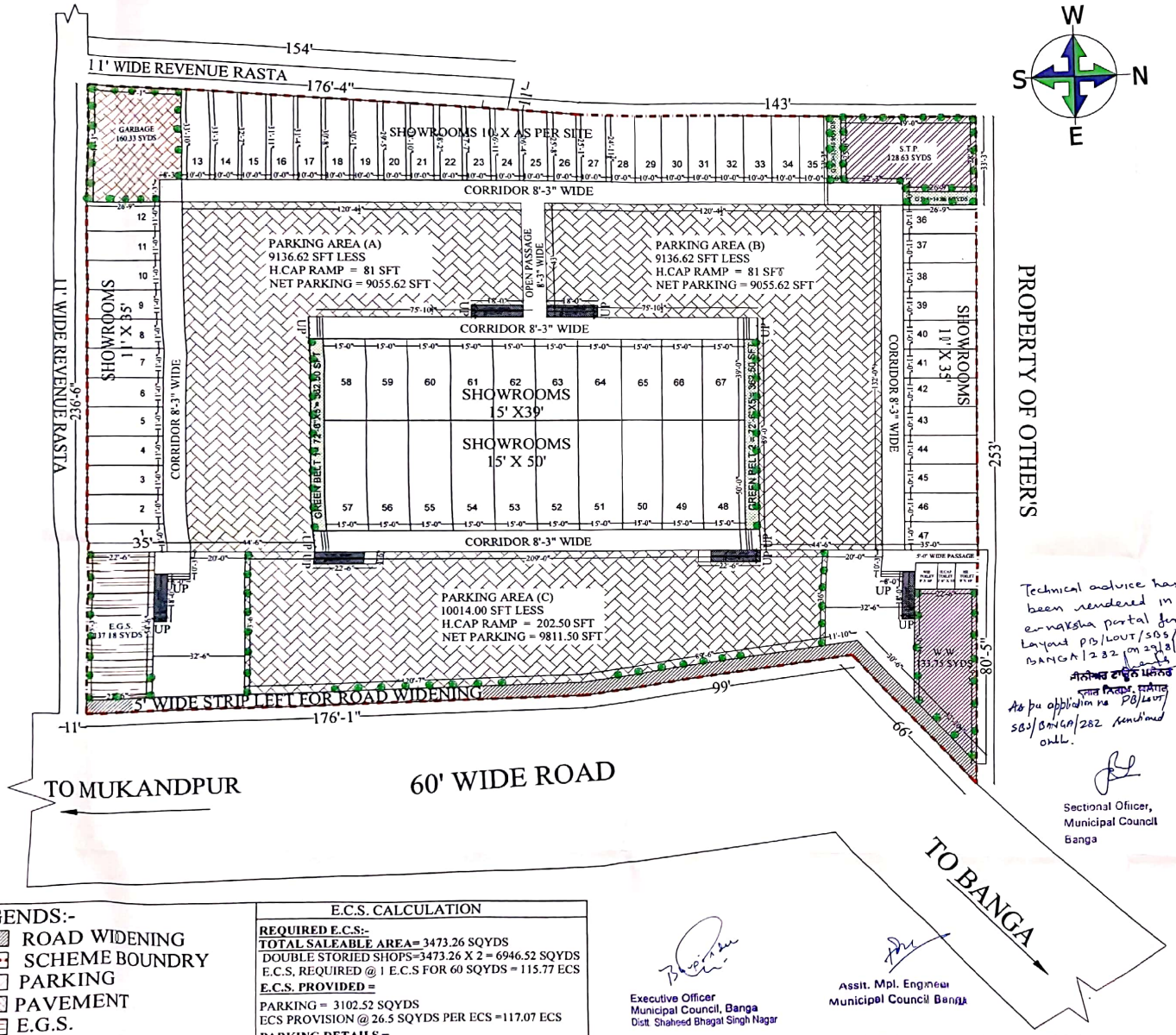


LAYOUT PLAN OF PROPOSED COMMERCIAL COLONY "MAXON PLAZA" AT BANGA, H.B. NO. 82, TEHSIL BANGA AND DISTT. SAHEED BHAGAT SINGH NAGAR.
BELONGING TO:-
LEADER INFRASTRUCTURES PVT. LTD.

AREA DETAIL:-

TOTAL AREA OF SITE:- 13 KANAL - 2 MARLA
OR 71329.50 SFT
AREA LEFT FOR ROAD WIDENING = 1705 SFT
NET AREA UNDER SITE:- 69624.50 SFT OR 7736.05 SYDS

SALEABLE AREA DETAIL

S.NO.	SHOP NO.	SIZE OF SHOP	AREA OF SHOP (SYDS.)	NO. OF SHOPS	TOTAL AREA
1	1-12	11'-0" X 35'-0"	42.77	12	513.24
2	13	10'-0" XAS PER SITE	48.38	1	48.38
3	14	10'-0" XAS PER SITE	47.68	1	47.68
4	15	10'-0" XAS PER SITE	46.94	1	46.94
5	16	10'-0" XAS PER SITE	46.25	1	46.25
6	17	10'-0" XAS PER SITE	45.55	1	45.55
7	18	10'-0" XAS PER SITE	44.86	1	44.86
8	19	10'-0" XAS PER SITE	44.16	1	44.16
9	20	10'-0" XAS PER SITE	43.47	1	43.47
10	21	10'-0" XAS PER SITE	42.77	1	42.77
11	22	10'-0" XAS PER SITE	42.08	1	42.08
12	23	10'-0" XAS PER SITE	41.38	1	41.38
13	24	10'-0" XAS PER SITE	40.69	1	40.69
14	25	10'-0" XAS PER SITE	40.00	1	39.999
15	26	10'-0" XAS PER SITE	39.30	1	39.3
16	27	10'-0" XAS PER SITE	38.93	1	38.93
17	28-35	10'-0" X 35'-0"	38.88	8	311.04
18	36-47	11'-0" X 35'-0"	42.77	12	513.24
19	48-57	15'-0" X 50'-0"	83.33	10	833.3
20	58-67	15'-0" X 39'-0"	65.00	10	650
		TOTAL		67	3473.26
					44.90%

NON-SALEABLE AREA DETAIL

S.NO.	DESCRIPTION	AREA (SYDS.)	%AGE
1	E.G.S	137.18	1.77%
2	S.T.P.	128.63	1.66%
3	GARBAGE	160.33	2.07%
4	WATER WORKS	133.75	1.73%
4	GREEN BELTS G.B.1 = 40.27 + G.B.2 = 40.27 + G.B.3 = 13.88 + G.B.4 = 14.86	109.28	1.41%
5	AREA UNDER TOILETS	37.5	0.48%
6	PARKING AREA	3102.52	40.10%
7	CIRCULATION/OPEN SPACES/COMMON AREAS	453.61	5.86%
	TOTAL	4262.80	55.10%

Technical advice has been rendered in e-naksha portal for Layout PB/LOUT/SDS/BANGA/282 on 29/8/23
As per application no PB/LOUT/SDS/BANGA/282 sanctioned ondd.

Sectional Officer,
Municipal Council
Banga

LEGENDS:-
- ROAD WIDENING
- SCHEME BOUNDRY
- PARKING
- PAVEMENT
- E.G.S.
- GARBAGE COLLECTION
- S.T.P.
- WATER WORKS

E.C.S. CALCULATION

REQUIRED E.C.S:-
TOTAL SALEABLE AREA= 3473.26 SQYDS
DOUBLE STORIED SHOPS=3473.26 X 2 = 6946.52 SQYDS
E.C.S. REQUIRED @ 1 E.C.S FOR 60 SQYDS = 115.77 ECS
E.C.S. PROVIDED =
PARKING = 3102.52 SQYDS
ECS PROVISION @ 26.5 SQYDS PER ECS =117.07 ECS
PARKING DETAILS =
PARKING - A = 9055.62 SQFT
PARKING - B = 9055.62 SQFT
PARKING - C = 9811.50 SQFT
TOTAL PARKING = 27922.74 SQFT OR 3102.52 SQYDS

Executive Officer
Municipal Council, Banga
Distt. Shaheed Bhagat Singh Nagar

Assit. Mpl. Engineer
Municipal Council Banga

TREES REQD. = 1 TREE/80 SQM SITE AREA = 6468.27/80 = 81 NO.
TREES PROVIDED = 81 NO.

DWG. NO.:- MAXON/BAN-01 | DATE:- 15-07-2023

ARCHITECT:-

RAJINDERA ASSOCIATES
SAHOTA COMPLEX,
GARHA ROAD
NEAR BUS STAND
JALANDHAR

D:\SRTAMP.JPG

Scanned with OKEN Scanner