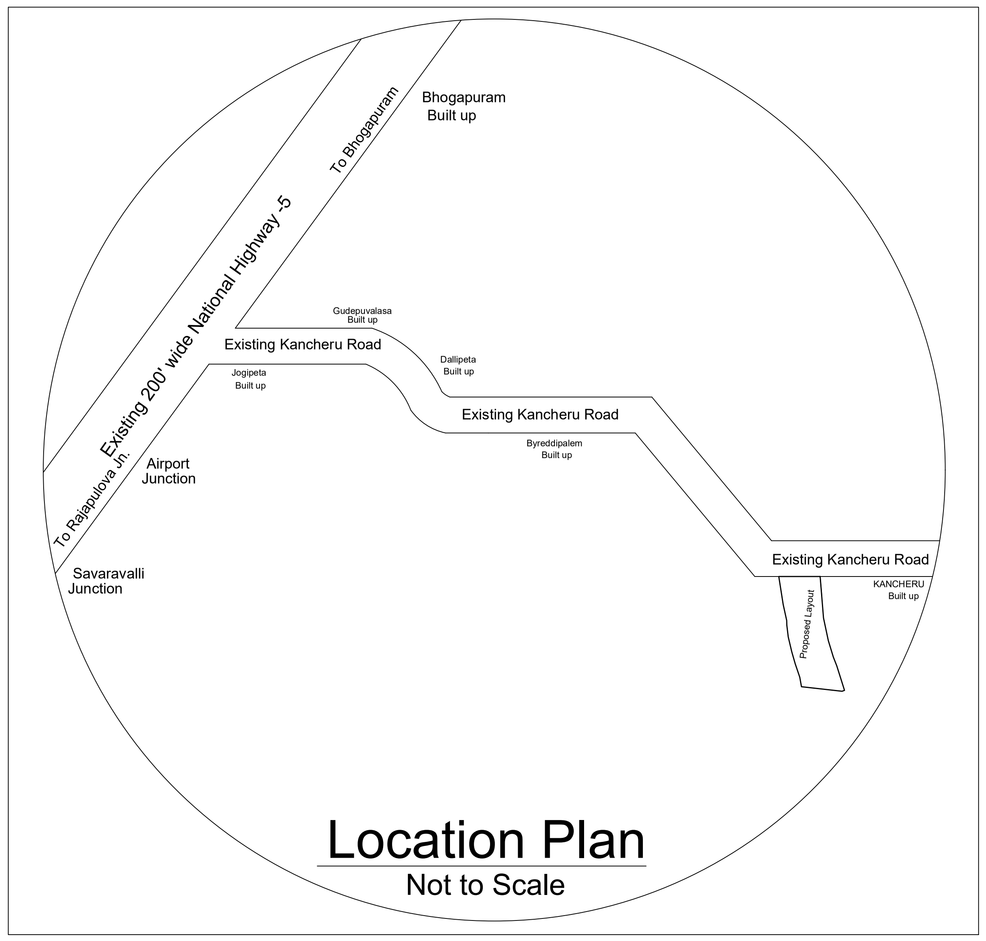
FLP. NO.: 1167/0151/LP/VMRDA/2021/Mortgage

LP. NO.: 125/2021/1167/VMRDA/DPMS

Site Plan

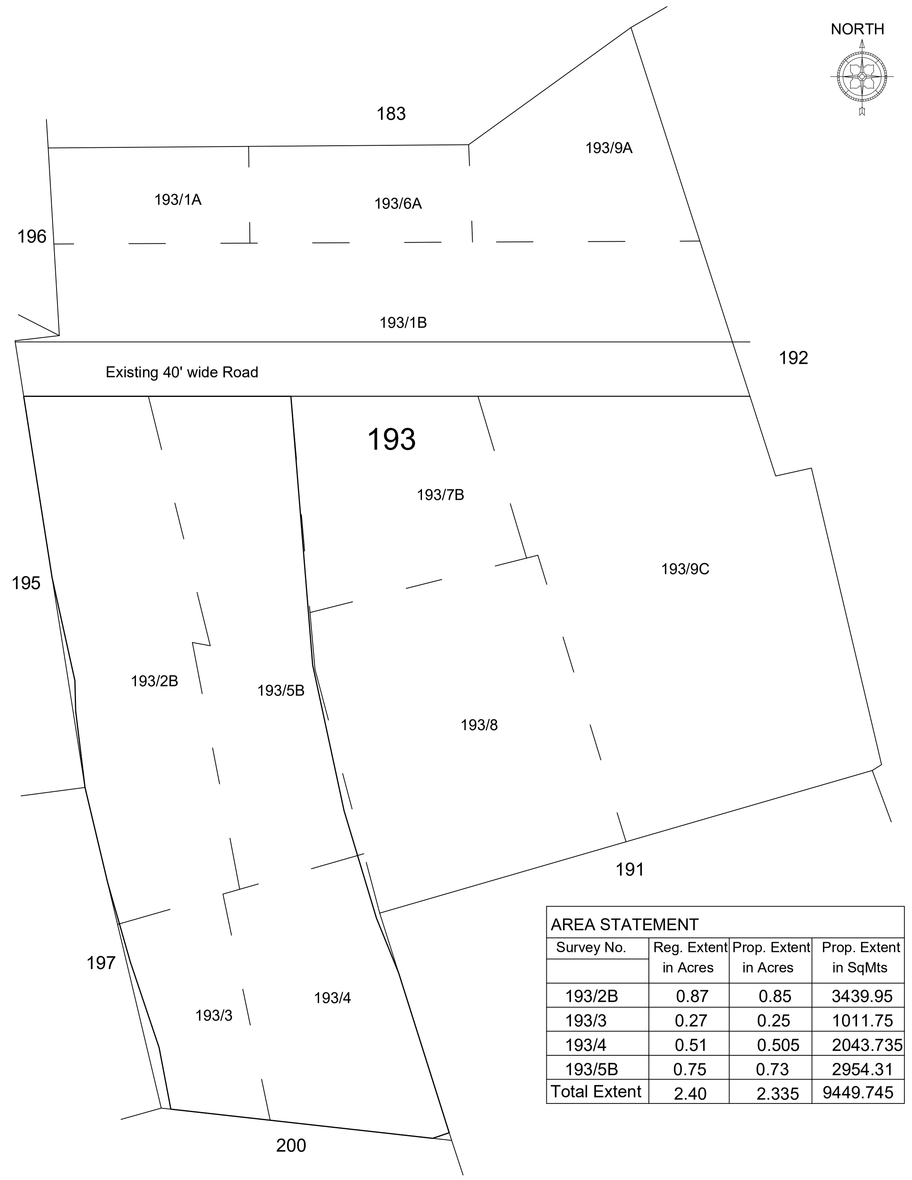
(Scale - 1:400)



Location Plan

Not to Scale

COMBINED PLAN SHOWING THE PROPOSED LAY OUT IN S. No. 193/p OF KANCHERU VILLAGE, BHOGAPURAM MANDAL, VIZIANAGARAM DISTRICT



AREA STATEMENT		
Survey No.	Reg. Extent in Acres	Prop. Extent in Acres	Prop. Extent in SqMts
193/2B	0.87	0.85	3439.95
193/3	0.27	0.25	1011.75
193/4	0.51	0.505	2043.735
193/5B	0.75	0.73	2954.31
Total Extent	2.40	2.335	9449.745

TLP NO:1167/0151/LP/VMRDA/2021	SHEET NO. 1	DATE 05-10-2023

Project Title :PLAN SHOWING THE PROPOSED LAY OUT IN S. No. 193/2B, 193/3, 193/4, 193/5B OF KANCHERU VILLAGE & PANCHAYATHBHOGAPURAM MANDAL, VIZIANAGARAM DISTRICT. Belongs to: Land Owner: Smt. MANJU BHARTI W/o Sri. CHANDRADAS BHARTIDeveloper: M/s SANTIAM ESTATES Pvt. Ltd. Represented by its Managing Director Sri. I. APPALA RAJA VARMA S/o Late Sri. I. SITA RAMA RAJU

AREA STATEMENT	VERSION NO.: 1.101.124	
	VERSION DATE: 21/07/2023	
PROJECT DETAIL:		
Region: VISAKHAPATNAM REGION	Plot Use: Residential	
Authority: VISAKHAPATNAM METROPOLITAN REGION DEVELOPMENT AUTHORITY	Land Use Zone: Mixed Residential Use Zone	
TLP No.: 1167/0151/LP/VMRDA/2021	Main Abutting Road Width: 12	
Application Type: General/Proposal	If Plot is abutting to Highway: No	
Project Type: Open Layout	Plot No: NA	
Nature of Development: New	Survey No.: 193/2, 3, 4, 5	
SubLocation: NA	North: -	
Village Name: Kancheru	South: -	
Mandal: BHO	East: -	
Ward: Kancheru	West: -	
AREA DETAILS		SQ.MT.
AREA OF PLOT (Minimum)	(A)	9432.73
NET AREA OF PLOT	(A-Deductions)	9432.73
Deduction for Balance Plot Area		
Amenity Area		785.11
Total		785.11
BALANCE AREA OF PLOT	(A-Deductions)	8647.62

LTP NAME AND SIGNATURE	STRUCTURAL ENG NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
Koppara Venkata Hema Sundara Rao		M/s. Santiam Estates Private Limited
210		REG/1167/DEV/0117/2019

Land use analysis/Area distribution (Table 2c)

Area covered under	Proposed Area in sq. mt.	Proposed Area in sq. yd.	Percentage(%)
Plotted Area	5465.99	6537.27	57.95
Road Area	2170.75	2596.20	23.01
Amenity -10	785.11	938.99	8.32
Public Open Space	961.71	1150.20	10.20
Utility Area	49.16	58.79	0.52
Total net layout	9432.72	11281.44	100.00

Land Area to Mortgage Details

Name	Ind Plot Name	Ind Plot Area
Land Area to Mortgage Plot No. 5	5	605.56
Land Area to Mortgage Plot No. 3	3	419.13
Total	-	1024.69

Mortgage Area Details

Name	Mortgage Area	
	Reqd	Prop
Land Area to Mortgage	819.90	1024.69

General Conditions

No.	General Conditions
1	LTP is responsible for any misrepresentation in above aspects.
2	Splay shall be maintained as per GO.MS.No.275. MA & UD dt. 18-07-2017 in all the road corners.

Individual Plot Area

Plot No.	Abutting Road	Plot Area		Plot Width		Plot Depth		Frontage	
		Reqd	Prop	Reqd	Prop	Reqd	Prop	Reqd	Prop
1	12M WIDE INTERNAL ROAD	100.00	692.20	8.00	31.03	-	21.56	-	31.03
2	12M WIDE INTERNAL ROAD	100.00	486.50	8.00	25.01	-	19.45	-	25.01
3	12M WIDE INTERNAL ROAD	100.00	419.13	8.00	22.55	-	18.52	-	22.55
4	12M WIDE INTERNAL ROAD	100.00	518.91	8.00	28.57	-	18.61	-	28.57
5	12M WIDE INTERNAL ROAD	100.00	605.56	8.00	30.33	-	19.68	-	30.33
6	12M WIDE INTERNAL ROAD	100.00	712.65	8.00	52.71	-	29.98	-	60.34
7	12M WIDE INTERNAL ROAD	100.00	757.32	8.00	29.50	-	24.64	-	29.50
8	12M WIDE INTERNAL ROAD	100.00	548.07	8.00	22.97	-	23.96	-	22.97
9	12M WIDE INTERNAL ROAD	100.00	725.65	8.00	30.48	-	23.86	-	30.48

COLOR INDEX
Plot / Site lines
Existing street / road
Proposed work including services
Existing construction proposed to be demolished
Existing structure to be retained
Work in progress duly sanctioned
Open Space
Drainage and Sewerage work
Water Supply work
Deviations
Recreation ground

ISO_A0_(841.00_x_1189.00_MM)

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