

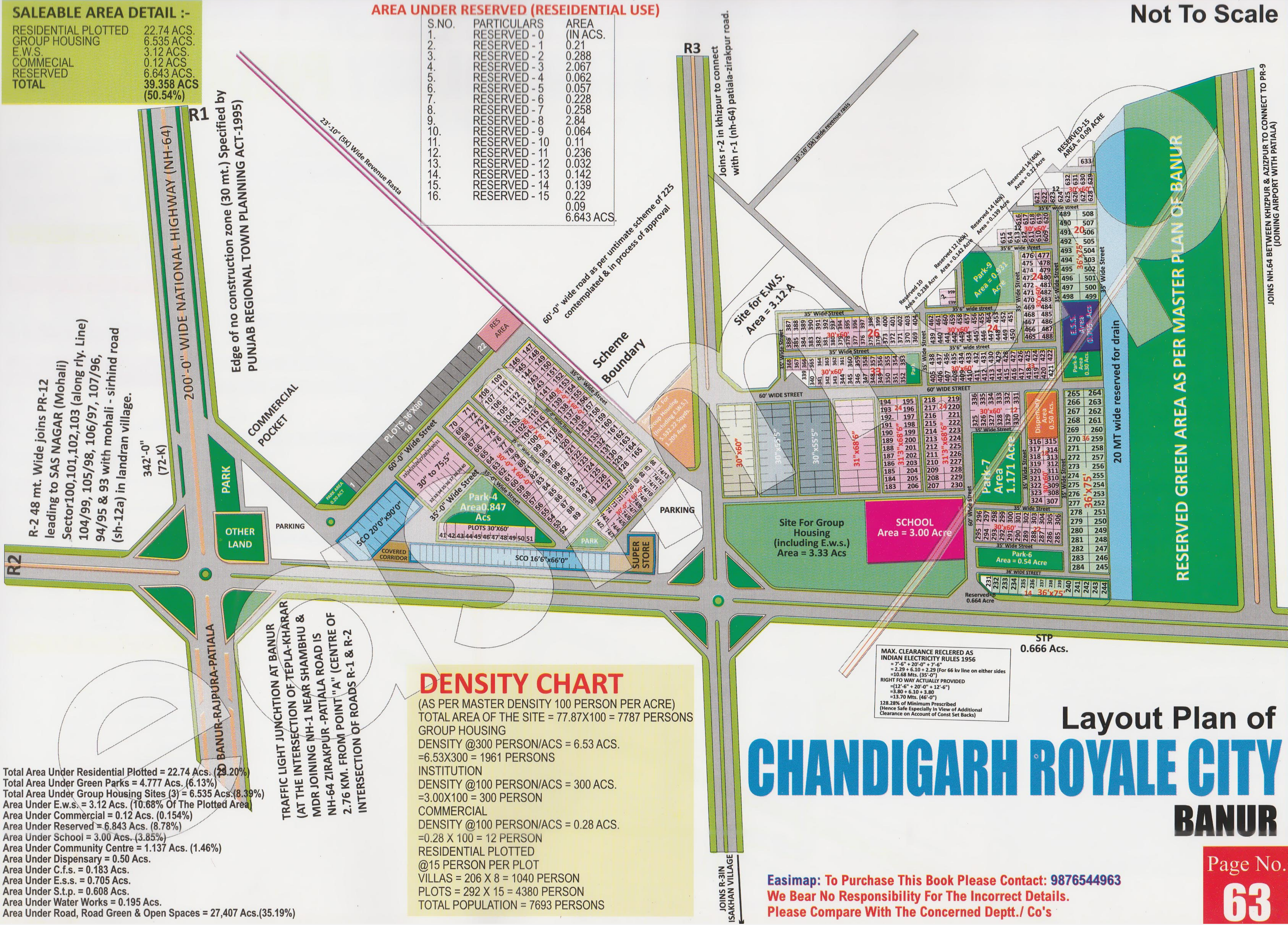
SALEABLE AREA DETAIL :-

RESIDENTIAL PLOTTED	22.74 ACS.
GROUP HOUSING	6.535 ACS.
E.W.S.	3.12 ACS.
COMMERCIAL	0.12 ACS.
RESERVED	6.643 ACS.
TOTAL	39.358 ACS (50.54%)

AREA UNDER RESERVED (RESEIDENTIAL USE)

S.NO.	PARTICULARS	AREA (IN ACS.)
1.	RESERVED - 0	0.21
2.	RESERVED - 1	0.288
3.	RESERVED - 2	2.067
4.	RESERVED - 3	0.062
5.	RESERVED - 4	0.057
6.	RESERVED - 5	0.228
7.	RESERVED - 6	0.258
8.	RESERVED - 7	2.84
9.	RESERVED - 8	0.064
10.	RESERVED - 9	0.11
11.	RESERVED - 10	0.236
12.	RESERVED - 11	0.032
13.	RESERVED - 12	0.142
14.	RESERVED - 13	0.139
15.	RESERVED - 14	0.22
16.	RESERVED - 15	0.09
		6.643 ACS.

Not To Scale



Total Area Under Residential Plotted = 22.74 Acs. (57.20%)
Total Area Under Green Parks = 4.777 Acs. (12.13%)
Total Area Under Group Housing Sites (3) = 6.535 Acs. (16.39%)
Area Under E.w.s. = 3.12 Acs. (7.88%) Of The Plotted Area
Area Under Commercial = 0.12 Acs. (0.31%)
Area Under Reserved = 6.643 Acs. (16.78%)
Area Under School = 3.00 Acs. (7.55%)
Area Under Community Centre = 1.137 Acs. (2.89%)
Area Under Dispensary = 0.50 Acs. (1.25%)
Area Under C.f.s. = 0.183 Acs. (0.46%)
Area Under E.s.s. = 0.705 Acs. (1.77%)
Area Under S.t.p. = 0.608 Acs. (1.54%)
Area Under Water Works = 0.195 Acs. (0.49%)
Area Under Road, Road Green & Open Spaces = 27,407 Acs.(69.51%)

TRAFFIC LIGHT JUNCTION AT BANUR
(AT THE INTERSECTION OF TEPLA-KHARAR
MDR JOINING NH-1 NEAR SHAMBHU &
NH-64 ZIRAKPUR -PATIALA ROAD IS
2.76 KM. FROM POINT "A" (CENTRE OF
INTERSECTION OF ROADS R-1 & R-2

DENSITY CHART

(AS PER MASTER DENSITY 100 PERSON PER ACRE)
TOTAL AREA OF THE SITE = 77.87X100 = 7787 PERSONS
GROUP HOUSING
DENSITY @300 PERSON/ACS = 6.53 ACS.
=6.53X300 = 1961 PERSONS
INSTITUTION
DENSITY @100 PERSON/ACS = 300 ACS.
=3.00X100 = 300 PERSON
COMMERCIAL
DENSITY @100 PERSON/ACS = 0.28 ACS.
=0.28 X 100 = 12 PERSON
RESIDENTIAL PLOTTED
@15 PERSON PER PLOT
VILLAS = 206 X 8 = 1040 PERSON
PLOTS = 292 X 15 = 4380 PERSON
TOTAL POPULATION = 7693 PERSONS

MAX. CLEARANCE RECLERED AS
INDIAN ELECTRICITY RULES 1956
= 7'-6" + 20'-0" + 7'-6"
= 2.29 + 6.10 + 2.29 (For 66 kv line on either sides
=10.68 Mts. (35'-0")
RIGHT FO WAY ACTUALLY PROVIDED
=(12'-6" + 20'-0" + 12'-6")
=3.80 + 6.10 + 3.80
=13.70 Mts. (46'-0")
128.28% of Minimum Prescribed
(Hence Safe Especially In View of Additional
Clearance on Account of Const Set Backs)

Layout Plan of
CHANDIGARH ROYALE CITY
BANUR

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Reference layout, not authority verification; confirm current details with the relevant authority.