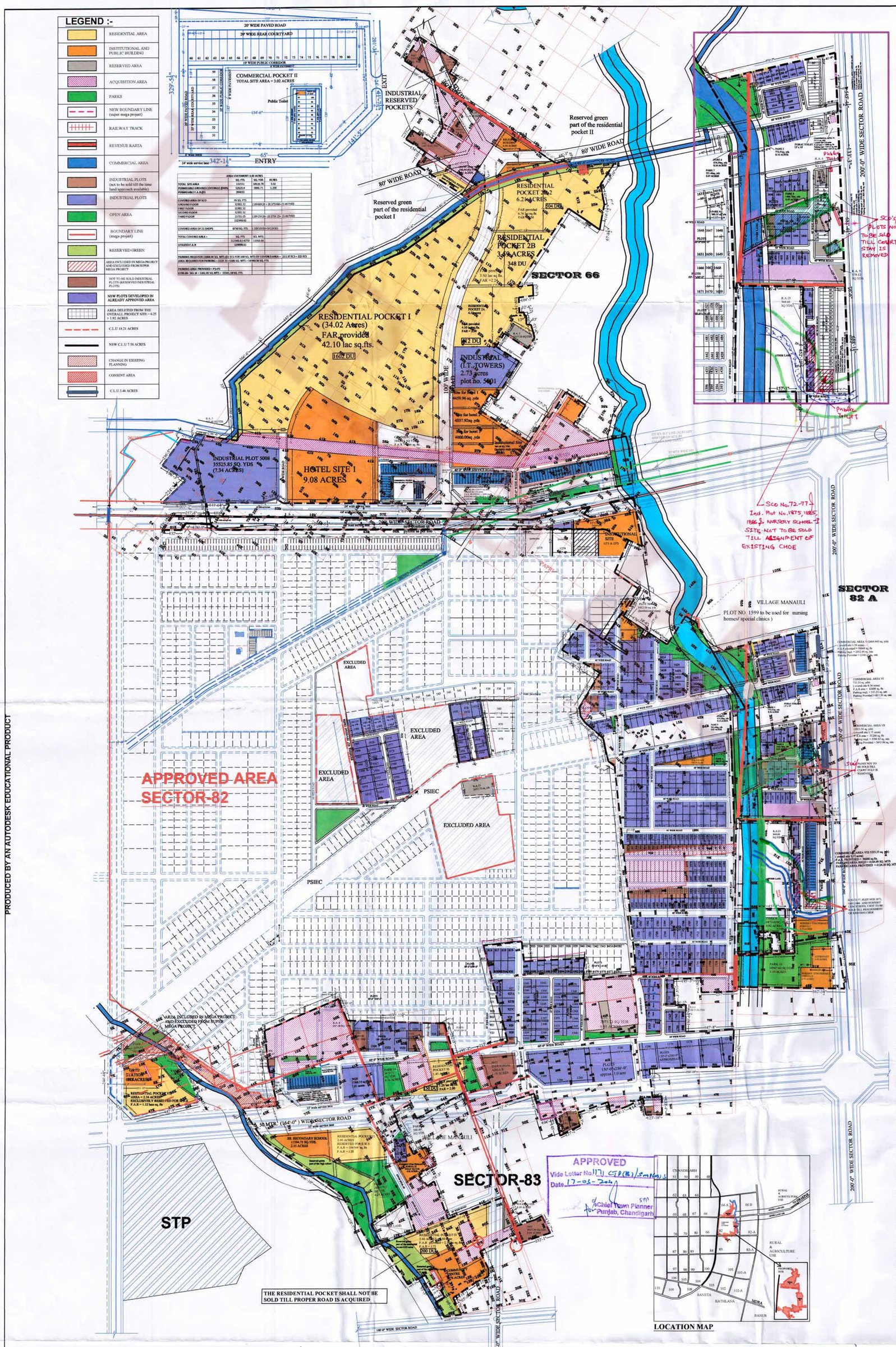
PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

EXPANSION LAYOUT PLAN FOR SUPER MEGA MIXED USE INTEGRATED INDUSTRIAL PARK PROJECT OF JANTA LAND PROMOTERS PVT. LTD AT SECTOR 66A, 82 & 83 SAS NAGAR

PROMOTERS:-
JANTA LAND PROMOTERS PVT. LTD.
CORPORATE OFFICE : SCO 39 -42 ,SECTOR -82 ,
SAS NAGAR(MOHALI)



S.NO.	PLOT.NO	NO. OF PLOTS	AREA IN/UNIT SQ.YDS.	TOTAL AREA IN SQ.YDS.	AREA UNDER SUPER MEGA INDUSTRIAL PROJECT	AREA UNDER MEGA INDUSTRIAL PROJECT	TOTAL PLOT AREA	REMARKS
1	796	1	3.68	3.68	3.68	496.32	500	CLEAR PLOT
2	815	1	82.15	82.15	82.15	417.85	500	CLEAR PLOTS
3	816-820,820A, 820B	7	500.00	3500.00				CLEAR PLOTS
4	820C	1	151.16	151.16	151.16	348.84	500	CLEAR PLOTS
5	852	1	31.67	31.67	31.67	185.09		NOT TO BE SOLD
6	853	1	281.76	281.76	281.76	218.24		NOT TO BE SOLD
7	854	1	226.04	226.04	226.04	273.96	500	CLEAR PLOT
8	854A	1	169.45	169.45	169.45	330.55	500	CLEAR PLOT
9	854B	1	31.82	31.82	31.82	396.75		CLEAR PLOT
10	956	1	71.63	71.63	71.63	428.37	500	NOT TO BE SOLD
11	957	1	470.28	470.28	470.28	29.72	500	NOT TO BE SOLD
12	958	1	582.35	582.35	582.35	10.15	592.5	CLEAR PLOTS
13	959	1	111.54	111.54	111.54	476.67	588.21	NOT TO BE SOLD
14	922	1	21.94	21.94	21.94	528.06	550	CLEAR PLOT
15	923	1	105.04	105.04	105.04	444.96	550	CLEAR PLOT
16	924	1	192.26	192.26	192.26	357.74	550	CLEAR PLOTS
17	925	1	281.91	281.91	281.91	268.07	550	CLEAR PLOTS
18	926	1	559.18	559.18	559.18	233.52	792.5	CLEAR PLOTS
19	927	1	792.50	792.50				CLEAR PLOTS
20	927A,927B,927C	3	550.00	1650.00	550			CLEAR PLOTS
21	928	1	546.89	546.89	546.89	3.11	550	CLEAR PLOT
22	929	1	485.07	485.07	485.07	64.93	550	CLEAR PLOT
23	930	1	397.98	397.98	397.98	152.02	550	CLEAR PLOT
24	951	1	375.57	375.57	375.57	143.30	518.29	NOT TO BE SOLD
25	1075A	1	158.00	158.00	158	977	1135	CLEAR PLOT
26	1081	1	426.83	426.83	426.83	210.9	637.73	CLEAR PLOT
27	1082	1	573.36	573.36	573.36	64.37	637.73	CLEAR PLOT
28	1083	1	562.42	562.42	562.42	75.31	637.73	CLEAR PLOT
29	1084	1	568.47	568.47	568.47	89.26	637.73	CLEAR PLOT
30	1085	1	554.61	554.61	554.61	103.12	637.73	CLEAR PLOT
31	1086	1	520.67	520.67	520.67	117.06	637.73	CLEAR PLOT
32	1087	1	506.75	506.75	506.75	131	637.75	CLEAR PLOT
33	1088	1	491.86	491.86	491.86	145.87	637.73	CLEAR PLOT
34	1089	1	494.97	494.97	494.97	142.76	637.73	CLEAR PLOT
35	1218	1	284.53	284.53	284.53	215.47	500	CLEAR PLOTS
36	1219	1	468.53	468.53	468.53	30.47	500	CLEAR PLOTS
37	1220	1	500.00	500.00				CLEAR PLOTS
38	1221	1	500.00	500.00				CLEAR PLOTS
39	1222	1	421.97	421.97	421.97	66.03	500	CLEAR PLOTS
40	1223	1	500.00	82.15	82.15	417.85	500	CLEAR PLOTS
41	1224	1	35.20	35.20	35.2	464.8	500	CLEAR PLOT
42	1227	1	455.66	455.66	455.66	44.34	500	CLEAR PLOTS
43	1228	1	500.00	500.00				CLEAR PLOTS
44	1229, 1254	2	550.00	1100.00	550	0	1100	CLEAR PLOTS
45	1230	1	500.00	500.00	500	0	500	CLEAR PLOT
46	1236	1	452.50	452.50	452.5	47.5	500	CLEAR PLOT
47	1237	1	234.77	234.77	234.77	265.23	500	CLEAR PLOTS
48	1238	1	54.33	54.33	54.33	445.67	500	CLEAR PLOTS
49	1274	1	668.99	668.99	668.99	3050.90	3722.82	CLEAR PLOT
50	1275	1	187.71	187.71	187.71	1812.89	4000.6	CLEAR PLOT
51	1276	1	2028.75	2028.75				CLEAR PLOT
52	1277	1	3403.95	3403.95				CLEAR PLOT
53	1278	1	3299.68	3299.68				CLEAR PLOT
54	1279	1	3195.41	3195.41				CLEAR PLOT
55	1280	1	2988.14	2988.14				CLEAR PLOT
56	1281	1	4166.67	4166.67				CLEAR PLOT
57	1282	1	4166.67	4166.67				CLEAR PLOT
58	1283	1	4170.83	4170.83				CLEAR PLOT
59	1284	1	4170.83	4170.83				CLEAR PLOT
60	1285	1	3616.50	3616.50				CLEAR PLOT
61	1287	1	510.00	510.00				CLEAR PLOT
62	1288	1	510.00	510.00				CLEAR PLOT
63	1289	1	510.00	510.00				CLEAR PLOT
64	1316	1	597.91	597.91	597.91	996.53	1594.44	CLEAR PLOTS
65	1317	1	595.85	595.85	595.85	998.59	1594.44	CLEAR PLOTS
66	1318	1	594.46	594.46	594.46	999.98	1594.44	CLEAR PLOTS
67	1319	1	591.07	591.07	591.07	1003.37	1594.44	CLEAR PLOTS
68	1320	1	579.86	579.86	579.86	1014.58	1594.44	CLEAR PLOTS
69	1321	1	1133.00	1133.00				NOT TO BE SOLD
70	1322-1324	3	1364.44	4783.32				CLEAR PLOT
71	1325	1	1308.30	1308.30				NOT TO BE SOLD
72	1333, 1350	2	407.50	815.00			815	CLEAR PLOT
73	1334-1336, 1337-1340 ,1347-1348,1353-1358,1359-1364	20	500.00	10000.00				CLEAR PLOT
74	1342-1343	4	500.00	2000.00				CLEAR PLOT
75	1345, 1346	2	500.00	1000.00				CLEAR PLOT
76	1351	1	500	500				CLEAR PLOT
77	1352	1	500	500				CLEAR PLOT
78	1357	1	500	500				CLEAR PLOT
79	1358	1	500	500				CLEAR PLOT
80	1365	1	500	500				CLEAR PLOT
81	1366	1	500	500				CLEAR PLOT
82	1393-1404,1430-1438,1442-1447,1479-1480,1508-1522	57	250.00	14250.00				CLEAR PLOTS
83	1413	1	250.00	250.00				CLEAR PLOTS
84	1416	1	176.12	176.12				NOT TO BE SOLD
85	1417	1	184.34	184.34				NOT TO BE SOLD
86	1418	1	190.79	190.79				NOT TO BE SOLD
87	1419	1	202.85	202.85				NOT TO BE SOLD
88	1420	1	213.22	213.22				NOT TO BE SOLD
89	1421	1	223.58	223.58				NOT TO BE SOLD
90	1422	1	233.96	233.96				NOT TO BE SOLD
91	1423	1	244.36	244.36				NOT TO BE SOLD
92	1424-1429	6	250.00	1500.00				NOT TO BE SOLD
93	1439-1440	2	250.00	500.00				CLEAR PLOTS
94	1441	1	250.00	250.00				CLEAR PLOTS
95	1448	1	172.98	172.98				NOT TO BE SOLD
96	1479	1	200.57	200.57				NOT TO BE SOLD
97	1485	1	46.00	46.00				NOT TO BE SOLD
98	1486	1	45.10	45.10				NOT TO BE SOLD
99	1487	1	45.09	45.09				NOT TO BE SOLD
100	1488	1	45.08	45.08				NOT TO BE SOLD
101	1489	1	45.06	45.06				NOT TO BE SOLD
102	1490	1	45.05	45.05				NOT TO BE SOLD
103	1491	1	45.04	45.04				NOT TO BE SOLD
104	1492	1	43.33	43.33				NOT TO BE SOLD
105	1493	1	49.88	49.88				NOT TO BE SOLD
106	1494	1	56.22	56.22				NOT TO BE SOLD
107	1495	1	65.97	65.97				NOT TO BE SOLD
108	1496	1	75.2	75.2				NOT TO BE SOLD
109	1497	1	82.4	82.4				NOT TO BE SOLD
110	1498	1	91.61	91.61				NOT TO BE SOLD
111	1499	1	100.81	100.81				NOT TO BE SOLD
112	1500	1	110.01	110.01				NOT TO BE SOLD
113	1501	1	119.22	119.22				NOT TO BE SOLD
114	1502	1	128.42	128.42				NOT TO BE SOLD
115	1503	1	137.62	137.62				NOT TO BE SOLD
116	1504	1	146.83	146.83				NOT TO BE SOLD
117	1505	1	156.03	156.03				NOT TO BE SOLD
118	1506	1	165.23	165.23				NOT TO BE SOLD
119	1507	1	174.44	174.44				NOT TO BE SOLD
120	1507A	1	252.55	252.55				NOT TO BE SOLD
121	1507B	1	340.63	340.63				CLEAR PLOTS
122	1510F-1542	16	500.00	8000.00				CLEAR PLOTS
123	1543-1	1	500.00	500.00				CLEAR PLOTS
124	1545,1546	2	500.00	1000.00				CLEAR PLOTS
125	1547	1	419.60	419.60	419.6	80.4	500	CLEAR PLOTS
126	1548	1	173.39	173.39	173.39	326.61	500	CLEAR PLOTS
127	1550	1	37.55	37.55	37.55	412.91	450.46	NOT TO BE SOLD
128	1555	1	316.06	316.06	316.06	21.72	337.78	NOT TO BE SOLD
129	1556	1	617.85	617.85				NOT TO BE SOLD
130	1557	1	666.98	666.98				CLEAR PLOTS
131	1559A	1	550.55	550.55				CLEAR PLOTS
132	1556,1557,1570,1571	4	550.56	2122.24				CLEAR PLOTS
133	1558	1	476.23	476.23	476.23	54.33	550.56	CLEAR PLOT
134	1559	1	66.47	66.47	66.47	464.09	550.56	CLEAR PLOT
135	1567	1	15.99	15.99	15.99	534.57	550.56	CLEAR PLOT
136	1568	1	157.73	157.73	157.73	372.83	550.56	CLEAR PLOT
137	1569	1	360.31	360.31	360.31	170.25	550.56	CLEAR PLOT
138	1600	1	1000.00	1000.00				CLEAR PLOT
139	1601	1	1000.00	1000.00				CLEAR PLOT
140	1602-1604,1607	4	1000.00	4000.00				CLEAR PLOTS
141	1605	1	1229.56	1229.56		0		CLEAR PLOTS
142	1606	1	918.55	918.55		0		CLEAR PLOTS
143	1608-1610	3	1000.00	3000.00				CLEAR PLOTS
144	1611	1	1333.34	1333.34				CLEAR PLOTS
145	1614	1	500.00	500.00				CLEAR PLOTS
146	1615-1618,1621-1623	7	500.00	3500.00				CLEAR PLOTS
147	1619	1	761.50	761.50				CLEAR PLOTS
148	1620	1	587.33	587.33				CLEAR PLOTS
149	1624	1	500.00	500.00				CLEAR PLOT
150	1625-1626	2	450.00	450.00				CLEAR PLOTS
151	1627	1	462.50	462.50				CLEAR PLOTS
152	1631-1637,1639-1645,1655-1662,1673-1678	24	500.00	12000.00				CLEAR PLOTS
153	1631A	1	500	500				CLEAR PLOTS
154	1631B	1	500	500				CLEAR PLOT
155	1638	1	612.53	612.53				CLEAR PLOTS
156	1679-1696	18	500.00	9000.00				CLEAR PLOTS
157	1682A	1	686.00	686.00				CLEAR PLOTS
158	1687B	1	519.03	519.03				CLEAR PLOTS
159	1700	1	400.88	400.88				CLEAR PLOTS
160	1701-1721	21	500.25	10505.25				CLEAR PLOTS
161	1722	1	704.02	704.02				CLEAR PLOTS
162	1723	1	709.75	709.75				CLEAR PLOTS
163	1724-1736	13	510.00	6630.00				CLEAR PLOTS
164	1737-1740	4	500.00	2000.00				NOT TO BE SOLD
165	1741-1745	5	500.00	2500.00				CLEAR PLOT
166	1746-1749	4	500.00	2000.00				CLEAR PLOTS
167	1750	1	695.85	695.85				CLEAR PLOT
168	1751	1	520.00	520.00				CLEAR PLOT
169	1752	1	797.32	797.32				CLEAR PLOT
170	1753	1	730.31	730.31				CLEAR PLOT
171	1754	1	701.85	701.85				CLEAR PLOT
172	1755	1	681.41	681.41				CLEAR PLOT
173	1756	1	729.67	729.67				CLEAR PLOT
174	1757	1	956.23	956.23				CLEAR PLOT
175	1758	1	452.83	452.83				CLEAR PLOT
176	1759	1	453.85	453.85				CLEAR PLOT
177	1760	1	387.78	387.78				CLEAR PLOT
178	1761	1	385.33	385.33				CLEAR PLOT
179	1762	1	395.67	395.67				CLEAR PLOT
180	1763	1	395.67	395.67				CLEAR PLOT
181	1764	1	518.83	518.83				CLEAR PLOT
182	5001	1	13213.20	13213.20				CLEAR PLOTS
183	5008	1	35525.85	35525.85				CLEAR PLOT
184	5011	1	571.05	571.05				NOT TO BE SOLD
185	5012	1	1753.23	1753.23				NOT TO BE SOLD
186	5013	1	5746.66	5746.66				NOT TO BE SOLD
187	5015	1	3025.39	3025.39				NOT TO BE SOLD
188	5016	1	1195.1	1195.1				NOT TO BE SOLD
189	5017	1	2537.56	2537.56				NOT TO BE SOLD
190	5018	1	1084.01	1084.01				NOT TO BE SOLD
191	5019	1	3445.78	3445.78				NOT TO BE SOLD
192	5020	1	7789.55	7789.55				CLEAR PLOT
193	1802	1	500	500				CLEAR PLOT
194	1809-1809	1	500	1500				CLEAR PLOTS
195	1809	1	437.5	437.5				NOT TO BE SOLD
196	1807	1	334.02	334.02				NOT TO BE SOLD
197	1808-1810, 1813-1815	6	500	3000				CLEAR PLOTS
198	1811-1812	2	568.67	1135.34				CLEAR PLOTS
199	1816	1	500	500				CLEAR PLOT
200	1817	1	500	500				CLEAR PLOT
201	1818	1	500	500				CLEAR PLOTS
202	1819	1	500	500				CLEAR PLOT
203	1820	1	587	587				CLEAR PLOT
204	1821	1	358.61	358.61				CLEAR PLOT
205	1822	1	368.75	368.75				CLEAR PLOT
206	1823	1	416.32	416.32				CLEAR PLOT
207	1824	1	462.85	462.85				CLEAR PLOT
208	1825	1	509.72	509.72				CLEAR PLOT
209	1830	1	511.65	511.65				CLEAR PLOT
210	1831	1	500	500				CLEAR PLOT
211	1833-1838	4	500	2000				CLEAR PLOTS
212	1839	1	496.22	496.22				NOT TO BE SOLD
213	1846	1	505.89	505.89				NOT TO BE SOLD
214	1847-1850	4	500	2000				CLEAR PLOTS
215	1851-1856	6	307.22	1843.32				CLEAR PLOTS
216	1857	1	230.16	230.16				CLEAR PLOTS
217	1863	1	500	500				CLEAR PLOTS
218	1866, 1875	2	400	1200				CLEAR PLOTS
219	1885-1886	2	377.78	755.56				CLEAR PLOTS
220	1644-1647,1650-1654	9	500	4500				CLEAR PLOTS
221	1648-1649, 1868-1869	4	607.08	2428.32				CLEAR PLOTS
222	1660-1667	5	500	2500				CLEAR PLOTS
223	1670-1674	5	500	2500				CLEAR PLOTS
224	1323-1350	4	250	2000				CLEAR PLOTS
225	1481-1484	4	250	1000				CLEAR PLOTS
226	1905	1	1015.33	1015.33				CLEAR PLOTS
227	1907	1	1005	1005				CLEAR PLOTS
228	1909	1	1006.11	1006.11				CLEAR PLOTS
229	1908	1	1006.33	1006.33				CLEAR PLOTS
230	1909-1981, 1984-1920	14	500	7000				CLEAR PLOTS
231	1912-1913	2	687.92	1375.84				CLEAR PLOTS
232	1931	1	1050.55	1050.55				CLEAR PLOTS
233	1952-1953	2	1000	2000				CLEAR PLOTS
234	1955-1958	4	500	2000				CLEAR PLOTS
235	1931-1935	5	500	2500				CLEAR PLOTS
236	1976-1983	8	505	4040				CLEAR PLOTS
237	1984	1	662.11	662.11				CLEAR PLOTS
	TOTAL	526		337619.63				
			IN ACRES	69.76				

TOTAL CLU AREA:-

AREA UNDER C.L.U I	= 215.20 ACRES	1
AREA UNDER C.L.U II	= 9.43 (5.85 + 0.74 + 0.54 + 2.30) ACRES	2
AREA UNDER C.L.U III	= 0.82 ACRES	3
AREA UNDER C.L.U IV	= 1.65 ACRES	4
AREA UNDER C.L.U V	= 0.69 ACRES	5
AREA UNDER C.L.U VI	= 3.495 ACRES	6
AREA UNDER C.L.U VII	= 0.0565 ACRES	7 (new area)
AREA UNDER C.L.U VIII	= 18.21 ACRES	8
AREA UNDER C.L.U IX	= 7.58 ACRES	9
AREA UNDER C.L.UX	= 3.46 ACRES	10
AREA UNDER ACQUISITION	= 36.80 ACRES	11
SCHEME AREA	= 297.38 ACRES	12
AREA FOR WHICH AGREEMENT CANCELED	= 6.25 ACRES	13
AREA EXCHANGED FOR R. RASTA AND DELETED FROM PROJECT	= 1.92 ACRES	14
NEW SCHEME AREA AFTER DELETION OF AREAS	= 295.21 ACRES	15
AREA EXCLUDED FROM SUPER MEGA & INCLUDED IN THE PREVIOUSLY APPROVED MEGA PROJECT	= 2.75 + 0.51 = 3.26 ACRES	16
AREA INCLUDED TWO TIMES IN THE C.L.U	= 0.64 ACRES	17
BALANCE AREA FOR PLANNING	= 15-16-17 = 285.31 ACRES	19
RESERVED AREA = 2.71 ACRES	19	
PLANNED AREA = 19.19	= 282.60 ACRES	20
NET PLANNED AREA EXCLUDING GOVT. ACQUISITION	= 282.60-36.80 = 245.80 ACRES	21

GROSS F.A.R. ALLOWED = 2.00

A) COMMERCIAL COMPONENT ALLOWED (15%) = 36.87 ACRES
PERMITTED FAR (2.00) = 32,12,114.40 SQ.FTS.
COMMERCIAL PROVIDED :-

• COMMERCIAL POCKET I	= 1.21 acres	= F.A.R provided 106000 sq.fts.
• COMMERCIAL POCKET II	= 1.17 Acres	= F.A.R provided 119098.61 sq.fts.
• COMMERCIAL POCKET III	= 0.71 Acres	= F.A.R provided 88442 sq.fts.
• COMMERCIAL POCKET III A	= 1.21 Acres	= F.A.R provided 154400 sq.fts.
• COMMERCIAL POCKET IV	= 0.66 Acres	= F.A.R provided 86400 sq.fts.
• COMMERCIAL POCKET V	= 0.55 Acres	= F.A.R provided 48000 sq.fts.
• COMMERCIAL POCKET VI	= 0.15 Acres	= F.A.R provided 12800 sq.fts.
• COMMERCIAL POCKET VII	= 0.40 Acres	= F.A.R provided 35200 sq.fts.
• COMMERCIAL POCKET VIII	= 1.10 Acres	= F.A.R provided 96000 sq.fts.
• COMMERCIAL AREA UNDER RESIDENTIAL POCKET 1 FALCON VIEW	= 0.18 Acres	= F.A.R provided 7600 sq.fts.
• COMMERCIAL AREA UNDER RESIDENTIAL POCKET 2C2 SKY GARDEN	= 0.05 Acres	= F.A.R provided 2300 sq.fts.
• COMMERCIAL AREA UNDER RESIDENTIAL POCKET 2A GALAXY HEIGHT	= 0.013 Acres	= F.A.R provided 559 sq.fts.

TOTAL F.A.R. PROVIDED = 760790.61 sq.fts. say 7.61 lacs sq. fts
CORRESPONDING LAND UTILIZED = 7.403 ACRES
BALANCED AREA = 36.87 - 7.403 ACRES
= 29.467 ACRES
BALANCE FAR = 24,51323.793 SQ.FTS.

B) INDUSTRIAL AREA ALLOWED (MIN. 55%)
INDUSTRIAL AREA TAKEN = 60% = 147.48 ACRES

C) ADDITIONAL ACTIVITIES ALLOWED AS PER SUPER MEGA POLICY (30% of the industrial area) = 44.244 acres

POCKET 1 (HOTEL SITE I)	= 9.08 ACRES
HOTEL 1	= 4459.96 sq. yds (0.92 ACRES)
HOTEL 2	= 4037.92 sq. yds (0.83 ACRES)
HOTEL 3	= 4000.00 sq. yds (0.82 ACRES)
INSTITUTIONAL SITE 1	= 7091.69 sq. yds (1.47 ACRES)
INSTITUTIONAL AREA	= 0.52 ACRES
RELIGIOUS BUILDING	= 0.56 ACRES
PLOT NO 5004	= 1612.16 sq yds (0.26 ACRES in supermega and rest 0.07 acres in mega project)
PLOT NO. 1599	= 1000 sq. yds (0.21 ACRES)
SR. SEC. SCHOOL	= 11394.75 sq. yds (2.35 ACRES)
NURSERY SCHOOL I	= 0.75 ACRES
COMMUNITY CENTRE	= 2.76 ACRES
GRID STATION	= 0.93 ACRES
NR. CUM PRIMARY SCHOOL II	= 0.75 ACRES
DISPENSARY	= 0.50 ACRES
NR. CUM PRIMARY SCHOOL III	= 0.92 ACRES
PLOT NO.- 1271 & 1272 (Hospital)	= 1.43 ACRES (AREA UNDER SUPERMEGA & 0.43 ACRES UNDER MEGA PROJECT)

TOTAL AREA PROVIDED UNDER INSTITUTIONAL = 24.96 ACRES

D)BALANCED INDUSTRIAL PLOTS = TOTAL INDUSTRIAL AREA TAKEN - AREA UNDER INSTITUTIONAL USE
= 147.48-24.96
= 122.52 ACRES
E) PERMISSIBLE SALEABLE AREA UNDER INDUSTRIAL PLOTS 65%= 79.638 ACRES
F) INDUSTRIAL PLOT PROVIDED AS PER DETAIL = 69.76 ACRES (56.94%) (LIST ATTACHED ALONGSIDE)

G) RESIDENTIAL COMPONENT ALLOWED (BALANCE AREA) = 90.917 ACRES

F.A.R. ALLOWED AT 90.917 ACRES = 79,20,689.04 SQ.FTS
DETAILS OF RESIDENTIAL COMPONENT

• POCKET I	= 34.02 acres	F.A.R = 42.10 lac sq.fts.
• POCKET 2A	= 4.22 acres	F.A.R = 4.59 lac sq. fts
• POCKET 2B	= 3.59 acres	F.A.R = 3.50 lac sq. fts
• POCKET 2C2	= 6.21 acres	F.A.R = 6.76 lac sq. fts
• RESIDENTIAL POCKET III	= 1.45 acres	F.A.R = 1.26 lac sq.fts.
• RESIDENTIAL POCKET VI (exclusively reserved for E.W.S)	= 2.00 acres	F.A.R = 1.04 lac sq.fts.
• RESIDENTIAL POCKET VII (exclusively reserved for E.W.S)	= 2.16 acres	FAR = 1.12 lac sq.fts.
• RESIDENTIAL POCKET IV (NOT TO BE SOLD TILL PROPER APPROACH IS ACQUIRED)	= 3.33 acres	FAR = 2.50 lac sq.fts.
TOTAL	= 56.98 acres	= FAR provided 62.87 lac sq.fts.

2. PERMISSIBLE DWELLING UNITS =245.80X 175/5=8603 UNITS
DWELLING UNITS TO BE TAKEN FOR CONSTRUCTION AS PER APPROVED BUILDING PLANS (TILL DATE & PROPOSED FOR SITE NO. III & IV) = 3216
3. AREA REQUIRED FOR E.W.S = 10 % OF THE UNITS = TAKEN FOR CONSTRUCTION = 321.60 = 322 UNITS
AREA REQUIRED FOR 322 UNITS @ 80 UNITS PER ACRES = 4.025 ACRES
AREA ALREADY TRANSFERRED TO GMADA = 4.16 ACRES

H) OPEN SPACE REQUIRED 6% = 14.748 ACRES
OPEN SPACE PROVIDED = 14.75 ACRES = 6.00%

AREA UNDER PARKS			
S. NO	PARK DETAILS	NO.	AREA IN SQ. YDS
1	PARK 1	1	2339.26
2	PARK 2	1	3451.97
3	PARK 3	1	3750.69
4	PARK 4	1	980.51
5	PAR