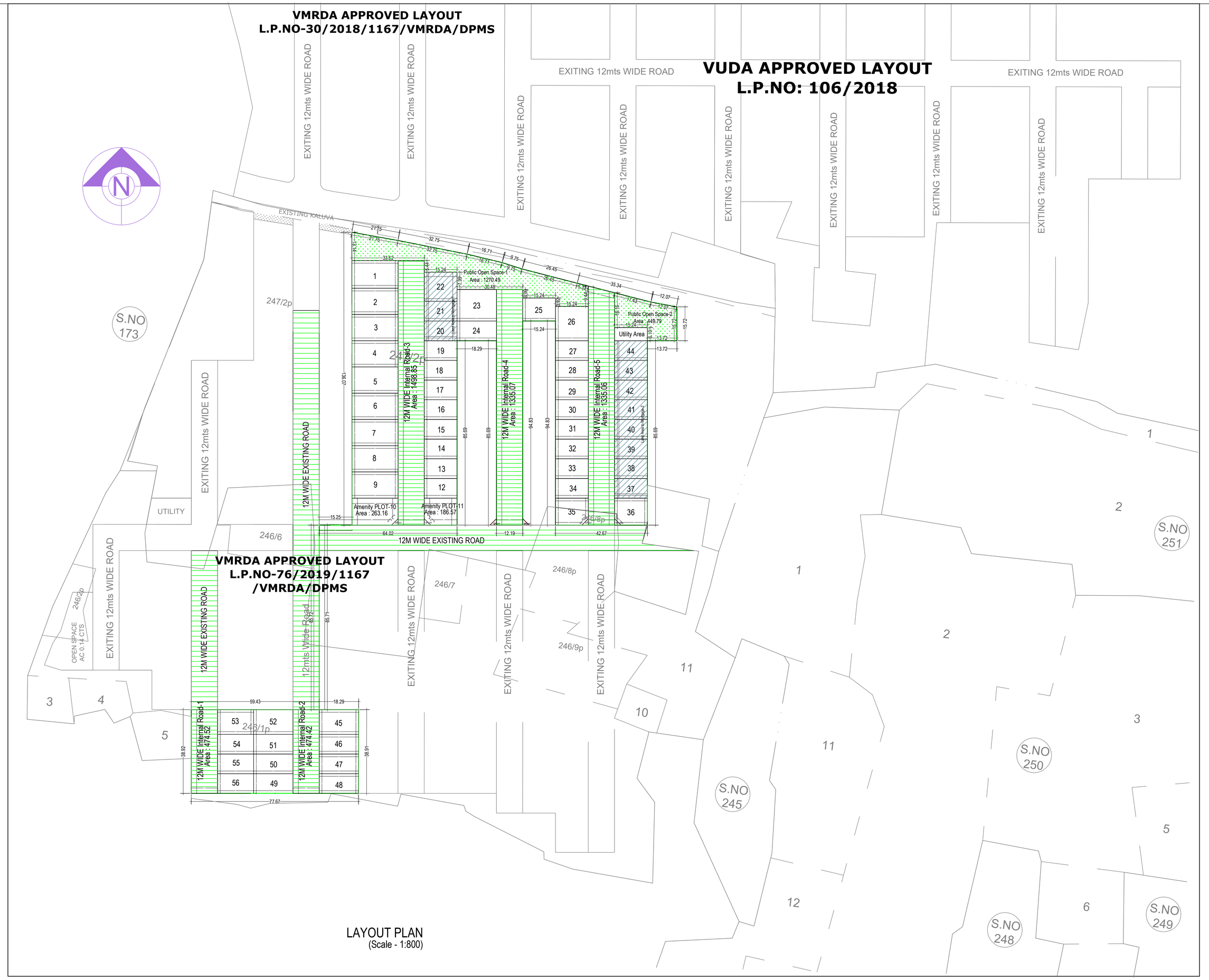
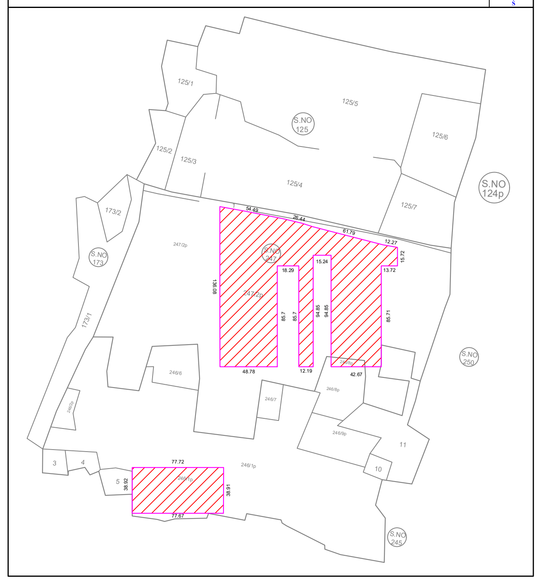
FLP. NO.: 1167/0025/LP/VMRDA/2021/Mortgage

LP. NO.: 34/2021/1167/VMRDA/DPMS

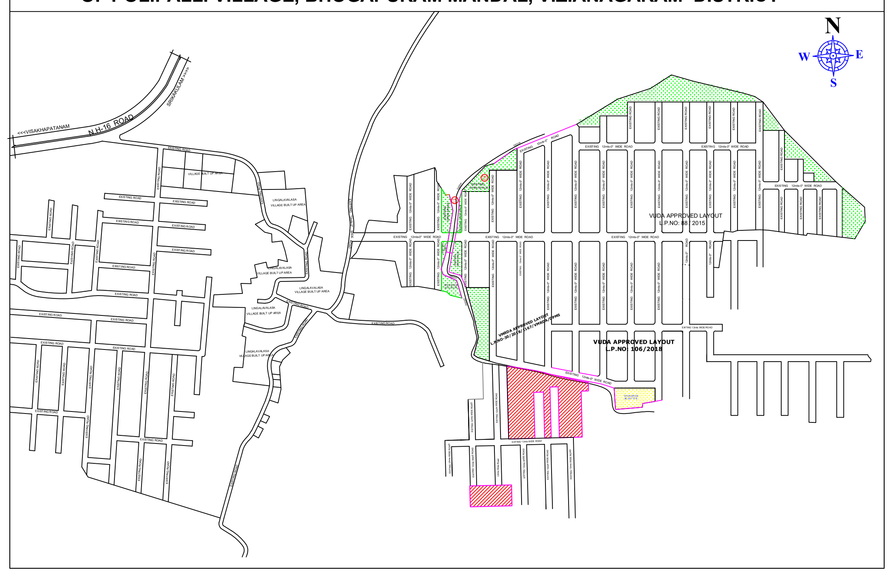


LAYOUT PLAN
(Scale - 1:800)

COMBINED SKETCH FMB SHOWING THE PROPOSED LAY OUT IN Sy. Nos.246/p, & 247/p OF POLIPALLI VILLAGE, BHOGAPURAM MANDAL, VIZIANAGARAM DISTRICT



TOPO PLAN SHOWING THE PROPOSED LAYOUT SITE IN Sy. Nos.246/p, & 247/p OF POLIPALLI VILLAGE, BHOGAPURAM MANDAL, VIZIANAGARAM DISTRICT



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-3	100.00	275.58	8.00	12.86	-	21.42	-	12.86
2	12M WIDE Internal Road-3	100.00	261.07	8.00	12.19	-	21.41	-	12.19
3	12M WIDE Internal Road-3	100.00	260.97	8.00	12.19	-	21.41	-	12.19
4	12M WIDE Internal Road-3	100.00	260.88	8.00	12.19	-	21.40	-	12.19
5	12M WIDE Internal Road-3	100.00	260.78	8.00	12.19	-	21.39	-	12.19
6	12M WIDE Internal Road-3	100.00	260.68	8.00	12.19	-	21.38	-	12.19
7	12M WIDE Internal Road-3	100.00	260.58	8.00	12.19	-	21.37	-	12.19
8	12M WIDE Internal Road-3	100.00	260.48	8.00	12.19	-	21.37	-	12.19
9	12M WIDE Internal Road-3	100.00	260.39	8.00	12.19	-	21.36	-	12.19
12	12M WIDE Internal Road-3	100.00	139.35	8.00	9.14	-	15.24	-	9.14
13	12M WIDE Internal Road-3	100.00	139.35	8.00	9.14	-	15.24	-	9.14
14	12M WIDE Internal Road-3	100.00	139.35	8.00	9.14	-	15.24	-	9.14
15	12M WIDE Internal Road-3	100.00	139.35	8.00	9.14	-	15.24	-	9.14
16	12M WIDE Internal Road-3	100.00	139.35	8.00	9.14	-	15.24	-	9.14
17	12M WIDE Internal Road-3	100.00	139.35	8.00	9.14	-	15.24	-	9.14
18	12M WIDE Internal Road-3	100.00	139.35	8.00	9.14	-	15.24	-	9.14
19	12M WIDE Internal Road-3	100.00	139.35	8.00	9.14	-	15.24	-	9.14
20	12M WIDE Internal Road-3	100.00	139.35	8.00	9.14	-	15.24	-	9.14
21	12M WIDE Internal Road-3	100.00	139.35	8.00	9.14	-	15.24	-	9.14
22	12M WIDE Internal Road-3	100.00	206.01	8.00	13.52	-	15.24	-	13.52
23	12M WIDE Internal Road-4	100.00	268.29	8.00	14.67	-	18.29	-	14.67
24	12M WIDE Internal Road-4	100.00	167.23	8.00	9.14	-	18.29	-	9.14
25	12M WIDE Internal Road-4	100.00	163.26	8.00	10.71	-	15.24	-	10.71
26	12M WIDE Internal Road-5	100.00	242.81	8.00	15.93	-	15.24	-	15.93
27	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
28	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
29	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
30	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
31	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
32	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
33	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
34	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
35	12M WIDE Internal Road-5	100.00	186.57	8.00	12.24	-	12.54	-	9.54
36	12M WIDE Internal Road-5	100.00	186.57	8.00	12.24	-	12.54	-	9.54
37	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
38	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
39	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
40	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
41	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
42	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
43	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
44	12M WIDE Internal Road-5	100.00	139.35	8.00	9.14	-	15.24	-	9.14
45	12M WIDE Internal Road-2	100.00	209.82	8.00	11.48	-	18.28	-	11.48
46	12M WIDE Internal Road-2	100.00	167.03	8.00	9.14	-	18.27	-	9.14
47	12M WIDE Internal Road-2	100.00	166.92	8.00	9.14	-	18.25	-	9.14
48	12M WIDE Internal Road-2	100.00	166.81	8.00	9.14	-	18.24	-	9.14
49	12M WIDE Internal Road-2	100.00	167.22	8.00	9.14	-	18.29	-	9.14
50	12M WIDE Internal Road-2	100.00	167.22	8.00	9.14	-	18.29	-	9.14
51	12M WIDE Internal Road-2	100.00	167.22	8.00	9.14	-	18.29	-	9.14
52	12M WIDE Internal Road-2	100.00	210.01	8.00	11.48	-	18.29	-	11.48
53	12M WIDE Internal Road-1	100.00	192.56	8.00	11.49	-	16.76	-	11.49
54	12M WIDE Internal Road-1	100.00	153.29	8.00	9.14	-	16.76	-	9.14
55	12M WIDE Internal Road-1	100.00	153.29	8.00	9.14	-	16.76	-	9.14
56	12M WIDE Internal Road-1	100.00	153.29	8.00	9.14	-	16.76	-	9.14

TLP NO:1167/0025/LP/VMRDA/2021	SHEET NO. 1	DATE	31-05-2021

Project Title : PLAN SHOWING THE PROPOSED OPEN PLOT LAY OUT IN Sy. Nos.246/p, & 247/p OF POLIPALLI VILLAGE, BHOGAPURAM MANDAL, VIZIANAGARAM DISTRICT.BELONGS TO: GGR INFRA DEVELOPERS Pvt. Ltd. (Peram's Aditya Grand Phase-4)

AREA STATEMENT	VERSION NO.: 1.101.103	
	VERSION DATE: 23/04/2021	
PROJECT DETAIL:		
Region: VISAKHAPATNAM REGION	Plot Use: Residential	
Authority: VISAKHAPATNAM METROPOLITAN REGION DEVELOPMENT AUTHORITY	Land Use Zone: Agriculture Zone	
TLP No.: 1167/0025/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.: 247/2P, 246/8P, 246/1P	
SubLocation: NA	North: -	
Village Name: Polipalli	South: -	
Mandal: BHO	East: -	
Ward: Polipalli	West: -	
AREA DETAILS		SQ.MT
AREA OF PLOT (Minimum)	(A)	16878.88
NET AREA OF PLOT	(A-Deductions)	16878.88
Deduction for Balance Plot Area		
Amenity Area		449.73
Total		449.73
BALANCE AREA OF PLOT	(A-Deductions)	16429.15
LTP NAME AND SIGNATURE	STRUCTURAL ENG NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
B. Sravanthi		M/s GGR Infra Developers
Surveyor - 05/2018-21		

Land use analysis/Area distribution (Table 2c)

Area covered under	Proposed Area in sq. mt.	Proposed Area in sq. yd.	Percentage(%)
Plotted Area	9480.04	11338.03	56.17
Road Area	5135.93	6142.52	30.43
Amenity PLOT-10	263.16	314.74	1.56
Amenity PLOT-11	186.57	223.14	1.11
Public Open Space	1720.28	2057.44	10.19
Utility Area	92.90	111.11	0.55
Total net layout	16878.88	20186.97	100.00

Land Area to Mortgage Details

Name	Ind Plot Name	Ind Plot Area
Land Area to Mortgage-2	37	139.35
	38	139.35
	39	139.35
	40	139.35
	41	139.35
	42	139.35
	43	139.35
	44	139.35
Land Area to Mortgage-1	20	139.35
	21	139.35
	22	206.01
Total	-	1599.55

Mortgage Area Details

Name	Mortgage Area	
	Reqd	Prop
Land Area to Mortgage	1422.01	1599.55

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.

Sy. No.	Proposed Extent Ac-Cts
246-1	0.75
246-8	0.03
247-2	3.39
TOTAL	4.17

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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