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PROJECT SCHEME C.L.U. AREA STATEMENT		
S.NO.	DESCRIPTION	AREA (IN ACRES)
a.	CLU ACCORDED VIDE CTP (FB) SP 432 (M) LETTER NO. 8198 DATED 17-11-2011	229.77
b.	CLU ACCORDED VIDE CTP (FB) SP 432 (M) LETTER NO. 2042 DATED 14-05-2012	26.41
c.	CLU ACCORDED VIDE CTP (FB) SP 432 (M) LETTER NO. 3480 DATED 11-06-2013	23.75
d.	CLU ACCORDED VIDE CTP (FB) SP 432 (M) LETTER NO. 669 DATED 07-02-2018	54.4
e.	CLU ACCORDED VIDE CTP (FB) SP 432 (M) LETTER NO. 3362 DATED 07-03-2018	57.7
	TOTAL OF CLU	392.03
2	AREA OF CLU NOT TAKEN IN LAYOUT	5.79
3	TOTAL AREA UTILISED OF CLU FOR LAYOUT	386.24

S.NO.	ITEM	PROVIDED		% ACHIEVED
		ACRES	SQYDS	
A. Area Division as per Mega Township Norms				
1	Total Area utilised of CLU	386.24		
2	Area under Govt. Acquisition	1.86		
3	Area under Revenue Rasta	7.98		
4	**Total Scheme Area (1+2+3)**	**396.08**		
5	**EWS Area**	**19.87**		5.02
6	Area under Sector Road	22.04		
7	Reserved Area	26.81		
8	Area under Govt. Acquisition	1.86		
9	Area under Revenue Rasta	7.98		
10	**Net Planned Area 4- (5+6+7+8+9)**	**317.52**		
11	**Proposed Residential (Plotted)**	**138.37**		
	Group Housing	8.27		
12	**Proposed Commercial Area**	**15.82**	**76568.8**	**5.00**
13	**Total Saleable Area (Residential+Commercial +EWS)**	**182.33**		**54.08**

TOTAL AREA DETAIL			
S.NO.	DESCRIPTION OF AREA	AREA in acres	Net Planning area
		317.52	
1	Area under residential development	138.37	43.58
2	Area under Group Housing	8.27	2.60
3	Area under commercial development	15.82	5.00
4	Area under Parks	19.1	6.02
5	Area under Public Buildings	24.76	7.79
6	Area under Roads,Pavements,open spaces and parking, Milk booth,etc.	111.2	35.01
	Total	**317.52**	**100.00**

PART WISE SUMMARY OF VARIOUS COMPONENTS PROVIDED										
POCKET	NOS OF PLOTS	RESIDENTIAL PLOTS AREA (ACRES)	RESIDENTIAL G.H. AREA (ACRES)	PARKS AREA (ACRES)	AMENITIES (ACRES)	EWS (ACRES)	COMMERCIAL (ACRES)	RESERVED AREA (ACRES)	AREA NOT TAKEN IN LAYOUT (ACRES)	PROPOSED GOVT. ACQUISITION (ACRES)
A	351	31.29	0	6.4	5.86	0	1.74	3.18	3.11	0.69
B	528	43	0	9.3	5.78	0	0	7	0.57	0.36
C	430	23.14	0	1.21	3.64	0	0.69	2.6	1.97	0
D	612	29.81	0	1.88	2.2	0	3.2	4.56	0.14	0.27
E	260	11.13	8.27	0.31	6.03	0	10.19	3.35	0	0.54
F	0	0	0	0	1.25	19.87	0	6.12	0	
TOTAL	**2181**	**138.37**	**8.27**	**19.1**	**24.76**	**19.87**	**15.82**	**26.81**	**5.79**	**1.86**

Anticipated Population					
S.NO.	Description	Unit	No./Area	Person	Population
A.					
1	Plotted Development	Plot	2181	15	32715
2	Group Housing	Acres	8.27	450	3721.5
3	Commercial	Acres	15.82	100	1582
4	Amenities	Acres	24.76	100	2476
5	EWS	Acres	19.87	400	7948
				TOTAL	48442.5
B.	**Population to determine the amanities = (1+2+5)**				**44384.5**
C.	**Density**				
a.	1+2 (Population)				36436.5
b.	Net Planned Area (acres)				317.52
	Area For Population Calculation				
	Density Achieved (PPA)				114.75 Persons/Acs

NOTE:
Senior Secondary School-2 proposed in Pocket-C (2.37 acres) of this Layout Plan has been provided by the promoter at his own in addition to the required number of Senior Secondary Schools as per provisions of Master Plan New Chandigarh/Department Guidelines,therefore,the area norm for this school as prescribed in the Master Plan has not been hard-pressed subject to the condition that the promoter shall not count this facility towards the minimum required number of schools for any additional population,if any of this project in future.

Public / Semi Public Amenties Table					
S.No.	Facility	Required Nos.	Provided Nos.	Remark	Status
1	Nursery /P. School/Creche	7	5	Standard 5 N.S. /P.S./Creche provided and 3 N.S./P.S. Merged in Sr. Sec. School	OK
2	Sr. Sec. School	3	3	2 Sr. Sec. School already approved,	OK
	Primary School	1	1	New 1 Sr. Sec. School provided of 5	
3	Dispensary	3	3		OK
4	Community Centre	1	1		OK
5	Religious Site	3	3		OK
6	Police Post	2	2		OK
7	Sub Post Office	1	1		OK
8	Petrol Pump	1	1		OK

AMENTIES PROVIDED POCKET-A		
S.No.	DESCRIPTION OF AMENTIES	AREA IN ACRES
1	Dispensary -1	0.62
2	Dispensary -2	0.5
3	SR.SEC. School -1	2
4	Creche/P.School-1	0.35
5	P.School-5	1.25
6	Religious-1	0.25
7	Police Post	0.19
8	STP-1	0.7
	TOTAL	**5.86**

AMENTIES PROVIDED POCKET-B		
S.No.	DESCRIPTION OF AMENTIES	AREA IN ACRES
1	Community Centre	2.5
2	P. School-2	0.98
3	P. School-3	0.75
4	P. School-4	0.75
5	Dispensary -2	0.37
6	Water Works	0.43
	TOTAL	**5.78**

AMENTIES PROVIDED POCKET-C		
S.No.	DESCRIPTION OF AMENTIES	AREA IN ACRES
1	Sr.Sec.School-2	2.37
2	Police Post	0.5
3	Sub - Post Offic-1	0.08
4	U.G.T	0.19
5	STP -2	0.5
	TOTAL	**3.64**

AMENTIES PROVIDED POCKET-D		
S.No.	DESCRIPTION OF AMENTIES	AREA IN ACRES
1	Sr.School-3	2.16
2	CFC	0.04
	TOTAL	**2.2**

AMENTIES PROVIDED POCKET-E		
S.No.	DESCRIPTION OF AMENTIES	AREA IN ACRES
1	Sr.School-4	5.03
2	STP-3	0.5
3	STP-4	0.5
	TOTAL	**6.03**

PARK AREA DETAIL		
POCKET-A		
S.NO.	PARK	AREA IN SQYSDS
1	PARK-1	868
2	PARK-2	1536
3	PARK-3	1922
4	PARK-4	1058
5	PARK-5+5A	(367+350)
6	PARK-6	2293
7	PARK-7	694
8	PARK-8	340
9	PARK-9	17539
10	PARK-10	4002
	TOTAL	**30969**
	ACRES	**6.40**
POCKET-B		
S.NO.	PARK	AREA IN SQYSDS
1	PARK-11	7772
2	PARK-12	10599
3	PARK-13	2232
4	PARK-14	316
5	PARK-15	478
6	PARK-16	5194
7	PARK-17	385
8	PARK-18	1471
9	PARK-19	16020
10	PARK-20	532
	TOTAL	**44999**
	ACRES	**9.30**
POCKET-C		
S.NO.	PARK	AREA IN SQYSDS
1	PARK-21	500
2	PARK-22	471
3	PARK-23	4881
	TOTAL	**5852**
	ACRES	**1.21**

POCKET-D		
S.NO.	PARK	AREA IN SQYSDS
1	PARK-23A	719
2	PARK-24	564
3	PARK-25	1364
4	PARK-26	1140
5	PARK-27	537
6	PARK-28	929
7	PARK-29	3830
	TOTAL	**9083**
	ACRES	**1.88**
POCKET-E		
S.NO.	PARK	AREA IN SQYSDS
1	PARK-30	567
2	PARK-31	932
	TOTAL	**1499**
	ACRES	**0.31**
TOTAL (POCKET-A+B+C+D+E)		19.10

PLOT NO. C-76 TO C-81,C86,D-17-18 AND D-488 HAVE BEEN RESERVED,BEING HAVING INADEQUATE ACCESS AS SHOWN IN

BOOTH NO. 14,15 POCKET D (COMM.-6) ARE NOT THE PART OF THE SCHEME.

NOTE:
MULTIPLEX SITE SHALL ONLY BE DEVELOPED WHENEVER THE NEW MULTIPLEX POLICY IS NOTIFIED BY THE GOVT. & THE BUILDING PLANS SHALL BE GOT APPROVED AT THAT TIME ONLY.

SITE FOR MULTIPLEX-1
2.63 ACRES
SITE FOR MULTIPLEX 2
---- 5.98 ACRES
MORTGAGED TO GMADA

REVENUE RASTA	CLU DONE BUT NOT TAKEN IN SCHEME AREA
RESERVE LAND	SCHEME BOUNDARY
GROUP HOUSING	AREA UNDER GOVT. ACQUISITION
EWS	MORTGAGED AREA NOT TO BE SOLD
COMMERCIAL	UTILITY
FACILITIES	
ORGANISED GREEN	
OPEN GREEN	

REVISED RESIDENTIAL TOWNSHIP AT MULLANPUR

ARCH. SIGN	CLIENT SIGN	Drawing Title
		LAYOUT PLAN

Client:
Altus Space Builders Pvt.Ltd. &
Greater Punjab Officers Co-op House Building Society.

Date	Scale	Dwg. No.	Sheet No.
19/3/2018	1 : 2000	MP/SUB/022/R3	0D

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