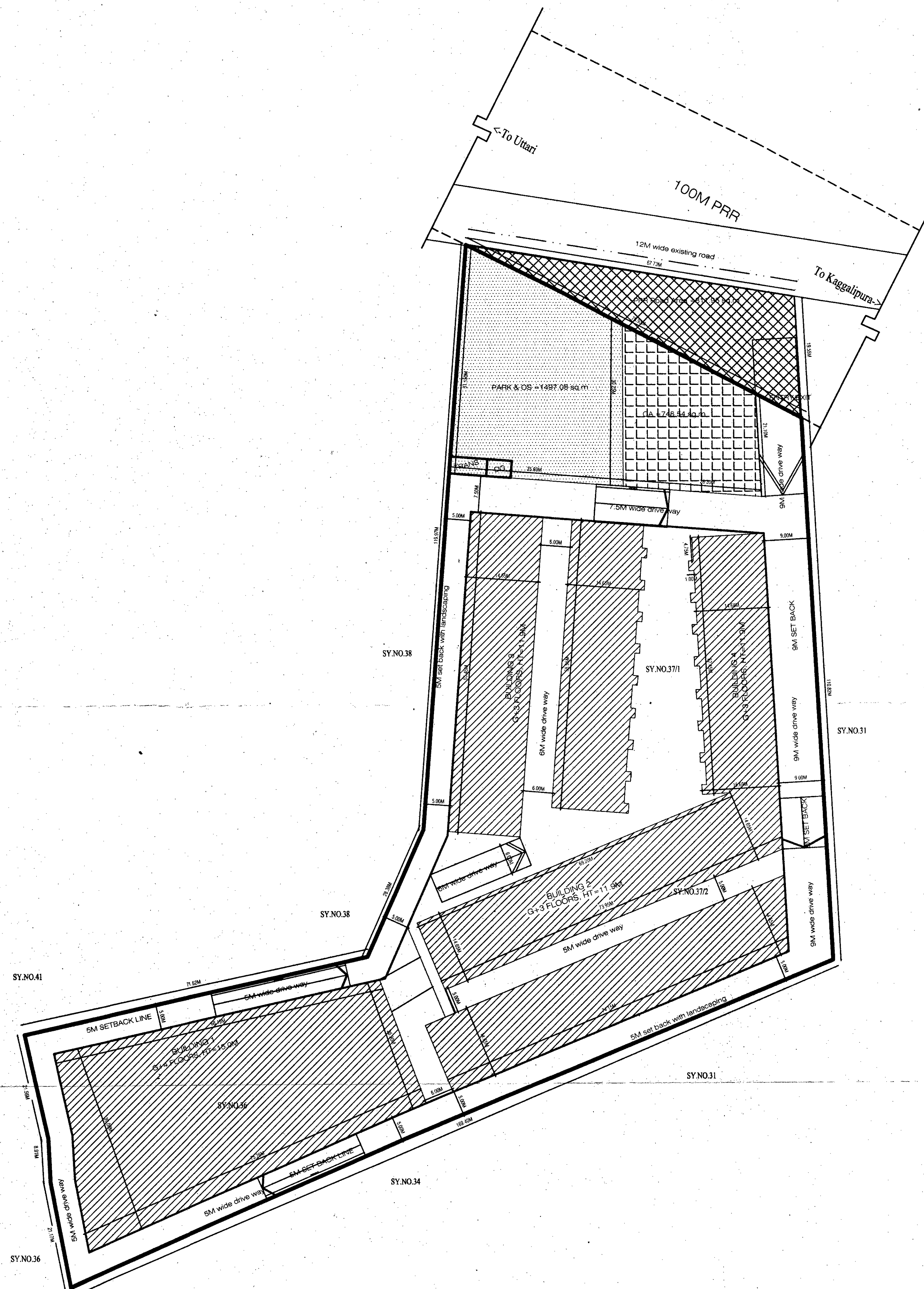




AS PER CONVERSION LAND AREA (IN SQ-M)	16187.424 (4 ACRE 0 GUNTA)
AS PER ACTUAL LAND AREA (IN SQ-M)	15782.738 (3 ACRE 36 GUNTA)

ACTUAL LAND AREA (IN SQM)	
LAND AREA (IN SQM)	15782.738 (3 ACRE 36 GUNTA)
PPR ROAD AREA (IN SQM)	-811.95
NET LAND AREA (IN SQM)	14970.78 (3 ACRE 27.5 GUNTA)

LAND USE ANALYSIS		%
RESIDENTIAL AREA (IN SQM)	7264.5	48.50%
CIVIC AMENITIES (C.A IN SQM)	748.54	5.00%
PARK AND OPEN SPACES (IN SQM)	1497.08	10.00%
DRIVEWAY AND OPEN AREA (IN SQM)	5460.66	36.50%
	14970.78	100.00%

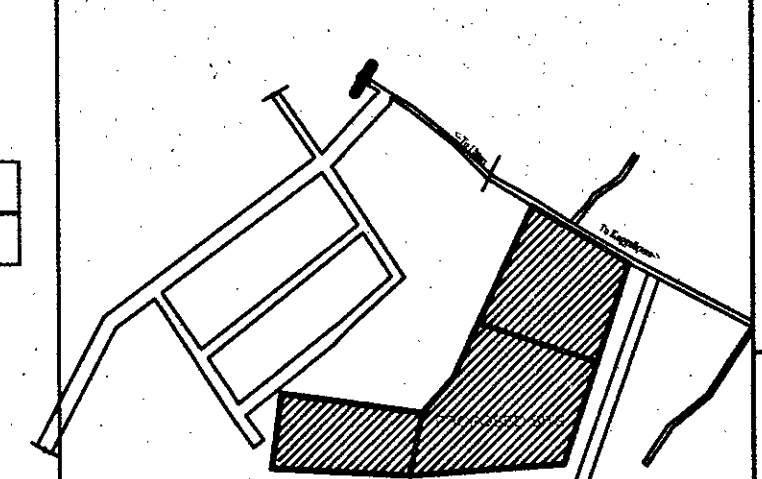
DETAILS OF AREA AS PER SY.NOS						
TOTAL AREA 4 ACRES 0 GUNTAS						
SY NO	VILLAGE	ACRE	A-KHARAB IN GUNTAS	B-KHARAB IN GUNTAS	TOTAL EXTENT	CONVERSION EXTENT
37/1	UTTARI	01-07	00-05	-	01-07	01-07
37/2		01-37	00-10	-	01-37	01-37
36		00-36	00-04	-	00-32	00-36
TOTAL AREA 4 ACRES 0 GUNTAS		04-00	00-19		03-36	04-00

CAR PARKING STATEMENT				
no of car parking required of size 2.5X5.5m as per unit area				
BUILDING TYPE/NO OF UNITS	NO OF UNITS	BUILT UP AREA LESS THAN 50 SQM	PARKING REQUIRED	PARKING PROVIDED
GROUP HOUSING (ROW HOUSES -80 UNITS)	80	NIL	80	182
VISITORS CAR PARKING =10%OF THE TOTAL CAR PARKING AND BIKE PARKING	8	0	8	8
TOTAL NO OF CAR PARK				190

AREA STATEMENT IN SQM	
TOTAL PLOT AREA	14970.78 SQ.M (3 ACRE 27.5 GUNTA)
FAR PERMITTED	1.75
FAR PERMISSIBLE=TOTAL PLOT AREA - CA	14970.78 -748.54 = 14222.24 SQM
BUILT UP AREA	24817.81 SQM
F.A.R ACHIEVED	24817.81/14222.24 = 1.745
GROUND COVERAGE PERMISSIBLE	55%

SUMMARY OF AREA STATEMENT		
DESCRIPTION	AREA AS PER ZONING	AREA AS PER PROVIDED
TOTAL - SITE AREA		14970.78 SQ.M (3 ACRE 27.5 GUNTA)
C A 5%		748.54 SQ.M
FAR PERMISSIBLE AREA (SITE AREA-CA 5%)		14970.78 -748.54 = 14222.24 SQM
EXISTING ROAD WIDTH		12.00 M
PROPOSED NET FAR AREA IN SQM		24817.81
FAR	1.75	1.745
SET BACK ALL AROUND		5M
HEIGHT OF THE BUILDING		12M
PARK AND OPEN SPACES	10%	10%
C A %	5%	5%
TOTAL NO OF UNITS		80 UNITS

ಇದರಲ್ಲಿ ಒಟ್ಟು 80 ಯುನಿಟ್‌ಗಳನ್ನು ನಿರ್ಮಿಸಲು ಯೋಜಿಸಲಾಗಿದೆ. ಈ ಯೋಜನೆಯು 20.01.2023 ರಲ್ಲಿ ಸಿದ್ಧಪಡಿಸಲಾಗಿದೆ. ಈ ಯೋಜನೆಯು 20.01.2023 ರಲ್ಲಿ ಸಿದ್ಧಪಡಿಸಲಾಗಿದೆ. ಈ ಯೋಜನೆಯು 20.01.2023 ರಲ್ಲಿ ಸಿದ್ಧಪಡಿಸಲಾಗಿದೆ.



LEGEND	
SITE BOUNDARY	---
SETBACK LINE	---
BUILDING	▨
LANDSCAPING/ PARKS AND OPEN SPACES	▤
CIVIC AMENITIES	▥
LANDSCAPE	▦
ROAD WIDENING	▧

ARCHITECT'S SIGNATURE:

OWNER'S SIGNATURE:

PROJECT: PROPOSED GROUP HOUSING (ROW HOUSING) AT SURVEY NO. 26, 37/1 & 37/2 OF UTTARI VILLAGE, UTTARAPALLE HOBLI, BANGALORE SOUTH, BANGALORE.

ARCHITECTS: ARCHITECTURE PARADIGM
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CONSULTANTS:

DRAWING TITLE: SITE PLAN

SEAL & SIGNATURE:

DRAWN BY:	SCALE: 1:500@A1	DATE: 20.01.2023
DESIGNED BY:	CHECKED BY:	REV NO: 01
JOB NO:	DWG NO:	REV NO: 01