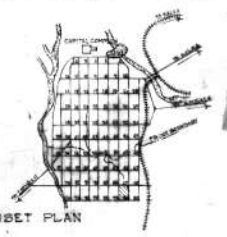
YUVEDH ESTATE +91-9888013822

S.A.S. NAGAR
SECTOR 12 - 80



LEGEND

RESIDENTIAL	PUBLIC BUILDINGS
MULTISTOREYED FLATS	HIGH TENSION LINE
EXISTING VILLAGE	ROAD/OPEN SPACES
COMMERCIAL	RESERVED
EDUCATIONAL	RESERVED FOR SCHOOL

DETAIL OF AREAS

	AREA IN ACRES	PLANS
AREA OF SECTOR WITHIN CENTRAL LINES OF SECTOR ROADS ON NORTH-EAST, SOUTH WEST AND COMPLETE SECTOR ROAD ON SOUTH-EAST	249.44	
ENCROACHED AREA OF VILLAGE MAULI BAIDWAN AND 45-0" STRIP OF SECTOR ROAD ON SOUTH EAST SIDE (19.83.85)	17.85	
BALANCE ACQUIRED AREA (74-00)	127.73	
AREA PROPOSED TO BE ACQUIRED		
(i) 200-0" STRIP OF VILLAGE LAND WITHIN SECTOR ALONG SECTOR ROAD ON NORTH-EAST SIDE	6.43	
(ii) AREA OF VILLAGE LAND UNDER PERIPHERAL SECTOR ROAD ON SOUTH EAST SIDE	6.00	19.28
(iii) AREA OF 45-0 STRIP OF LAND OF SECTOR ROAD ON SOUTH EAST SIDE	3.80	
TOTAL PLANNED AREA (336)	330.80	330.80
LESS UNDER PROPOSED ROADS	38.80	38.80
AREA OF 200-0 WIDE STRIP OF LAND ALONG SECTOR ROAD ON SOUTH-EAST SIDE EARMARKED FOR FUTURE PLANNING	46.60	46.60
NET PLANNED AREA (291-6-11)	291.09	
AREA RESERVED FOR RESIDENTIAL PLOTS	71.85	71.85
AREA UNDER RESIDENTIAL ROADS	17.08	17.08
" " " MULTI STOREYED FLATS	10.93	10.93
" " " COMMERCIAL	7.12	7.12
" " " PUBLIC BUILDINGS	9.63	9.63
" " " EDUCATIONAL	5.28	5.28
" " " TUBEWELL	1.50	4.10
" " " E.C.S.	18.65	18.65
RESERVED		
ROAD/OPEN SPACES		
TOTAL	291.09	330.80

SCHEDULE OF PLOTS

S.NO.	CATEGORY	SIZE	AREA OF PLOT	NO. OF PLOTS
1	1 KANAL	90-0X50-0	500-00 SQ.YDS	90
2	10 MARLA	90-0X75-0	300-00 "	147
3	10 "	90-0X75-0	250-00 "	266
4	8 "	90-0X60-0	200-00 "	174
5	6 "	72-0X60-0	150-00 "	252
6	5 "	72-0X50-0	125-00 "	176
			TOTAL	1099

DETAIL OF RADIUS ON ROAD JUNCTIONS

JUNCTION OF ROADS	RADIUS
100'-150'	50' R
100'-150'	50' R
100'-90'	50' R
100'-45'	50' R
90'-90'	50' R
90'-60'	50' R
90'-45'	50' R
60'-60'	50' R
60'-45'	50' R
45'-45'	50' R

- ALL CORNER PLOTS MARKED (K) SHALL HAVE 50' RADIUS.
- SECONDARY USES OF PUBLIC BUILDINGS, EDUCATIONAL, MULTI STOREYED, SPECIFIED SECTORS, ANOTHER THE LOCAL FUNCTIONS SHALL BE

NOTES

- ALL MEASUREMENTS ARE TO BE EXACT AND SHOULD BE CHECKED AT SITE.
- ALL DIMENSIONS ARE TO BE TAKEN FROM THE CENTRE LINE OF CROSS ROADS UNLESS ARE SHOWN IN CASE OF PLOTS.
- DETAIL OF SHOPPING WILL BE SUPPLIED LATER ON.
- BUILDING LINE OF LARGE PAVED SHALL BE MEASURED FROM ROAD.
- THIS DRAWING HAS BEEN APPROVED IN THE 97 SECTOR & DIVISION COMMITTEE MEETING HELD ON 19-6-2002 SUBJECT TO SOME OBSERVATIONS WHICH HAVE BEEN DULY INCORPORATED IN THE PLAN AND THEREAFTER THE SAME HAS BEEN APPROVED BY GMADA VIDE ENDST. NO. 1710 DATED 23-10-2002 AND CONVEYED ON 8TH PLOTS WIDE LETTER NO. PUDA/T.P.W.-02/2002 DATED 23-10-2002.
- SITE MEASURING AREA 4.96 ACS. HAS BEEN ALLOTTED FOR 220 KV GRID STATION (NO PERMIT REQUIRED) VIDE LETTER NO. 7693/SE DATED 26.9.02 AND APPROVED BY CHIEF TOWN PLANNER, TO VIDE LETTER NO. 4746 CTP/PLG-114 DATED 8.8.02.
- 52 NOS. OF 2 MARLA PLOTS HAS BEEN MARKED ON SITE RESULTING 4.94 ACS. LAND MEASURING 31 KANALS AND 5 MARLAS HAS BEEN ALLOTTED BY CLP (N) VIDE LETTER NO. 6M/CLP (N)/2002/1/1 DATED 30.7.02.
- Bathinda Sub (Area 3.00 Acs) has been allotted to New Navodaya Vidyalaya Vide Endst. No. GMADA/Edn(Navo)/2001 dt. 8.7.02.
- Public building site has been allotted to police station vide endst no. Comm/Secy(Govt)/02 dated 30.7.02.
- 4 Plots site measuring Area 2.83 Acs has been allotted to the Golden Tone co-operative house building society vide Endst. No. GMADA (Admn)/2002/1489 dt. 19.9.02
- Site for industrial steelworks construction Ltd. has been allotted vide Memo letter no. GMADA (Admn)/2002/3263 dt. 15.10.02.

SCALE: 1 INCH = 400 FEET

LAY-OUT-CUM-DEMARCATION PLAN.

OFFICE OF THE
DISTRICT TOWN PLANNER, S.A.S. NAGAR

EXAMINED BY STP (S.A.S. NAGAR) (365)/2003 DATED 19.10.2003
DRAWN BY Manjeet Singh CHECKED BY

TOWN PLANNING OFFICER | S.D.O. | ASST. DIST. TOWN PLANNER | DISTRICT TOWN PLANNER

SECTOR 79 — 100'-0" WIDE SECTOR ROAD — SECTOR 80 — 200'-0" WIDE SECTOR ROAD — 200'-0" WIDE ROAD RESERVED FOR FUTURE PLANNING (AREA TO BE ACQUIRED 46.60 ACRES) — 2490'-0" / 2640'-0" — patiala ki rao — 100'-0" WIDE SECTOR ROAD

RESERVED — REGIONAL — COMMERCIAL — PARK (AREA 7-00 ACS) — SCHOOL — site for the Golden Tone co-op. house building society Mohali. 2 (Area 2.88 Acs) — MAULI BAIDWAN (AREA 74-00 ACRES) — M.S. PLOTS — R. SCHOOL — PUBLIC BUILDINGS — SITE FOR E.G.S. 220 KV AREA 4.39 ACRE — COMMERCIAL — PARK — COMMERCIAL — COMMERCIAL — SCHOOL — PUBLIC BUILDINGS — RESERVED FOR REGIONAL PARK AREA 6.82 (K)