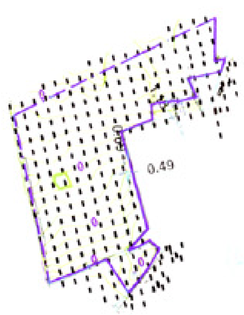
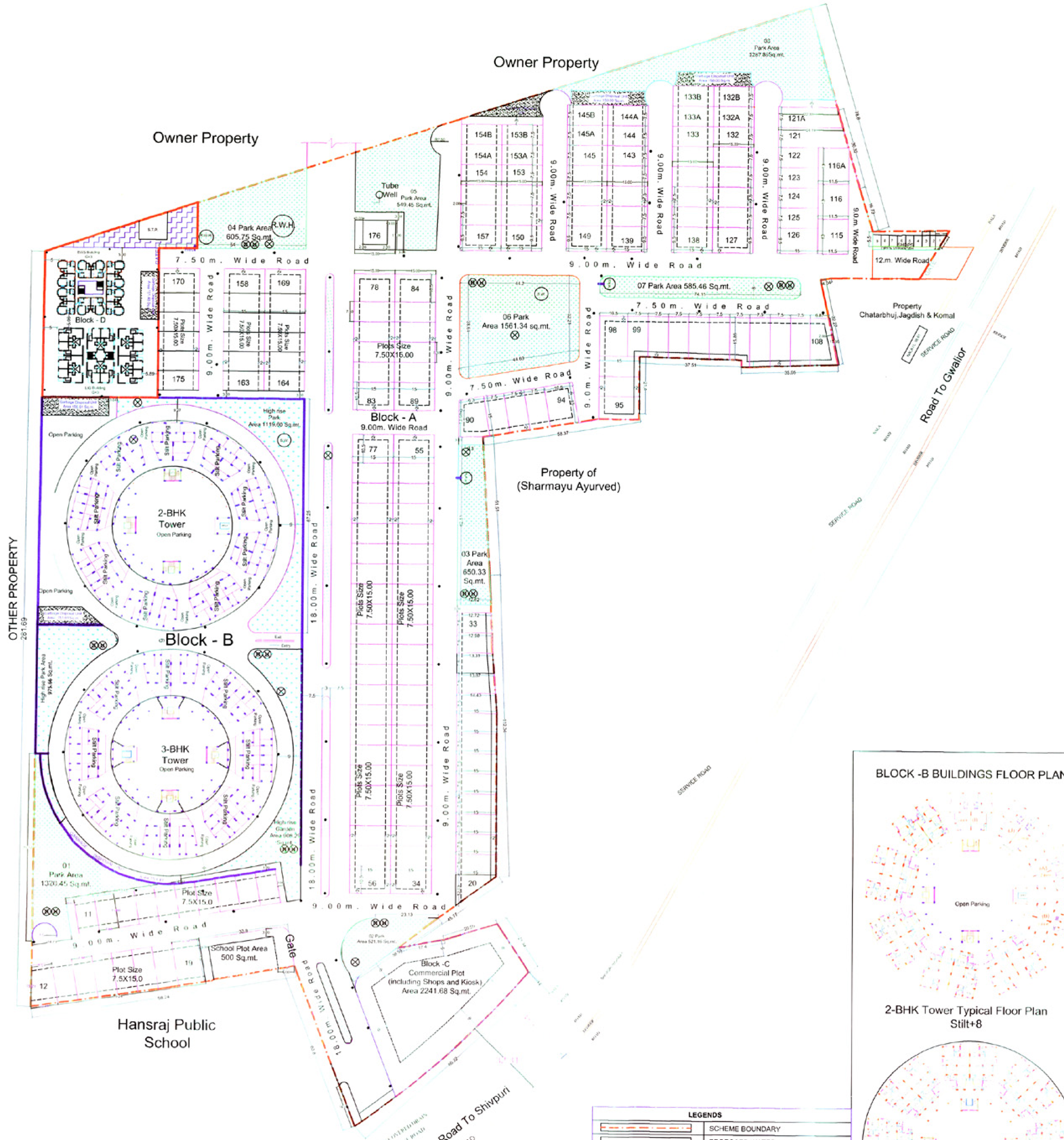
SAZRA PLAN (1:4800)
SARZA PART OF MOSA LAHAR GIRD SHIVPURI ROAD
JHANSI
SURVEY NOS.
110,112,121,111,113,111,120,122,133,109/4,109/3,109/5,114

LOCATION & PROPOSED SITE
IN JHANSI MASTER PLAN

KEY PLAN



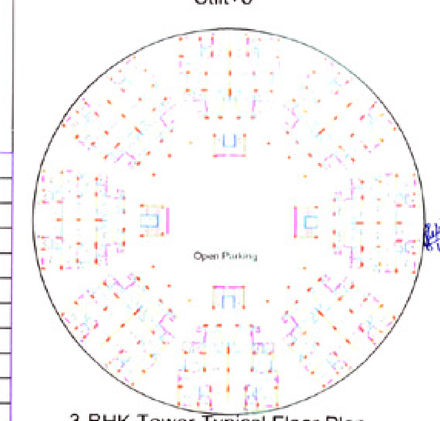
CONTOUR MAP PROPOSED SITE (1:4800)
IN JHANSI



LEGENDS	
	SCHEME BOUNDARY
	PROPOSED WATER LINE
	PROPOSED SEWER LINE
	PROPOSED DRAIN LINE
	PROPOSED TUBE WELL
	PROPOSED ELECTRIC POLE
	PROPOSED UTILITY DUSTBIN
	PROPOSED FIRE HYDRANT
	PROPOSED RAIN WATER HARVESTING
	PROPOSED SUMP WELL
S.T.P.	PROPOSED SEWER TREATMENT PLANT

BLOCK -B BUILDINGS FLOOR PLAN

2-BHK Tower Typical Floor Plan
Stilt+8



3-BHK Tower Typical Floor Plan
Stilt+8

Owner:- SHREE DEVELOPERS

Residential Layout Plan

ADDRESS : NEAR HANSRAJ SCHOOL,SHIVPURI ROAD, JHANSI(U.P.)
MOSA LAHAR GIRD.

SAZRA No. : 108,110,112,121,113,111,120,122,133,114,109/4,109/3,109/5,109/6

STATEMENT OF AREA

S.NO.	PARTICULARS	Area In Sq.mt.	%
01.	TOTAL AREA IN LAND	64824.62	
02.	AREA UNDER BLOCK -A	42774.93	65.99
03.	AREA UNDER BLOCK -B	16803.19	25.49
04.	AREA UNDER BLOCK -C(Commercial)	2241.68	3.46
05.	AREA UNDER BLOCK -D(EWS and LIG)	2614.95	4.06

AREA STATEMENT IN BLOCK - A and C

S.NO.	PARTICULARS	Area In Sq.mt.	%
01.	TOTAL AREA IN SCHEME(A+C)	45016.61	
02.	AREA COVERED UNDER PLOTS	22573.00	50.14
03.	AREA UNDER COMMERCIAL PLOT	2241.68	4.98
04.	AREA UNDER SHOPS	111.79	0.25
05.	AREA UNDER PARK	6773.80	15.05
06.	AREA UNDER ROAD	13316.34	29.58

AREA STATEMENT IN BLOCK - B and D

S.NO.	PARTICULARS	Area In Sq.mt.	%
01.	TOTAL AREA IN SCHEME	18808.05	
02.	AREA UNDER PARK	3003.54	15.16
03.	**PLOT AREA (Total Area-Park Area)**	16804.51	
04.	AREA UNDER COVERED	6073.04	30.66
05.	AREA UNDER OPEN	10731.47	54.18

BLOCK -B AREA STATEMENT IN COVERED

PLOT AREA(Total Area-Park Area) 16804.51

Ground Floor Area 4819.04 sq.mt. (28.68%)	
1st. Floor Area	4558.67 Sq.mt.
2nd. Floor Area	4558.67 Sq.mt.
3rd. Floor Area	4558.67 Sq.mt.
4th. Floor Area	4558.67 Sq.mt.
5th. Floor Area	4558.67 Sq.mt.
6th. Floor Area	4558.67 Sq.mt.
7th. Floor Area	4558.67 Sq.mt.
8th. Floor Area	4558.67 Sq.mt.
Total Floor Area	**36469.36 Sq.mt.**

F.A.R 2.50X16804.51= 42011.28 Sq.mt.
F.A.R. NOT PUT TO USE=5541.915 Sq.mt.

BLOCK -C AREA STATEMENT IN COVERED

Plot Area	**2241.68 Sq.Mt**
Stilt Parking Area	474.88 Sq. Mt.
Ground Covered Area	421.62 Sq. Mt. (40%)
First Floor Area	1002.00 Sq. Mt.
Second Floor Area	1002.00 Sq. Mt.
Third Floor Area	1002.00 Sq. Mt.
Fourth Floor Area	495.00 Sq.mt.
Total Covered Area	**3922.62 Sq. Mt.**

F.A.R. 1.75X(241.68=3922.04 Sq.mt.

BLOCK -D AREA STATEMENT IN COVERED

PLOT AREA	**2634.94 Sq.mt.**
Ground Floor Area	1254.00 sq.mt.(47.59%)
1st. Floor Area	1254.00 Sq.mt.
2nd. Floor Area	1254.00 Sq.mt.
3rd. Floor Area	1254.00 Sq.mt.
Total Floor Area	**5016.00 Sq.mt.**

F.A.R 2.0X2639.01= 5278.02 Sq.mt.

BLOCK - B PARKING DETAIL

Stilt Parking Area	4819.00 /28=172 Cars
Open Parking Area	7289.87 /23=299 Cars
TOTAL CAR PARKING NOS.	=471 CARS
Required Car Parking 455 Cars	

BLOCK - D PARKING DETAIL

Open Motor Parking Area - 107.51/2= 53 Vehicles
Open Car Parking Area - 168.77/13.75=12 Vehicles
TOTAL PARKING NOS. =65 Vehicles
ACTUAL PARKING REQUIREMENT =60 (48+12)

A BLOCK
NO. OF PLOTS=178
B BLOCK
2 BHK-10X8=80
3 BHK-24X8=192
D BLOCK
EWS UNITS=48
LIG UNITS=48

Plot Detailing Chart

DETAIL OF PLOTS

PLOTS NOS.	SIZE OF PLOT	NOS. PLOTS	AREA OF PLOT
02 TO 11	7.50X14.00	10	105.00
12	8.76X15.00	01	131.4
13 TO 18,21 TO 29,35 TO 54,57 TO 76,79 TO 82,85 TO 88,91 TO 93,96 TO 97,99 TO 104,128 TO 132,134 TO 137,140 TO 143,146 TO 148,151,152,155,156, 159 TO 168,171 TO 175,144,145,153,154, 133,123,124,125	7.50X15.00	110	112.50
19	10.10X15.00	01	151.50
20	12.03X15.00	01	93.35
30	7.50X13.87	01	106.14
31	7.50X13.31	01	101.92
32	7.50X12.98	01	98.58
33	7.50X12.72	01	96.39
34,55,56,77,78,83,84, 89,94,98	10.50X15.00	10	157.50
90	9.30X13.68	01	151.42
95	5.34X15.00	01	68.79
105 TO 107	7.50X18.00	03	135.00
108	9.87X18.00	01	177.66
127,138,139,149,150, 157,158,163,164,169, 170,126	9.50X15.00	12	142.50
171 TO 175	7.50X15.00	05	112.50
176	11.00X15.00	01	165.00
NEW PLOTS 132A,132B,133A,133B,145A,153A,153B, 154A,154B,144A,145B	7.50X15.00	11	112.50
115	11.50X13.00	01	149.50
116	11.50X13.00	01	149.50
116A	11.50X13.00	01	149.50
122	26.33X7.50	01	197.47
121	24.19X7.50	01	181.42
121A	22.30X7.50	01	167.25
TOTAL NOS OF PLOTS		178	

EWS Units: G+3
UNITS PER FLOOR=12
TOTAL UNITS=48
Area of Unit =26.93 Sq.mt.

LIG Units: G+3
UNITS PER FLOOR=12
TOTAL UNITS=48
Area of Unit =40.56 Sq.m.

NURSERY SCHOOL 33.8X15 Area=500

PARK STATEMENT AREA

BLOCK - A and C	BLOCK B and D
PARK 1 Area 1017.[illegible] Sq.m.	PARK 1 Area 775.66 Sq.m.
PARK 2 Area 521.[illegible] Sq.m.	PARK 2 Area 396.27 Sq.m.
PARK 3 Area 650.[illegible] Sq.m.	PARK 3 Area 1832.61 Sq.m.
PARK 4 Area 605.[illegible] Sq.m.	
PARK 5 Area 549.45 Sq.m.	
PARK 6 Area 1561.[illegible] Sq.m.	
PARK 7 Area 585.[illegible] Sq.m.	
PARK 8 Area 128[illegible]	
Total Park Area- 6773.80 Sq.m.	**Total Park Area 3003.54 Sq. m.**

GRAND TOTAL PARK AREA= 9777.34 Sq.mt. (15.08%)

DIRECTION	SCALE.- 1:1000	
	ALL DIMENSION IN MTS.	
	DRN BY: KISHORE BATHAM	
	DATE : 01-03-2012	
ARCHITECT		OWNER

This map conveys no right to or evidence for title/ownership.

A.K. pathak & associates
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