

PROPOSED LAYOUT PLAN FOR
LAND OF JUGAL KISHOR & NDBG
SAGE CITY LLP ON KHASRA NO. -
497(PART),521,493,494,495,496
AT MAKHDOOMPUR
KAITHI,SAROJINI NAGAR,
LUCKNOW.

SET BACK AS PER LIDA BUILDING REGULATION

TOTAL AREA OF PLOT
CHAK ROAD /NALI
109690.00 SQMT.
5420.00 SQMT.
AREA OF THE PLOT
104270.00 SQMT.
AREA UNDER ROAD WIDENING
3611.49 SQMT.
NET AREA OF THE PLOT
100658.51 SQMT.

Plot Area (SQ.M.)	Plot(NOS.)	No. of Unit
0-50 SQ.M. (1 UNIT)	0	0
50-150 SQ. M. (2 UNIT)	318	636
150-300SQ. M. (4 UNIT)	46	184
300-2000 SQ. M. (1 UNIT/1000SQ.M)	8	40
TOTAL	372	860
POPULATION		4300 PERSONS

REQ. E.W.S.(10%) 37.2 NOS.
REQ. L.I.G.(10%) 37.2 NOS.
PROV. E.W/S. 37 NOS. } 370 PERSONS
PROV. L.I.G. 37 NOS.

TOTAL UNITS = 934 UNITS (INCLUDING EWS & LIG)
ACHIEVED POPULATION = 4670 PERSONS (INCLUDING EWS & LIG)
PROV. GROUP HOUSING FOR EWS & LIG = 2021.10 SQ. M.

REQ. GREEN AREA (15%) = 15098.776SQ.M.

PROV. GREEN AREA(15.257%) = 15358.100 SQ.M.

REQ. COMMERCIAL AREA
MAX. 5% OF NET AREA OR
1SHOP/200 PERSONS
883.37 SQ. M.
879.27 SQ. M.

PROVIDED COMM. AREA
SCHOOL
(NURSERY & PRIMARY)
2028.23 SQ.M.

REQ.TREES
125 NOS./HECT.

PROV.TREES
1350 NOS.

ACHIEVED DENSITY
92.84 UNIT/HECT.

S.NO.	USES	AREA (SQ. M.)	%
1	PROV. RESI. PLOTTED AREA	49970.572 SQ.M.	49.643
2	GROUP HOUSING FOR EWS&LIG	2021.10 SQ. M.	2.007
3	PROV. SCHOOL AREA	2028.23 SQ. M.	2.015
4	PROV. COMM. AREA	879.27 SQ. M.	0.875
5	PROV. GREEN AREA	15358.10 SQ.M.	15.258
6	ROAD & FOOTPATH AREA	30401.238 SQ.M.	30.202
TOTAL AREA		100658.51 M.	100

ROAD CALCULATION

S.NO.	LENGTH OF ROAD	WD. OF ROAD	AREA
1	381.5 MT (76 TREES)	18.00 MT.	6867.00 MT.
2	270.00 MT. (54 TREES)	12.00 MT.	3240.00 MT.
3	1862.25 MT (187 TREES)	9.00 MT.	16758.00 MT.
4	381.55 MT. (38 TREES)	7.5 MT.	2867.50 MT.
5	226.24 MT	3.00 MT PATH WAY	678.73 MT.

ELECTRIC LOAD -630 KV.



ARCHITECT'S SIGN-



OWNER'S SIGN-