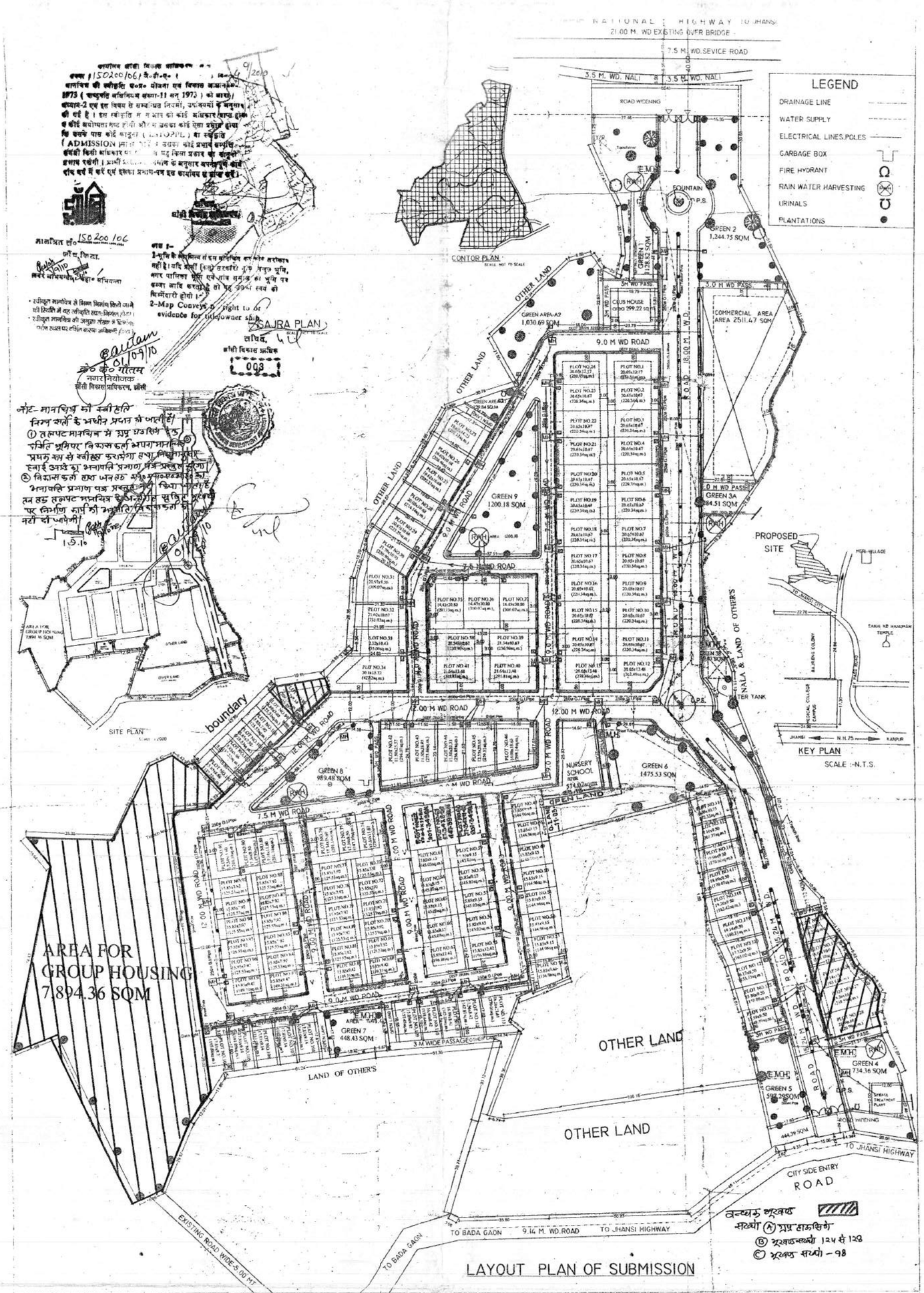

PLOT CATEGORY	PLOT SIZE(Sq.m)	PLOT AREA (SQMT)	PLOT COUNT (NOS)	SET-BACK FRONT	SET-BACK REAR	SET-BACK SIDE	MAXIMUM PLOTS (NOS)	TOTAL AREA (SQMT)	PLOT NO.
PROPOSED PLOTS	20.65x12.17	251.31	1	3.00	3.00	3.00	1X15=15	251.31	
	20.65x10.67	220.34	20	3.00	3.00		20X1=20	4406.80	2nd FLOOR
	20.65x13.48	282.49	1	3.00	3.00	3.00	1X15=15	282.49	22
	20.65x13.45	278.46	1	3.00	3.00	3.00	1X15=15	278.46	23
	20.65x12.17	251.31	1	3.00	3.00	3.00	1X15=15	251.31	24
	19.62x14.25	277.12	1	3.00	3.00		1X15=15	277.12	25
	19.62x10.68	208.46	1	3.00	3.00		1X15=15	208.46	26
	19.62x10.68	207.23	1	3.00	3.00		1X15=15	207.23	27
	20.65x10.68	214.14	1	3.00	3.00		1X15=15	214.14	28
	19.62x10.68	233.25	1	3.00	3.00		1X15=15	233.25	29
		230.90	1	3.00	3.00		1X15=15	230.90	30
		309.07	1	3.00	3.00		1X20=20	309.07	31
	21.62x10.67	231.02	1	3.00	3.00		1X15=15	231.02	32
	22.22x10.43	235.06	1	3.00	3.00		1X15=15	235.06	33
		427.12	1	4.5	4.5	3.00	1X20=20	427.12	34
	14.43x20.80	297.13	1	3.00	3.00	3.00	1X15=15	297.13	35
	14.43x20.80	300.07	1	3.00	3.00		1X20=20	300.07	36
	21.43x20.80	300.07	1	3.00	3.00	3.00	1X20=20	300.07	37
	25.74x10.67	275.00	2	3.00	3.00		2X15=30	550.00	38,39
	21.62x10.67	230.71	2	3.00	3.00	3.00	2X15=30	543.62	40,41
	21.50x25.67	294.07	1	3.00	3.00		1X15=15	294.07	42
	21.62x10.67	235.06	1	3.00	3.00		1X15=15	235.06	43
	21.50x22.33	259.85	1	3.00	3.00		1X15=15	259.85	44
	22.35x10.65	238.11	1	3.00	3.00		1X15=15	238.11	45
	16.00x16.62	266.14	1	3.00	3.00	3.00	1X15=15	266.14	46
	19.85x8.19	162.62	2	3.00	3.00		2X15=30	1624.75	47x48
		1,530.46	1	3.00	3.00		1X20=20	1,530.46	54
	27.43x13.41	1,368.01	1	3.00	3.00		1X20=20	1,368.01	55 (GH)
	15.85x10.67	169.25	2	3.00	3.00	3.00	2X15=30	338.50	56x57
	27.43x13.41	2,500.00	1	3.00	3.00		1X20=20	2,500.00	58 (GH)

PLOT CATEGORY	PLOT SIZE(Sq.m)	PLOT AREA (SQMT)	PLOT COUNT (NOS)	SET-BACK FRONT	SET-BACK REAR	SET-BACK SIDE	MAXIMUM PLOTS (NOS)	TOTAL AREA (SQMT)	PLOT NO.
	18.32x24.42	149.51	1	3.00	3.00	3.00	1X15=15	597.24	60,61,62,63
	17.14x8.50	147.59	3	3.00	3.00		3X15=30	442.17	64,75,96
		299.29	1	3.00	3.00		1X15=15	299.29	94
	15.85x7.92	125.53	3	3.00	3.00		3X15=30	376.59	99x101
	15.85x8.66	137.22	2	3.00	3.00		2X15=30	274.44	102,103
		195.88	1	3.00	3.00		1X15=15	195.88	104
	17.81x9.14	161.69	2	3.00	3.00		2X15=30	322.18	105,106
	17.81x9.14	162.06	2	3.00	3.00		2X15=30	324.12	107,108
	15.89x9.92	157.65	1	2.00	3.00		1X15=15	157.65	109
	16.40x8.43	138.04	2	3.00	3.00		2X15=30	138.64	110
	16.99x8.42	143.23	1	3.00	3.00		1X15=15	143.23	111
	17.56x8.42	147.81	1	3.00	3.00		1X15=15	147.81	112
		270.01	1	3.00	3.00		1X15=15	270.01	113
	16.08x10.75	172.32	1	3.00	3.00		1X15=15	172.32	114
	17.10x9.58	161.77	1	3.00	3.00		1X15=15	161.77	115
	18.06x9.50	170.66	1	3.00	3.00		1X15=15	170.66	116
		179.47	1	3.00	3.00		1X15=15	179.47	117
		182.42	1	3.00	3.00		1X15=15	182.42	118
		160.21	1	3.00	3.00		1X15=15	160.21	119
		165.02	1	3.00	3.00		1X15=15	165.02	120
		153.75	1	3.00	3.00		1X15=15	153.75	121
		150.08	1	3.00	3.00		1X15=15	150.08	122
		148.59	1	3.00	3.00		1X15=15	148.59	123
		220.79	1	3.00	3.00		1X15=15	220.79	124
		238.59	1	3.00	3.00		1X15=15	238.59	125
		195.57	1	3.00	3.00		1X15=15	195.57	126
		160.30	1	3.00	3.00		1X15=15	160.39	127
		118.21	1	3.00	3.00		1X15=15	118.21	128
TOTAL			128				128X15	24,015.00	

DETAIL OF AREA'S :-	
TOTAL LAND AREA	64,264.78 SQM (16.04 Acs.)
ROAD WIDENING AREA (0.4 Acs. 1622 SQM)	1622.00 SQM (0.40 Acs.)
BALANCE PLOT AREA	63,865.92 SQ.M. (15.65 Acs.)
PROPOSED PLOTED AREA	24,015.00 SQ.M (37.75%)
PROP. GROUP HOUS. AREA	7,894.36 SQM (12.41%)
PROP. GROUP HOUS. & PLOTED AREA	31,909.36 SQ.M (50.16%)
PERMISSIBLE GREEN AREA	9,542.88 SQ.M (15.00%)
PROPOSED GREEN AREA	9,691.03 SQ.M (15.51%)
PERMISSIBLE COMMERCIAL AREA (3%)	3,192.29 SQ.M.
PROPOSED COMMERCIAL AREA	2,511.47 SQ.M (3.95%)
PROPOSED COMM. FACILITY AREA 1. CLUB HOUSE 2. PRIMARY SCHOOL	613.24 SQ.M (1.27%) [299.22 SQ.M] [314.02 SQ.M]
ROAD AREA	13,476.82 SQ.M (21.18%)
PERMISSIBLE DENSITY(@750 p/hect) = 4,770.00(6.36HA X 750)	
PROPOSED DENSITY(@150 p/hect) = 2,152.00 (1510+642)	
PERMISSIBLE NO. OF TREES (125/HECT.)= 795 No.	
PROPOSED NO. OF TREES (125/HECT.) = 1010 No.	

SCALE	DATE	DRAWN	NORTH
1 : 500			

1/3

PROJECT:-
PROPOSED LAYOUT ON FIELD NO. 88,91,TO 105 B132
TO/SO MOUZA DADIAPURA FIELD NO. 1 & 5 MOUZA PICHOR
AT GRAM PICHOR AND DADIAPURA , JHANSI

TO BE DEVELOPED BY
M/S SUDHA VIHAR
THE SUDHA LAND VENTURES & HOMES PVT.LTD.
JHANSI (UP) -284002

NAME OF OWNERS:-
MR. DILIP KUMAR SHARMA S/O SHRI ARUN KU. SHARMA
SITUATED AT C-12 AWAS VIKAS COLONY , TALPURA ,
KANPUR ROAD , JHANSI
MRS. ANITA SHARMA W/O DILIP KUMAR SHARMA
C-12 AWAS VIKAS COLONY TALPURA
KANPUR ROAD JHANSI

Dilipkumar Sharma
Owner's Signature

Architect
RUPESH SRIVASTAVA
B.Arch. (Roorkee)

Architect
PRIYA SRIVASTAVA
B.Arch. M.Plan(urban planning)
(U.P.T. DELHI)

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