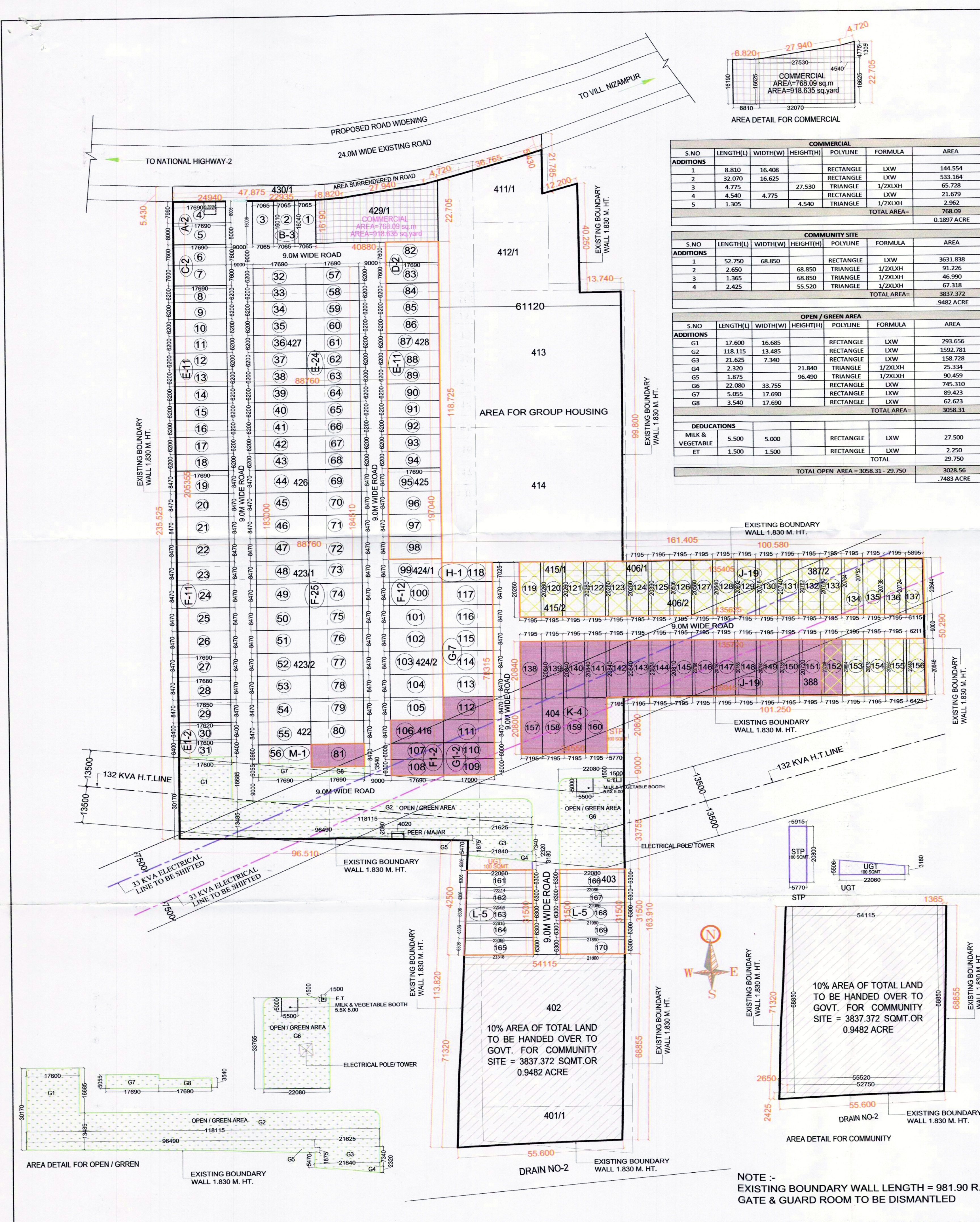




PLOT TYPE	PLOT SIZE (IN METRES)		PLOT AREA (IN SQMT.)	NO. OF PLOTS	TOTAL AREA IN SQMT.
B					
1	7.065	16.115	113.852	1	113.852
2	7.065	16.025	113.217	1	113.217
3	7.065	16.008	113.097	1	113.097
A					
4	7.998	17.690	141.485	1	141.485
5	8.000	17.690	141.520	1	141.520
C					
6 TO 7	7.600	17.690	134.444	2	268.888
E					
8 TO 18	6.200	17.690	109.678	11	1206.458
F					
19 TO 26	8.470	17.690	149.834	8	1198.674
27	8.470	17.685	149.792	1	149.792
28	8.470	17.665	149.623	1	149.623
29	8.470	17.635	149.368	1	149.368
E1					
30	6.400	17.610	112.704	1	112.704
31	6.400	17.600	112.640	1	112.640
E					
32 TO 43	6.200	17.690	109.678	12	1316.136
F					
44 TO 55	8.470	17.690	149.834	12	1798.012
M					
56	6.960	17.690	123.122	1	123.122
E					
57 TO 68	6.200	17.690	109.678	12	1316.136
F					
69 TO 81	8.470	17.690	149.834	13	1947.846
D					
82 TO 83	7.600	17.690	134.444	2	268.888
E					
84 TO 94	6.200	17.690	109.678	11	1206.458
F					
95 TO 106	8.470	17.690	149.834	12	1798.012
F1					
107 TO 108	6.000	17.690	106.140	2	212.280
G1					
109 TO 110	6.000	17.000	102.000	2	204.000
G					
111 TO 117	8.470	17.000	143.990	7	1007.930
H					
118	7.025	17.000	119.425	1	119.425
J					
119 TO 122	7.195	20.260	145.771	4	583.083
123	7.195	20.270	145.843	1	145.843
124	7.195	20.335	146.310	1	146.310
125	7.195	20.448	147.123	1	147.123
126	7.195	20.543	147.807	1	147.807
127	7.195	20.610	148.289	1	148.289
128	7.195	20.666	148.692	1	148.692
129	7.195	20.704	148.965	1	148.965
130	7.195	20.728	149.138	1	149.138
131	7.195	20.751	149.303	1	149.303
132	7.195	20.771	149.447	1	149.447
133	7.195	20.772	149.455	1	149.455
134	7.195	20.758	149.354	1	149.354
135	7.195	20.745	149.260	1	149.260
136	7.195	20.731	149.160	1	149.160
137	6.005	20.684	124.207	1	124.207
138 TO 142	7.195	20.840	149.944	5	749.719
143	7.195	20.832	149.886	1	149.886
144	7.195	20.817	149.778	1	149.778
145	7.195	20.803	149.678	1	149.678
146	7.195	20.788	149.570	1	149.570
147	7.195	20.773	149.462	1	149.462
148	7.195	20.758	149.354	1	149.354
149	7.195	20.743	149.246	1	149.246
150	7.195	20.728	149.138	1	149.138
151	7.195	20.714	149.037	1	149.037
152	7.195	20.701	148.944	1	148.944
153	7.195	20.686	148.836	1	148.836
154	7.195	20.671	148.728	1	148.728
155	7.195	20.657	148.627	1	148.627
156	6.318	20.648	130.454	1	130.454
K					
157 TO 160	7.195	20.800	149.656	4	598.624
L					
161	6.303	22.187	139.845	1	139.845
162	6.303	22.439	141.433	1	141.433
163	6.303	22.690	143.015	1	143.015
164	6.303	22.941	144.597	1	144.597
165	6.303	23.192	146.179	1	146.179
166	6.300	22.083	139.123	1	139.123
167	6.300	22.086	139.142	1	139.142
168	6.300	22.038	138.839	1	138.839
169	6.300	21.940	138.222	1	138.222
170	6.300	21.845	137.624	1	137.624
TOTAL			9325.392	170	22902.097
					5.6592 ACRE

PROJECT:- PROPOSED LAYOUT CUM DEMARCATION PLAN UNDER DDJAY COLONY MEASURING 9.48177 ACRE AT VILLAGE NIZAMPUR, SECTOR-40, PANIPAT (HR.) (LICENCE NO-35 OF 2019 DATED 01/03/2019 FOR M/S SUNBREEZE BUILDERS & DEVELOPERS PVT. LTD.)

DWG. TITLE: LAYOUT CUM DEMARCATION PLAN

SCALE 1:800

DRG. NO. 01

SIG. OF ARCHITECT: SATYA PARKASH SHARMA ARCHITECT CA/2009/26218

SIG. OF OWNER: A. S.

LEGENDS:-

- COMMERCIAL
- PUBLIC UTILITY
- COMMUNITY AREA
- OPEN / GREEN AREA

AREA STATEMENT

TOTAL AREA OF THE LAND	9.48177	38371.338		
MAXIMUM PERM. AREA UNDER COMMERCIAL	0.3792	1534.56	4%	
MAXIMUM PERM. AREA UNDER RESIDENCE	5.7838	23406.194	61%	

DESCRIPTION	ACRES	SQMT.	%	SQMT.	%
REQUIRED OPEN SPACE AREA	0.7111	2877.717	7.5%	3028.560	7.892%
REQUIRED AREA TO BE TRANSFERRED FREE OF COST TO THE GOVERNMENT	0.9481	3836.822	10%	3837.372	10.0%
SALEABLE AREA UNDER COMMERCIAL				768.09	2.00%
SALEABLE AREA UNDER RESIDENCE				22902.097	59.685%
TOTAL SALEABLE AREA (COMMERCIAL+RESIDENCE)				23670.187	61.685%
TOTAL NO. OF PLOTS				170	
LAND AREA UNDER RESIDENTIAL AFTER EXCLUDING COMMERCIAL (2%) AREA				37603.248 = 9.2919 ACRE	
MINIMUM PERMISSIBLE DENSITY @ 240 PPA	2230.05			170x13.5 = 2295 PERSON	
MAXIMUM PERMISSIBLE DENSITY @ 400 PPA	3716.76			2295 / 9.2919 = 246.98 PPA	

DETAIL OF 50% FREEZED AREA

PLOT TYPE	PLOT SIZE (IN METRES)	PLOT AREA (IN SQMT.)	NO. OF PLOTS	TOTAL AREA IN SQMT.	
F					
81	8.470	17.690	149.834	1	149.834
D					
82 TO 83	7.600	17.690	134.444	2	268.888
E					
84 TO 94	6.200	17.690	109.678	11	1206.458
F					
95 TO 98	8.470	17.690	149.834	4	599.337
F1					
107 TO 108	6.000	17.690	106.140	2	212.280
G1					
109 TO 110	6.000	17.000	102.000	2	204.000
G					
111 TO 117	8.470	17.000	143.990	7	1007.930
H					
118	7.025	17.000	119.425	1	119.425
J					
119 TO 122	7.195	20.260	145.771	4	583.083
123	7.195	20.270	145.843	1	145.843
124	7.195	20.335	146.310	1	146.310
125	7.195	20.448	147.123	1	147.123
126	7.195	20.543	147.807	1	147.807
127	7.195	20.610	148.289	1	148.289
128	7.195	20.666	148.692	1	148.692
129	7.195	20.704	148.965	1	148.965
130	7.195	20.728	149.138	1	149.138
131	7.195	20.751	149.303	1	149.303
132	7.195	20.771	149.447	1	149.447
133	7.195	20.772	149.455	1	149.455
134	7.195	20.758	149.354	1	149.354
135	7.195	20.745	149.260	1	149.260
136	7.195	20.731	149.160	1	149.160
137	6.005	20.684	124.207	1	124.207
138 TO 142	7.195	20.840	149.944	5	749.719
143	7.195	20.832	149.886	1	149.886
144	7.195	20.817	149.778	1	149.778
145	7.195	20.803	149.678	1	149.678
146	7.195	20.788	149.570	1	149.570
147	7.195	20.773	149.462	1	149.462
148	7.195	20.758	149.354	1	149.354
149	7.195	20.743	149.246	1	149.246
150	7.195	20.728	149.138	1	149.138
151	7.195	20.714	149.037	1	149.037
152	7.195	20.701	148.944	1	148.944
153	7.195	20.686	148.836	1	148.836
154	7.195	20.671	148.728	1	148.728
155	7.195	20.657	148.627	1	148.627
156	6.318	20.648	130.454	1	130.454
K					
157 TO 160	7.195	20.800	149.656	4	598.624
L					
161	6.303	22.187	139.845	1	139.845
162	6.303	22.439	141.433	1	141.433
163	6.303	22.690	143.015	1	143.015
164	6.303	22.941	144.597	1	144.597
165	6.303	23.192	146.179	1	146.179
166	6.300	22.083	139.123	1	139.123
167	6.300	22.066	138.939	1	138.939
168	6.300	21.940	138.222	1	138.222
169	6.300	21.845	137.624	1	137.624
170	6.300	21.845	137.624	1	137.624
TOTAL			83	2,849 ACRE	50.34%

DETAIL OF 15% (OUT OF 50%) MORTGAGUE AREA FALLING IN KHASRA NO. 415/1, 415/2, 387/2, 388, 406/1, 406/2

PLOT TYPE	PLOT SIZE (IN METRES)	PLOT AREA (IN SQMT.)	NO. OF PLOTS	TOTAL AREA IN SQMT.	
J					
119 TO 122	7.195	20.260	145.771	4	583.083
123	7.195	20.270	145.843	1	145.843
124	7.195	20.335	146.310	1	146.310
125	7.195	20.448	147.123	1	147.123
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138 TO 142	7.195	20.840	149.944	5	749.719
143	7.195	20.832	149.886	1	149.886
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145	7.195	20.803	149.678	1	149.678
146	7.195	20.788	149.570	1	149.570
147	7.195	20.773	149.462	1	149.462
148	7.195	20.758	149.354	1	149.354
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150	7.195	20.728	149.138	1	149.138
151	7.195	20.714	149.037	1	149.037
152	7.195	20.701	148.944	1	148.944
153	7.195	20.686	148.836	1	148.836
154	7.195	20.671	148.728	1	148.728
155	7.195	20.657	148.627	1	148.627
156	6.318	20.648	130.454	1	130.454
TOTAL			24	3,811.025 ACRE	15.33%

PLOTS FALLING UNDER THE ROW OF 33 KV HT LINES SHALL BE FREEZED TILL THE SHIFTING OF THE SAME

DRG. NO. DTCP: 7643 DATED: 15-01-2021

(JAIDEEP) ATP (HQ) (BABITA GUPTA) DTP (HQ) (P. SINGH) STP (M) HQ (JITENDER SINGH) CTP (HR) (K. MAKRAND PANDURANG, IAS) DTCP (HR)

(RAJESH DUTT) JD (HQ) (DINESH KUMAR) SD (HQ)

NOTE :- EXISTING BOUNDARY WALL LENGTH = 981.90 R.MTR. GATE & GUARD ROOM TO BE DISMANTLED