

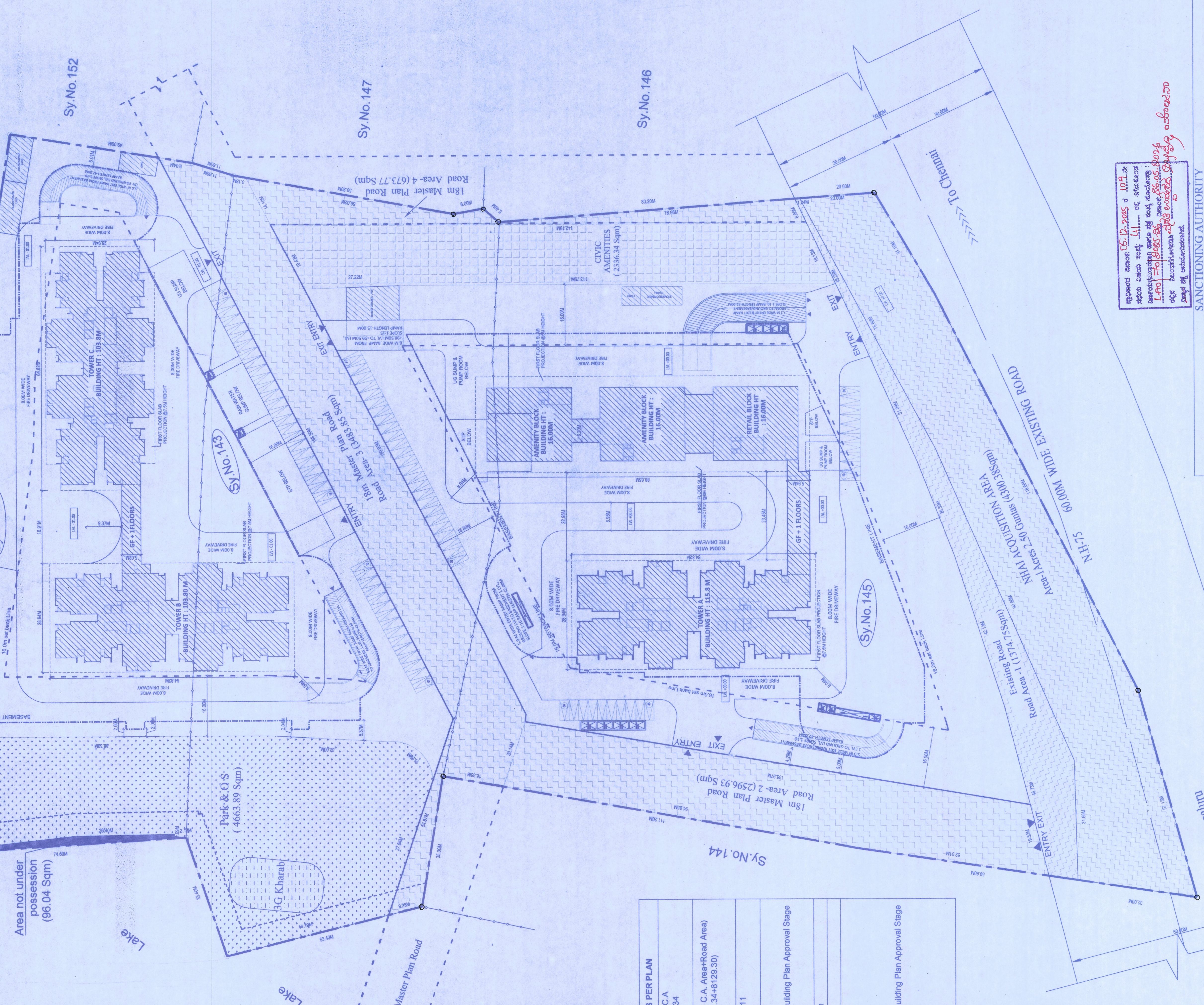
LAND AREA DETAILS					
Sy.No	Total Area Acres	"A" Kharab In	"B" Kharab In	Net Area Acres	Conversion Order No & Date
142	2	37	---	2	37
143	3	18	---	3	15
145	6	11	---	5	8.50
Total	12	26	3	11	20.5

Area not under possession (96.04 Sqm)

Schedule of Roads	
Road Details	Area in sqm
Road Area-1 (Existing Road)	1374.75
Road Area-2 (M.P Road)	2566.93
Road Area-3 (M.P Road)	3463.85
Road Area-4 (M.P Road)	673.77
TOTAL	8129.30



INDEX	
DEVELOPMENT AREA	BOUNDARY
Sy. No. BOUNDARY	---
SET BACK LINE	---
BASEMENT LINE	---
PARK & OPEN SPACES	---
CIVIC AMENITY	---
ROAD AREA	---
RAIN WATER HARVESTING PIT	---
SOLID WASTE MANAGEMENT PIT	---
SEWAGE TREATMENT PLANT	---



SL NO	RESIDENTIAL DEVELOPMENT PLAN AREA STATEMENT			
1	Total area of site [12 Acres - 26 Guntas] : A	51192.02	Sq.mt	
2	"NHA" Acquired Area [0.1 Acres - 2.50 Guntas] : B	4289.73	Sq.mt	
3	Kharab Area [0 Acres - 3.00 Guntas] : C	303.51	Sq.mt	
4	Encroachment Area [0 Acres - 0.95 Guntas] : D	96.04	Sq.mt	
5	Plot Area Considered for Development Plan [11 Acres - 19.55 Guntas] (E) = A+B+C+D	46492.75	Sq.mt	

Sl. No	PARTICULARS	AS PER ZR	AS PER PLAN
1	SITE AREA CONSIDER FOR FAR	Total site Area - C.A. Area	Total site Area - C.A
2	SITE AREA CONSIDER FOR COVERAGE	Total site Area - (C.A. Area + Road Area)	Total site Area - (C.A. Area + Road Area)
3	COVERAGE	50%	50%
4	FAR	2.75	2.75
5	HEIGHT OF THE BUILDING	Above 50.00 Mts Ht.	To be Given at Building Plan Approval Stage
6	NO OF FLOORS	---	To be Given at Building Plan Approval Stage
7	TOTAL NO OF UNITS	---	All Round = 16.0m
8	SET BACK	16.00m (All Round)	
PARKING REQUIREMENT			
FLOOR AREA			
1	UNITS LESS THAN 50 Smt	1 Car for 2 Units	
2	UNITS MORE THAN 50 Smt LESS THAN 225 Smt	1 Car for 1 Unit	
3	AMENITY	1 Car for every 75 Smt	
4	RETAIL	1 Car for every 75 Smt	
5	VISITORS CAR PARKING	10% Extra	
6	TWO WHEELER PARKING	25% OF CAR PARKING AREA	

LAND USE ANALYSIS		
Sl.No	DESCRIPTION	Area in Sq.m %
1	Residential Area	5861.01 12.61
2	Commercial area	846.08 1.82
3	Park & Open spaces	4663.89 10.03
4	Civic Amenities	2336.34 5.03
5	Driveway & open space	24656.13 53.02
6	Road area (Existing Road + 18m MP Road)	8129.30 17.49
TOTAL		46492.75 100.00

PROJECT NAME	
PROPOSED RESIDENTIAL DEVELOPMENT (GROUP HOUSING) PLAN AT SY NO. 142, 143, 145 OF DANDUPALYA VILLAGE, KASABA HOBBLE, HOSKOTE TALUK, BANGALORE RURAL	
JOINT DIRECTOR OF TOWN & COUNTRY PLANNING	
HOSKOTE PLANNING AUTHORITY, HOSKOTE.	
Sanctioning Authority	
Sanctioning Authority	
Sanctioning Authority	

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