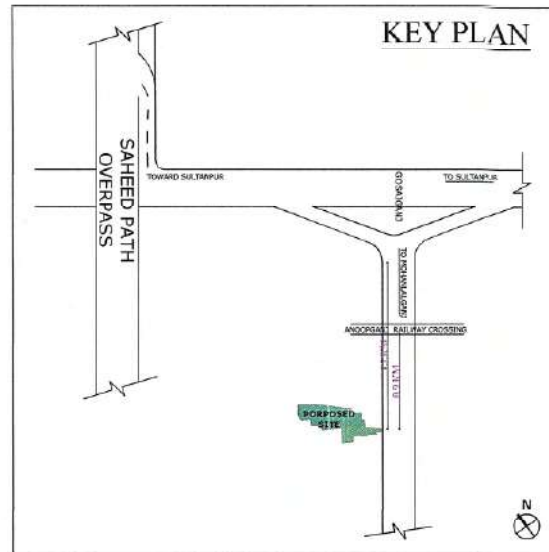
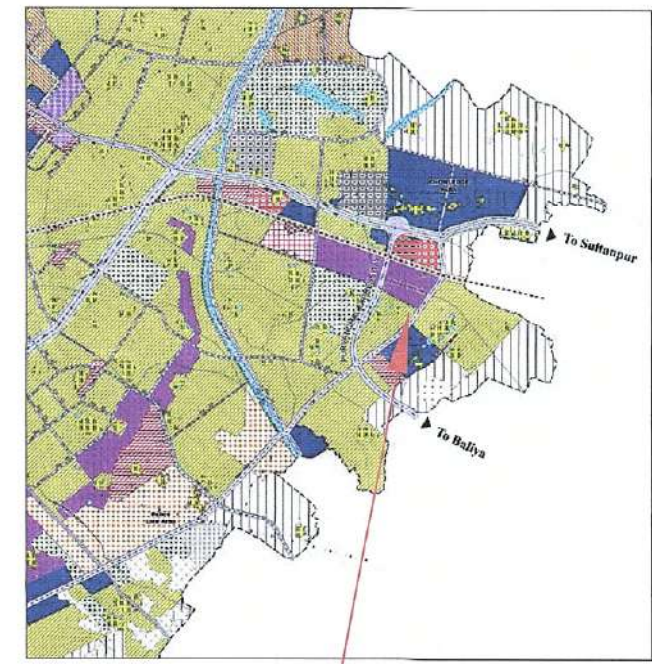


PLOT DETAIL					
S.NO.	PLOT NUMBER	PLOT SIZE (SQ.MT)	FRONT SETBACK (MT)	REAR SETBACK (MT)	LEFT & RIGHT SETBACK (MT)
1	PLOT-1	7.5X30.0	1.50	1.50	N/A
2	PLOT-2 TO 33	6.0X30.0	1.50	1.50	N/A
4	PLOT-34	7.5X30.0	1.50	1.50	N/A
5	PLOT-35	7.5X30.0	1.50	1.50	N/A
6	PLOT-36 TO 52	6.0X30.0	1.50	1.50	N/A
7	PLOT-53 TO 65	6.0X30.0	1.50	1.50	N/A
8	PLOT-66	7.5X30.0	1.50	1.50	N/A
9	PLOT-67	7.5X30.0	1.50	1.50	N/A
10	PLOT-68 TO 75	6.0X30.0	1.50	1.50	N/A
11	PLOT-76	7.5X30.0	1.50	1.50	N/A
12	PLOT-77	7.5X30.0	1.50	1.50	N/A
13	PLOT-78 TO 85	6.0X30.0	1.50	1.50	N/A
14	PLOT-86	7.5X30.0	1.50	1.50	N/A
15	PLOT-87 TO 99	6.0X30.0	1.50	1.50	N/A
16	PLOT-100	7.5X30.0	1.50	1.50	N/A
17	PLOT-101	7.5X30.0	1.50	1.50	N/A
18	PLOT-102 TO 114	6.0X30.0	1.50	1.50	N/A
19	PLOT-115	7.5X30.0	1.50	1.50	N/A
20	PLOT-116	7.5X30.0	1.50	1.50	N/A
21	PLOT-117 TO 143	6.0X30.0	1.50	1.50	N/A
22	PLOT-144	7.5X30.0	1.50	1.50	N/A
23	PLOT-145 TO 151	6.0X30.0	1.50	1.50	N/A
24	PLOT-152	7.5X30.0	1.50	1.50	N/A
25	PLOT-153 & 156	6.0X30.0	1.50	1.50	N/A
26	PLOT-157	7.5X30.0	1.50	1.50	N/A
27	PLOT-158 & 176	6.0X30.0	1.50	1.50	N/A
28	PLOT-177	7.5X30.0	1.50	1.50	N/A
29	PLOT-178	7.5X30.0	1.50	1.50	N/A
30	PLOT-179 TO 187	6.0X30.0	1.50	1.50	N/A
31	PLOT-188	7.5X30.0	1.50	1.50	N/A
32	PLOT-189	7.5X30.0	1.50	1.50	N/A
33	PLOT-190 TO 196	6.0X30.0	1.50	1.50	N/A
34	PLOT-197	7.5X30.0	1.50	1.50	N/A
35	PLOT-198	7.5X30.0	1.50	1.50	N/A
36	PLOT-199	7.5X30.0	1.50	1.50	N/A
37	PLOT-200 TO 209	6.0X30.0	1.50	1.50	N/A
38	PLOT-210	7.5X30.0	1.50	1.50	N/A
39	PLOT-211 TO 228	6.0X30.0	1.50	1.50	N/A
40	PLOT-229	7.5X30.0	1.50	1.50	N/A
41	PLOT-229 TO 232	6.0X30.0	1.50	1.50	N/A
42	PLOT-233	7.5X30.0	1.50	1.50	N/A
43	PLOT-234 TO 250	6.0X30.0	1.50	1.50	N/A
44	PLOT-251	7.5X30.0	1.50	1.50	N/A
45	PLOT-252	7.5X30.0	1.50	1.50	N/A
46	PLOT-253 TO 260	6.0X30.0	1.50	1.50	N/A
47	PLOT-261	7.5X30.0	1.50	1.50	N/A
48	PLOT-262 TO 287	6.0X30.0	1.50	1.50	N/A
49	SHOP-1 TO 14	3.0X5.0	1.50	1.50	N/A



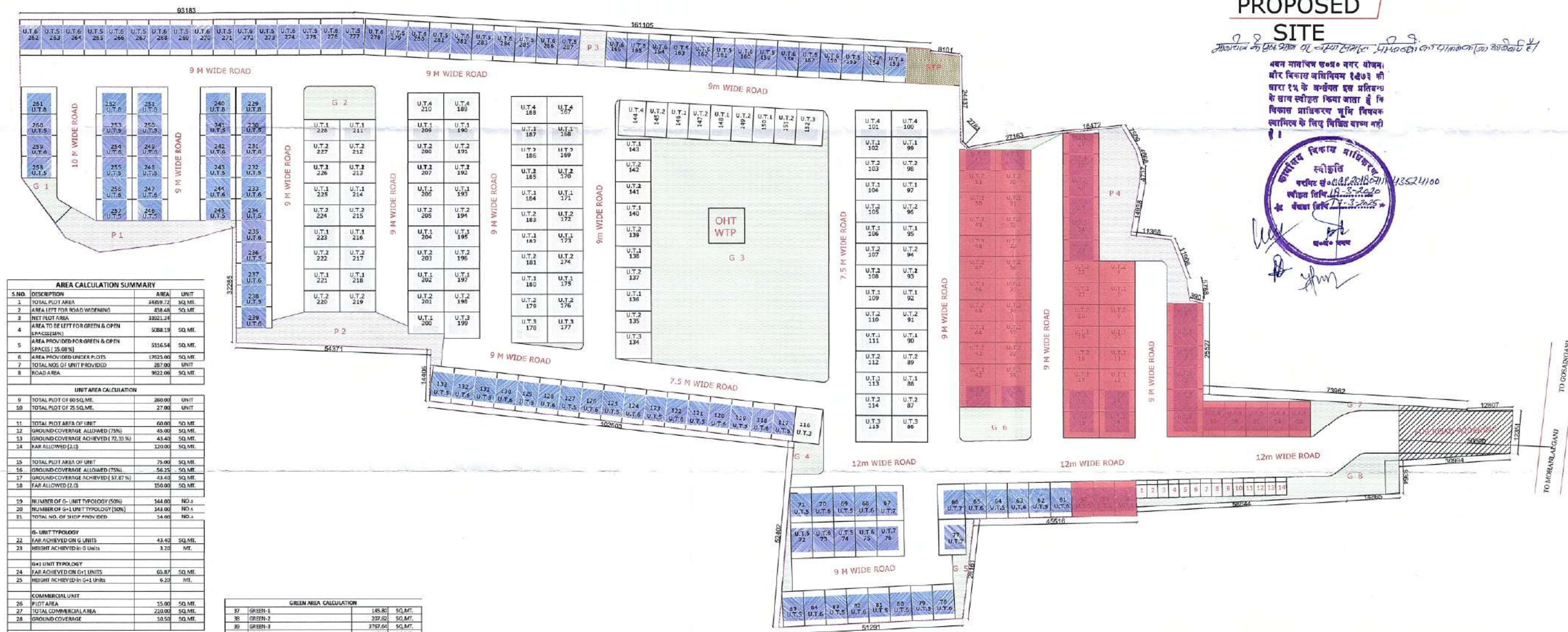
KHASRA PLAN



PROPOSED SITE

आवृत्ति के लिए और न केवल समान प्रतिकृति का पाठक को भरोसा है।

यह मानचित्र ००३० नगर योजना और विकास विभाग १९७३ की धारा १५ के अन्तर्गत इस प्रतिपाद के साथ स्वीकृत किया जाता है कि विकास प्राधिकरण यदि विषयक स्थापित के लिए विहित बाध्य नहीं है।



AREA CALCULATION SUMMARY			
S.NO.	DESCRIPTION	AREA	UNIT
1	TOTAL PLOT AREA	2489.72	SQ.MT.
2	AREA LEFT FOR ROAD WIDENING	438.48	SQ.MT.
3	NET PLOT AREA	2051.24	SQ.MT.
4	AREA TO BE LEFT FOR GREEN & OPEN SPACES (25.0%)	512.81	SQ.MT.
5	AREA PROVIDED FOR GREEN & OPEN SPACES (25.0%)	516.54	SQ.MT.
6	AREA PROVIDED UNDER PLOTS	1765.00	SQ.MT.
7	TOTAL NOS. OF UNIT PROVIDED	287.00	UNIT
8	ROAD AREA	952.00	SQ.MT.

UNIT AREA CALCULATION			
S.NO.	DESCRIPTION	AREA	UNIT
9	TOTAL PLOT OF 60 SQ.MT.	260.00	UNIT
10	TOTAL PLOT OF 75 SQ.MT.	27.00	UNIT
11	TOTAL PLOT AREA OF UNIT	60.00	SQ.MT.
12	GROUND COVERAGE ALLOWED (75%)	45.00	SQ.MT.
13	GROUND COVERAGE ACHIEVED (72.33%)	43.42	SQ.MT.
14	FAR ALLOWED (2.0)	120.00	SQ.MT.
15	TOTAL PLOT AREA OF UNIT	75.00	SQ.MT.
16	GROUND COVERAGE ALLOWED (75%)	56.25	SQ.MT.
17	GROUND COVERAGE ACHIEVED (57.87%)	43.42	SQ.MT.
18	FAR ALLOWED (2.0)	150.00	SQ.MT.
19	NUMBER OF G-UNIT TYPOLOGY (20%)	344.00	NO.
20	NUMBER OF G-1 UNIT TYPOLOGY (10%)	34.40	NO.
21	TOTAL NO. OF SHOP PROVIDED	14.00	NO.
22	G-UNIT TYPOLOGY	43.42	SQ.MT.
23	HEIGHT ACHIEVED IN G-UNIT	3.20	MT.
24	G-1 UNIT TYPOLOGY	65.87	SQ.MT.
25	HEIGHT ACHIEVED IN G-1 UNIT	6.20	MT.

GREEN AREA CALCULATION			
S.NO.	DESCRIPTION	AREA	UNIT
26	GREEN-1	145.80	SQ.MT.
27	GREEN-2	207.82	SQ.MT.
28	GREEN-3	3762.64	SQ.MT.
29	GREEN-4	105.00	SQ.MT.
30	GREEN-5	101.00	SQ.MT.
31	GREEN-6	201.96	SQ.MT.
32	GREEN-7	182.72	SQ.MT.
33	GREEN-8	430.50	SQ.MT.
34	TOTAL GREENS	5135.54	SQ.MT.

PARKING SPACE PROVIDED			
S.NO.	DESCRIPTION	AREA	UNIT
35	PARKING-1	320.24	SQ.MT.
36	PARKING-2	438.48	SQ.MT.
37	PARKING-3	73.00	SQ.MT.
38	PARKING-4	515.17	SQ.MT.
39	TOTAL PARKING PROVIDED	1347.69	SQ.MT.

MORTGAGE UNITS	
Unit Typology 2 - G+1	
Unit Typology 1 - Single Storeyed	

UNIT TYPOLOGIES	
Unit Typology 2 - G+1	
Unit Typology 1 - Single Storeyed	

KEY	
G	- GREEN AREA
P	- PARKING
STP	- SEWAGE TREATMENT PLANT
OHT	- OVERHEAD TANK
HT	- METER ROOM

OWNER: M/S HALWASIYA & SONS PVT. LTD.
24, MG MARG LUCKNOW
KHASRA NO 8,15-19
21-24, 26-30,73 & 74
VILLAGE SHIVLAR & KHASRA NO 457 VILLAGE, MAGAHUA

STRUCTURAL CONSULTANT: PERCEPTIVE IDEAS CONSULTING ENGINEERS PRIVATE LIMITED
40/221 LOWER GROUND FLOOR, CR PARK, NEW DELHI-110019

MEP CONSULTANT: MJ ENGG. CONSULTANTS
606, MADHUBAN BLDG.,55, NEHRU PLACE, NEW DELHI-110019

LANDSCAPE CONSULTANT:

NOTE:

KEY PLAN

ARCHITECT: UAW URBAN ARCHITECTURE WORKS
B-5/17, Sahaibnagar Enclave, First Floor, New Delhi-110 029
T-01 11 2634021, 41327563, F- 41327564

ARCHITECT'S SEAL AND SIGNATURE: For Halwasiya & Sons Pvt. Ltd. Authorised Signatory

PROJECT: AFFORDABLE ROW HOUSING AT LUCKNOW

SHEET NAME: SITE PLAN

SCALE: 1:500 DATE: 25.01.2020

DRAWN: CHECKED:

SHEET NO: M/A0/1.1

OWNER:
M/S HALWASIYA & SONS
PVT. LTD
24, MG MARG LUCKNOW
KHASRA NO 8,15-19
21-24, 26-30,73 & 74
VILLAGE SHIVLAR &
KHASRA NO 457 VILLAGE,
MAGAHUA

STRUCTURAL CONSULTANT:
PERCEPTIVE IDEAS
CONSULTING ENGINEERS
PRIVATE LIMITED

40/221 LOWER GROUND
FLOOR, CR PARK,
NEW DELHI-110019

MEP CONSULTANT:
MJ ENGG. CONSULTANTS
606, MADHUBAN BLDG.,55,
NEHRU PLACE,
NEW DELHI-110019

LANDSCAPE CONSULTANT:

NOTE:

KEY PLAN

ARCHITECT
UAW
URBAN ARCHITECTURE WORKS
D-5/17, Sunderjung Enclave, First Floor,
New Delhi-110 029
T-91 11 26544121, 41327003, F- 41327004

ARCHITECT'S SEAL AND SIGNATURE
For Halwasiya & Sons Pvt. Ltd.
Authorised Signatory

PROJECT
**AFFORDABLE ROW
HOUSING AT LUCKNOW**

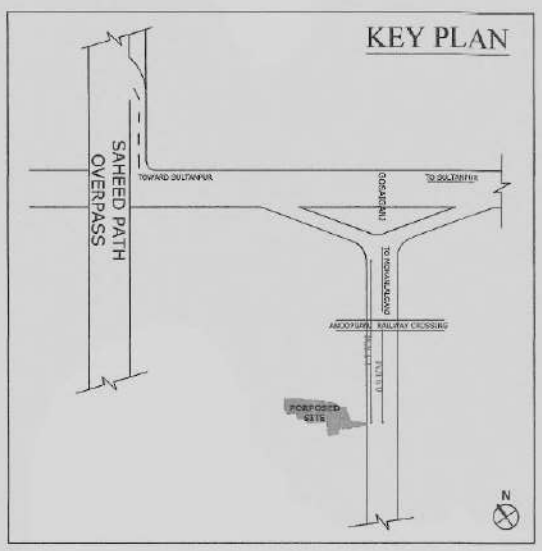
SHEET NAME
SITE PLAN

SCALE
1:500

DATE
25.01.2020

SHEET NO
MA/01.1

PLOT DETAIL					
S.NO.	PLOT NUMBER	PLOT SIZE (SQ.MT)	FRONT SETBACK (MT)	REAR SETBACK (MT)	LEFT SETBACK (MT)
1	PLOT-1	7.5 X 150	1.50	1.50	N/A
2	PLOT-2 TO 13	6.0 X 150	1.50	1.50	N/A
4	PLOT-14	7.5 X 150	1.50	1.50	1.50
5	PLOT-15	7.5 X 150	1.50	1.50	N/A
6	PLOT-16 TO 19	6.0 X 150	1.50	1.50	N/A
7	PLOT-20 TO 23	6.0 X 150	1.50	1.50	N/A
8	PLOT-24	7.5 X 150	1.50	1.50	1.50
9	PLOT-25	7.5 X 150	1.50	1.50	1.50
10	PLOT-26 TO 29	6.0 X 150	1.50	1.50	N/A
11	PLOT-30	7.5 X 150	1.50	1.50	1.50
12	PLOT-31	7.5 X 150	1.50	1.50	1.50
13	PLOT-32	7.5 X 150	1.50	1.50	1.50
14	PLOT-33	7.5 X 150	1.50	1.50	1.50
15	PLOT-34	7.5 X 150	1.50	1.50	1.50
16	PLOT-35	7.5 X 150	1.50	1.50	1.50
17	PLOT-36	7.5 X 150	1.50	1.50	1.50
18	PLOT-37	7.5 X 150	1.50	1.50	1.50
19	PLOT-38	7.5 X 150	1.50	1.50	1.50
20	PLOT-39	7.5 X 150	1.50	1.50	1.50
21	PLOT-40	7.5 X 150	1.50	1.50	1.50
22	PLOT-41	7.5 X 150	1.50	1.50	1.50
23	PLOT-42	7.5 X 150	1.50	1.50	1.50
24	PLOT-43	7.5 X 150	1.50	1.50	1.50
25	PLOT-44	7.5 X 150	1.50	1.50	1.50
26	PLOT-45	7.5 X 150	1.50	1.50	1.50
27	PLOT-46	7.5 X 150	1.50	1.50	1.50
28	PLOT-47	7.5 X 150	1.50	1.50	1.50
29	PLOT-48	7.5 X 150	1.50	1.50	1.50
30	PLOT-49	7.5 X 150	1.50	1.50	1.50
31	PLOT-50	7.5 X 150	1.50	1.50	1.50
32	PLOT-51	7.5 X 150	1.50	1.50	1.50
33	PLOT-52	7.5 X 150	1.50	1.50	1.50
34	PLOT-53	7.5 X 150	1.50	1.50	1.50
35	PLOT-54	7.5 X 150	1.50	1.50	1.50
36	PLOT-55	7.5 X 150	1.50	1.50	1.50
37	PLOT-56	7.5 X 150	1.50	1.50	1.50
38	PLOT-57	7.5 X 150	1.50	1.50	1.50
39	PLOT-58	7.5 X 150	1.50	1.50	1.50
40	PLOT-59	7.5 X 150	1.50	1.50	1.50
41	PLOT-60	7.5 X 150	1.50	1.50	1.50
42	PLOT-61	7.5 X 150	1.50	1.50	1.50
43	PLOT-62	7.5 X 150	1.50	1.50	1.50
44	PLOT-63	7.5 X 150	1.50	1.50	1.50
45	PLOT-64	7.5 X 150	1.50	1.50	1.50
46	PLOT-65	7.5 X 150	1.50	1.50	1.50
47	PLOT-66	7.5 X 150	1.50	1.50	1.50
48	PLOT-67	7.5 X 150	1.50	1.50	1.50
49	PLOT-68	7.5 X 150	1.50	1.50	1.50

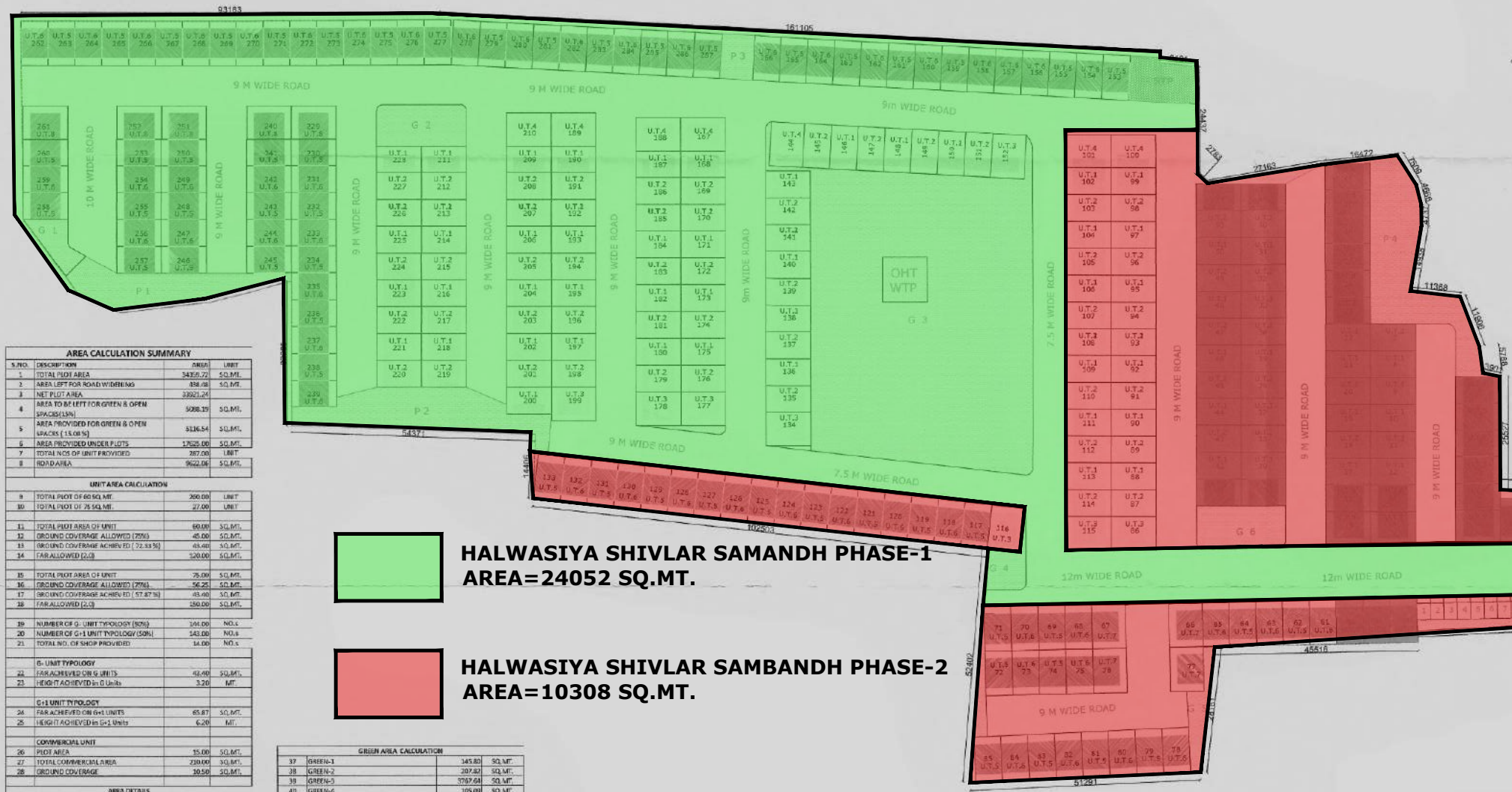
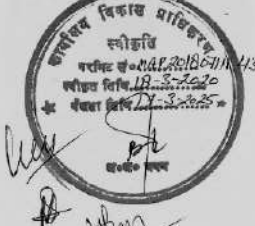


KHASRA PLAN



PROPOSED SITE

अनन्य मासिक ६००० नगर योजना
की विकास विभाग १६७९ की
वारा १५ के नगरपालिका प्रविष्टि
के साथ स्वीकृत किया जाता है कि
विकास प्राधिकरण द्वारा विषयक
नगरपालिका के लिए विहित बाध्य नहीं
है।



AREA CALCULATION SUMMARY		
S.NO.	DESCRIPTION	AREA/UNIT
1	TOTAL PLOT AREA	3425.72 SQ.MT.
2	AREA LEFT FOR ROAD WIDENING	338.08 SQ.MT.
3	NET PLOT AREA	3087.64 SQ.MT.
4	AREA TO BE LEFT FOR GREEN & OPEN SPACES (15%)	508.15 SQ.MT.
5	AREA PROVIDED FOR GREEN & OPEN SPACES (15.08%)	5136.54 SQ.MT.
6	AREA PROVIDED UNDER PLOTS	1705.00 SQ.MT.
7	TOTAL NOS OF UNIT PROVIDED	287.00 UNIT
8	ROAD AREA	9622.06 SQ.MT.

UNIT AREA CALCULATION		
9	TOTAL PLOT OF 60 SQ.MT.	280.00 UNIT
10	TOTAL PLOT OF 75 SQ.MT.	27.00 UNIT
11	TOTAL PLOT AREA OF UNIT	60.00 SQ.MT.
12	GROUND COVERAGE ALLOWED (25%)	45.00 SQ.MT.
13	GROUND COVERAGE ACHIEVED (22.93%)	43.46 SQ.MT.
14	FAR ALLOWED (2.0)	520.00 SQ.MT.
15	TOTAL PLOT AREA OF UNIT	25.00 SQ.MT.
16	GROUND COVERAGE ALLOWED (25%)	56.25 SQ.MT.
17	GROUND COVERAGE ACHIEVED (57.87%)	43.46 SQ.MT.
18	FAR ALLOWED (2.0)	150.00 SQ.MT.
19	NUMBER OF G-1 UNIT TYPE (NO.)	140.00 NO.
20	NUMBER OF G-1 UNIT TYPE (NO.)	140.00 NO.
21	TOTAL NO. OF SHOP PROVIDED	14.00 NO.
22	G-1 UNIT TYPE	140.00 NO.
23	FAR ACHIEVED FOR G-1 UNIT	43.46 SQ.MT.
24	HEIGHT ACHIEVED IN G-1 UNIT	3.20 MT.
25	G-1 UNIT TYPE	140.00 NO.
26	FAR ACHIEVED FOR G-1 UNIT	43.46 SQ.MT.
27	HEIGHT ACHIEVED IN G-1 UNIT	3.20 MT.
28	GROUND COVERAGE	10.50 SQ.MT.

GREEN AREA CALCULATION		
29	COMMERCIAL AREA (G-1 UNIT)	247.00 SQ.MT.
30	TOTAL GROUND COVERAGE ACHIEVED UNDER UNITS	12105.30 SQ.MT.
31	TOTAL GROUND COVERAGE ACHIEVED	12622.80 SQ.MT.
32	PERCENTAGE OF GROUND COVERAGE ACHIEVED	87.15%
33	COMMERCIAL AREA	147.00 SQ.MT.
34	G-1 UNIT, 247 NO.	6248.00 SQ.MT.
35	G-1 UNIT, 247 NO.	9132.00 SQ.MT.
36	TOTAL FAR ACHIEVED	15316.00 SQ.MT.

PARKING SPACE PROVIDED		
37	PARKING-1	323.28 SQ.MT.
38	PARKING-2	458.48 SQ.MT.
39	PARKING-3	73.80 SQ.MT.
40	PARKING-4	513.17 SQ.MT.
41	PARKING-5	513.17 SQ.MT.
42	PARKING-6	513.17 SQ.MT.
43	PARKING-7	513.17 SQ.MT.
44	PARKING-8	513.17 SQ.MT.
45	TOTAL PARKING PROVIDED	3347.64 SQ.MT.

MORTGAGE UNITS	
Unit Typology 2 - G+1	Unit Typology 1 - Single Storeyed

UNIT TYPOLOGIES	
Unit Typology 2 - G+1	Unit Typology 1 - Single Storeyed

KEY	
G	- GREEN AREA
P	- PARKING
STP	- SEWAGE TREATMENT PLANT
OHT	- OVERHEAD TANK
HT	- METER ROOM