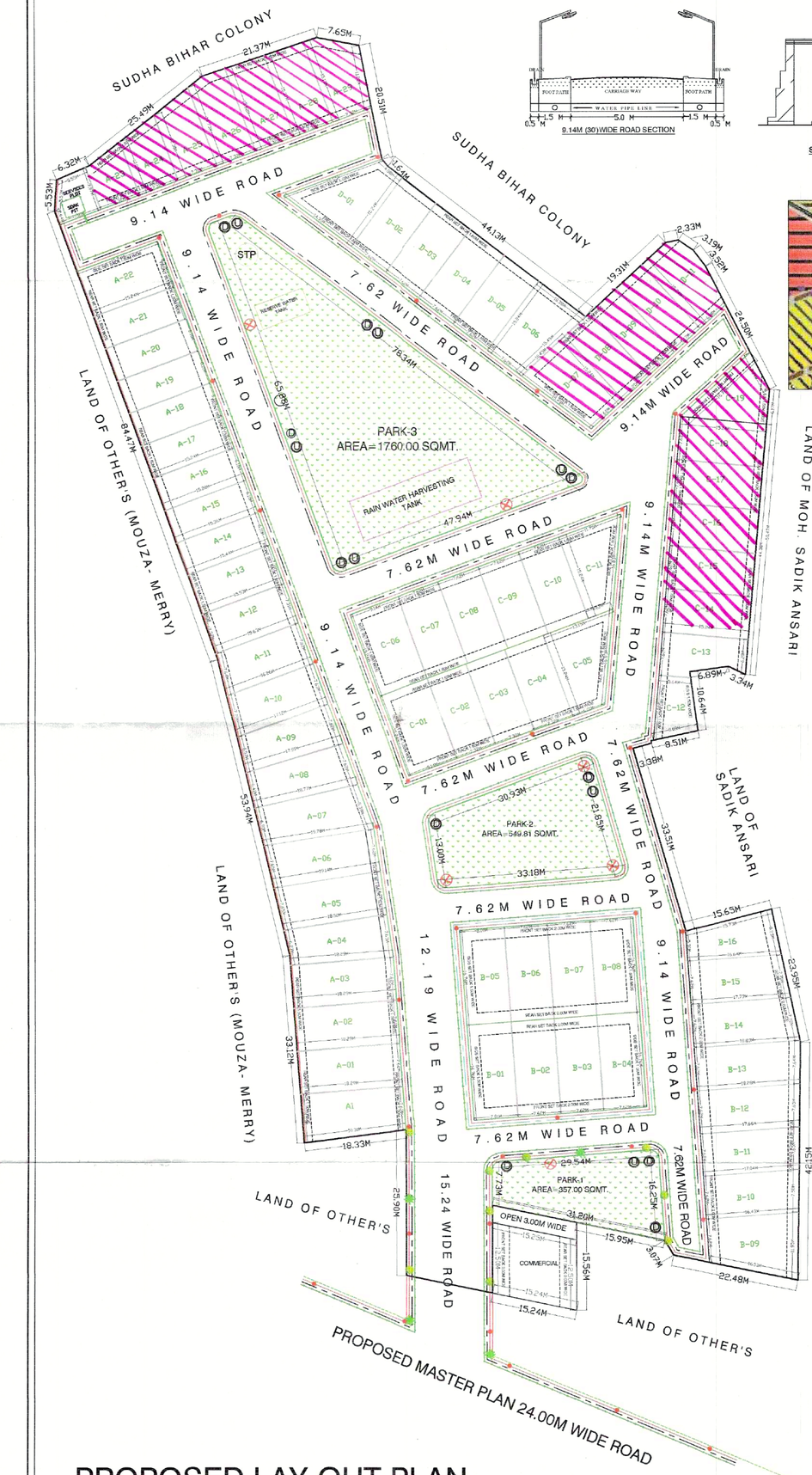
LEGEND:-
SCHEME BOUNDRY
PROPOSED DRAIN
PROPOSED TREE
PROPOSED DUSTBIN/ FIRE
PROPOSED WATER SUPPLY PIPE LINE
PROPOSED ELECTRIC POLE (E.P)
PROPOSED SEWER LINE
PROPOSED RAIN WATER HARVESTING (R.W.H)

NOTE - 1. ALL DIMENSION ARE IN METER.
2. THE PLAN CONFIRM TO R.B.O. ACT & MASTER PLAN

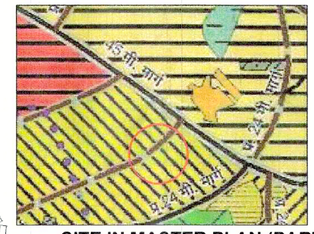
SIGNATURE OF OWNER'S | SIGNATURE ARCHITECT

Ratu Gupta
Architect Engineer Estimation & Valuer
Approved By J.D.A. Regd. No.-22265
Narayan Hospital
First Floor, Kalpi Road, Jhansi
Near Sita Hospital
Mobile No. - 9415216146

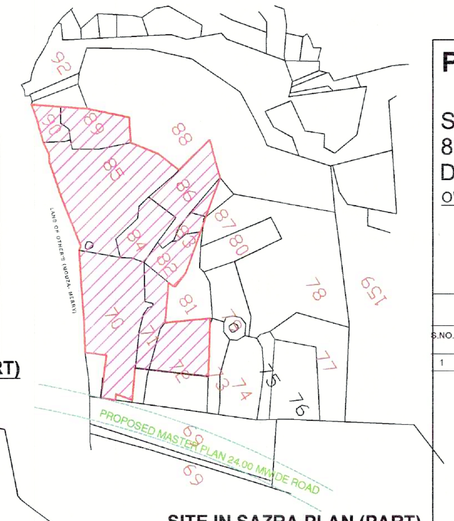
DRAWN BY SIGNATURE



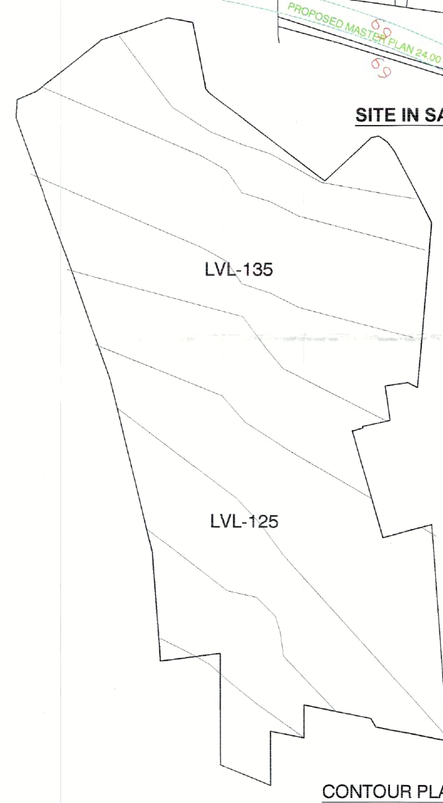
PROPOSED LAY-OUT PLAN
SCALE - 1:500



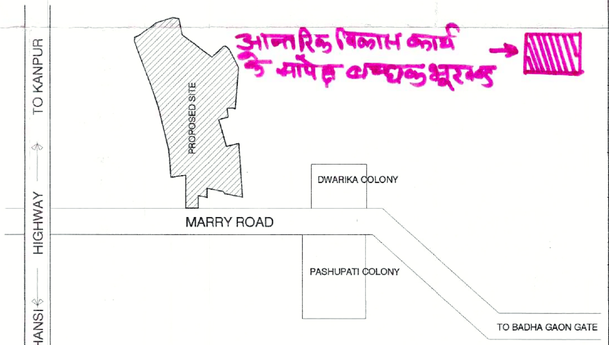
SITE IN MASTER PLAN (PART)



SITE IN SAZRA PLAN (PART)



CONTOUR PLAN
SCALE 1:4000



KEY PLAN
NOT TO SCALE