FLP. NO.: 116/2022/A2/VMRDA/2023/Mortgage
LP. NO.: LT/2022/351/VMRDA/APPROVAL

SHEET NO.: 1 | DATE: 03-05-2023

Project Type : Mortgage (Residential Building)
Project Title : PROPOSED LAYOUT PLAN IN Sy.No's: 2/3p & 2/4p OF DENKADA VILLAGE, DENKADA MANDAL, VIZIANAGARM DISTRICT. Belongs to : CORE AND CRUST INFRA

| | | |
|---|---|---|
| AREA STATEMENT | VERSION NO.: 1.101.118 | |
| | VERSION DATE: 10/03/2023 | |
| PROJECT DETAIL: | | |
| Region: VIZIANAGRAM REGION | Plot Use: Residential | |
| Authority: VIZIANAGRAM METROPOLITAN REGION DEVELOPMENT AUTHORITY | Land Use Zone: Residential use Zone | |
| TOP No: 116/2022/A2/MRDA/2023 | Main Abutting Road Width: 9 | |
| Application Type: General/Proposal | If Plot is abutting to Highway: No | |
| Project Type: Open Layout | Plot No: NA | |
| Nature of Development: New | Survey No.: 2/3p & 2/4p | |
| SubLocation: NA | North: - | |
| Village Name: Denkada | South: - | |
| Mandal: DEN | East: - | |
| Ward: Denkada | West: - | |
| AREA DETAILS: | | SQ.MT. |
| AREA OF PLOT (Minimum) | (A) | 20518.37 |
| Deduction for NetPlot Area | | |
| LeftOverOwnerLand Area | | 148.91 |
| Total | | 148.91 |
| NET AREA OF PLOT | (A-Deductions) | 20369.46 |
| Deduction for Balance Plot Area | | |
| Road Widening Area | | 42.21 |
| Amenity Area | | 646.00 |
| LeftOverOwnerLand Area | | 148.91 |
| Total | | 836.12 |
| BALANCE AREA OF PLOT | (A-Deductions) | 19533.25 |

| LTP NAME AND SIGNATURE | STRUCTURAL ENG NAME AND SIGNATURE | BUILDER NAME AND SIGNATURE |
|---|---|---|
| Hanumanthu Lakshmi Narayana | | M.Lakshmi Narasimha Raju |
| 104 | | REG/11107/DEV/00600/2020 |

Land use analysis/Area distribution (Table 2c)

| Area covered under | Proposed Area in sq. mt. | Proposed Area in sq. yd. | Percentage(%) |
|---|---|---|---|
| Plotted Area | 9455.07 | 11349.01 | 46.25 |
| Leftover Owners Land Area | 148.91 | 175.70 | 0.72 |
| Road Area | 7932.19 | 9058.08 | 38.96 |
| Amenity-25 | 276.47 | 330.66 | 1.35 |
| Amenity-26 | 369.52 | 441.99 | 1.80 |
| Public Open Space | 2127.44 | 2544.40 | 10.37 |
| Utility Area | 113.06 | 136.19 | 0.55 |
| Total net layout | 20518.37 | 24537.37 | 100.00 |

Land Area to Mortgage Details

| Name | Ind Plot Name | Ind Plot Area |
|---|---|---|
| Mortgage Plots | 38 | 139.35 |
| | 39 | 139.35 |
| | 40 | 139.35 |
| | 41 | 139.35 |
| | 44 | 139.35 |
| | 45 | 139.35 |
| | 46 | 139.35 |
| | 47 | 139.35 |
| | 48 | 139.35 |
| | 49 | 139.35 |
| | 51 | 162.58 |
| Total | - | 1556.13 |

Mortgage Area Details

| Name | Mortgage Area | |
|---|---|---|
| | Reqd | Prop |
| Land Area to Mortgage | 1423.49 | 1556.13 |

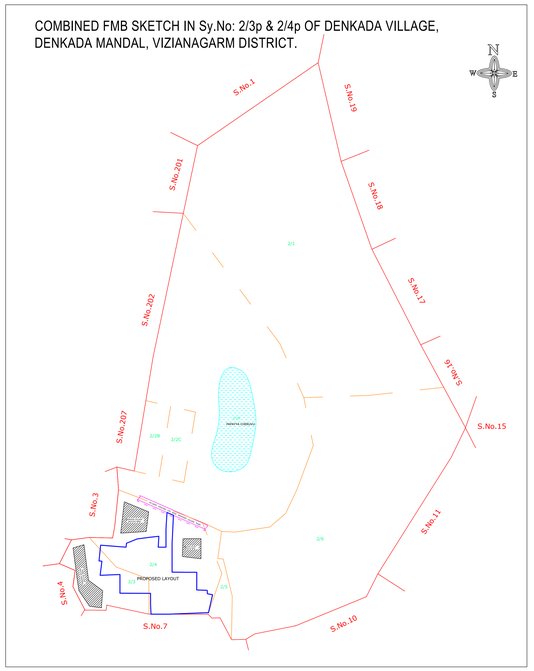
General Conditions

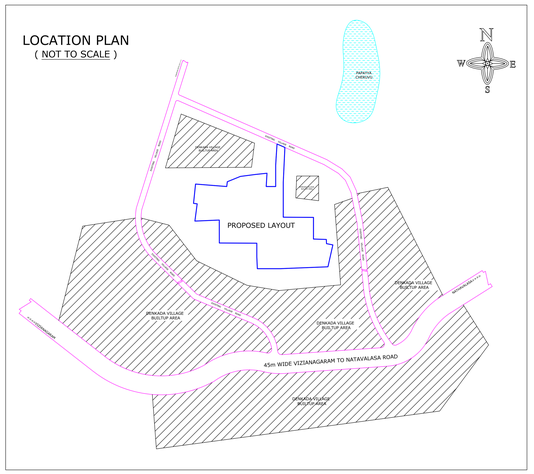
| No. | General Conditions |
|---|---|
| 1 | LTP is responsible for any misrepresentation in above aspects. |
| 2 | Some shall be maintained as per GO.MS No.215, MA & UD dt. 18-07-2017 in all the road corners. |

Individual Plot Area

| Plot No. | Abutting Road | Plot Area Reqd | Plot Area Prop | Plot Width Reqd | Plot Width Prop | Plot Depth Reqd | Plot Depth Prop | Frontage Reqd | Frontage Prop |
|---|---|---|---|---|---|---|---|---|---|
| 1 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 179.37 | 8.00 | 9.70 | - | 18.29 | - | 9.70 |
| 2 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 167.23 | 8.00 | 9.14 | - | 18.29 | - | 9.14 |
| 3 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 167.23 | 8.00 | 9.14 | - | 18.29 | - | 9.14 |
| 4 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 167.23 | 8.00 | 9.14 | - | 18.29 | - | 9.14 |
| 5 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 222.97 | 8.00 | 18.29 | - | 12.19 | - | 30.48 |
| 6 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 195.10 | 8.00 | 18.29 | - | 10.67 | - | 28.96 |
| 7 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 173.08 | 8.00 | 9.11 | - | 18.29 | - | 9.11 |
| 8 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 186.14 | 8.00 | 10.54 | - | 0.00 | - | 10.54 |
| 9 | 12M WIDE PROPOSED ROAD - 7 | 100.00 | 195.10 | 8.00 | 18.29 | - | 10.67 | - | 28.96 |
| 10 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 222.97 | 8.00 | 18.29 | - | 12.19 | - | 30.48 |
| 11 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 167.23 | 8.00 | 9.14 | - | 18.29 | - | 9.14 |
| 12 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 167.23 | 8.00 | 9.14 | - | 18.29 | - | 9.14 |
| 13 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 167.23 | 8.00 | 9.14 | - | 18.29 | - | 9.14 |
| 14 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 180.26 | 8.00 | 9.91 | - | 18.29 | - | 9.91 |
| 15 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 162.58 | 8.00 | 15.24 | - | 10.67 | - | 25.91 |
| 16 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 17 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 18 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 19 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 20 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 21 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 22 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 23 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 371.61 | 8.00 | 12.19 | - | 30.48 | - | 4.61 |
| 24 | 12M WIDE PROPOSED ROAD - 1 | 100.00 | 371.61 | 8.00 | 12.19 | - | 30.48 | - | 12.19 |
| 27 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 28 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 29 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 30 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 31 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 32 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 33 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 34 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 162.58 | 8.00 | 15.24 | - | 10.67 | - | 25.91 |
| 35 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 162.58 | 8.00 | 15.24 | - | 10.67 | - | 25.91 |
| 36 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 37 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 38 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 39 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 40 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 41 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 42 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 138.56 | 8.00 | 9.13 | - | 15.24 | - | 9.13 |
| 43 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 137.52 | 8.00 | 8.99 | - | 15.24 | - | 8.99 |
| 44 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 45 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 46 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 47 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 48 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 49 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 50 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 51 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 162.58 | 8.00 | 15.24 | - | 10.67 | - | 15.24 |
| 52 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 156.79 | 8.00 | 15.69 | - | 9.75 | - | 25.48 |
| 53 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 54 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 139.35 | 8.00 | 9.14 | - | 15.24 | - | 9.14 |
| 55 | 12M WIDE PROPOSED ROAD - 3 | 100.00 | 130.34 | 8.00 | 8.43 | - | 15.24 | - | 8.43 |
| 56 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 128.01 | 8.00 | 9.43 | - | 14.02 | - | 9.43 |
| 57 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 128.21 | 8.00 | 9.14 | - | 14.02 | - | 9.14 |
| 58 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 128.21 | 8.00 | 9.14 | - | 14.02 | - | 9.14 |
| 59 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 164.26 | 8.00 | 9.78 | - | 16.89 | - | 9.78 |
| 60 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 171.73 | 8.00 | 17.99 | - | 9.75 | - | 27.77 |
| 61 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 106.13 | 8.00 | 18.31 | - | 5.80 | - | 18.31 |
| 62 | 12M WIDE PROPOSED ROAD - 2 | 100.00 | 108.04 | 8.00 | 18.77 | - | 5.76 | - | 18.77 |

LAYOUT PLAN
(Scale - 1:500)




## AREA STATEMENT

| S.No. & Sub Div | Proposed Document Sq.Mts. |
|---|---|
| 2-3-C | 3399.48 |
| 2-4-A/p | 1052.22 |
| 2-4-B | 890.34 |
| 2-4-C | 5058.75 |
| 2-4-D | 5058.75 |
| 2-4-E | 5058.75 |
| **TOTAL** | **20518.29** |

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 |

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