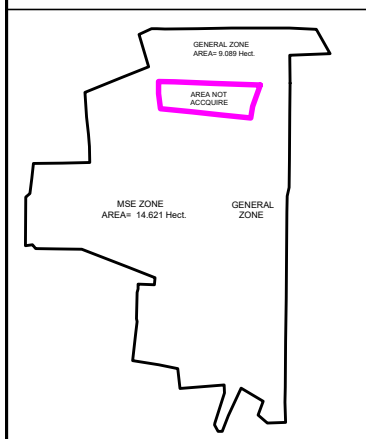


# SHRINAGAR

N



**CLEAR VACANT PLOTS**



NOTE :- THIS DRAWING HAS BEEN PREPARED ONLY FOR DISPLAY PURPOSE.  
FOR ANY DETAIL, PLEASE SEE ORIGINAL APPROVED DRAWING OF INDUSTRIAL AREA SHRINAGAR.

## SHRINAGAR, TODARAISING

### SCHEDULE OF PLOTS

| TYPE               | SIZE          | AREA IN | SET BACKS |       |        |              |
|--------------------|---------------|---------|-----------|-------|--------|--------------|
|                    | IN METERS     | Sq.Mt.  | NOS.      | FRONT | SIDE I | SIDE II REAR |
| G                  | 30.00 X 50.00 | 1500    | 39        | 05.00 | 3.00   | -- 2.50      |
| TOTAL NOS OF PLOTS |               |         | 39        |       |        |              |

### SCHEDULE OF PLOTS FOR MSE ZONE

|                                                   |               |     |     |       |      |    |      |
|---------------------------------------------------|---------------|-----|-----|-------|------|----|------|
| H                                                 | 20.00 X 35.00 | 700 | 67  | 03.00 | 3.00 | -- | 1.20 |
| H1                                                | 20.00 X 25.00 | 500 | 40  | 03.00 | 3.00 | -- | 1.20 |
| J                                                 | 12.50 X 20.00 | 250 | 20  | 03.00 | 1.50 | -- | 1.20 |
| TOTAL NOS OF PLOTS                                |               |     | 127 |       |      |    |      |
| TOTAL NOS OF PLOTS 39 (GENERAL) + 127 (MSE) = 166 |               |     |     |       |      |    |      |

### LAND USE

|                                 |              |          |
|---------------------------------|--------------|----------|
| TOTAL SCHEME AREA AS PER SURVEY | 24.750 Hect. |          |
| AREA NOT ACCQUIRE               | 1.040 Hect.  |          |
| TOTAL AREA FOR PLANNING         | 23.710 Hect. | 100.00 % |
| AREA UNDER IND. PLOTS           | 13.830 Hect. | 58.33 %  |
| AREA UNDER COMM.                | 0.466 Hect.  | 01.97 %  |
| AREA UNDER SERVICES             | 1.188 Hect.  | 05.01 %  |
| AREA UNDER OPEN                 | 1.425 Hect.  | 06.01 %  |
| AREA UNDER ROAD                 | 6.801 Hect.  | 28.68 %  |

### TOTAL SALEABLE AREA IN GENERAL ZONE

|                             |             |
|-----------------------------|-------------|
| TOTAL AREA OF GENERAL ZONE  | 9.089 Hect. |
| AREA UNDER INDUSTRIAL PLOTS | 5.943 Hect. |

### TOTAL SALEABLE AREA IN MSE ZONE

|                             |              |
|-----------------------------|--------------|
| TOTAL AREA OF MSE ZONE      | 14.621 Hect. |
| AREA UNDER INDUSTRIAL PLOTS | 7.886 Hect.  |

### NOTES:

1. THIS LAYOUT PLAN HAS BEEN PREPARED ON SURVEY OF LAND AND INFORMATION PROVIDED BY UNIT OFFICE.
2. UNIT OFFICE SHALL CHECK ALL THE INPUTS GIVEN IN THE SURVEY PLAN, IF THERE IS ANY VARIATION WITH RESPECT TO GROUND SITUATION, SAME MAY BE INFORMED TO HEAD OFFICE FOR NECESSARY AMENDMENTS.
3. ALLOTMENT OF PLOTS MAY BE DONE AFTER DEMARCATION OF LAND AT SITE. IF THERE IS ANY VARIATION, SAME MAY BE INFORMED TO HO FOR NECESSARY AMENDMENT.
4. ALL THE L. T. ELECTRIC LINES NOT IN THE ROAD ALIGNMENT SHALL BE SHIFTED. FOR H.T. ELECTRIC LINES (IF ANY), THE ELECTRICITY RULES SHALL BE FOLLOWED.
5. USE OF OPEN AREA (RAIN WATER HARVESTING AREA) AND SERVICES LAND MARKED IN THE LAYOUT SHALL BE UTILIZED AS PER TECHNICAL REQUIREMENT AND ITS SUITABILITY. ANY MODIFICATION REQUIRED ON ACCOUNT OF TECHNICAL REQUIREMENT SHALL BE DONE APPROPRIATELY.
6. UNIT OFFICE MAY TAKE APPROPRIATE ACTION FOR RESERVATION OF CONTIGUOUS 10 PLOTS OF 500 SQM EACH (IN PLACE OF 5 NOS. OF 1000 SQM EACH) FOR UNITS INVOLVED IN RECOVERY AND RECYCLING FACILITY AND CONTIGUOUS 2 PLOTS OF 500 SQM EACH FOR UNITS INVOLVED IN E-WASTE DISMANTLING AND RECYCLING FACILITIES AS PER RULES.
7. BUILDING PARAMETER FOR NON-INDUSTRIAL PLOTS SHALL BE APPLICABLE AS PER RIICO BUILDING REGULATIONS-2018.
8. UNIT OFFICE TO SUBMIT THE DEMARCATION PLAN FOR FINAL APPROVAL OF COMPETENT AUTHORITY.
10. THIS DRAWING HAS BEEN APPROVED BY THE COMMITTEE IN THE MEETING HEADED BY MD, HELD ON DATED 03.09.2021.

| GENERAL SCHEDULE OF PLOTS |              |                |
|---------------------------|--------------|----------------|
| TYPE                      | SIZE         | AREA (IN SQM.) |
| B                         | 80.00X100.00 | 8000.00        |
| C                         | 60.00X100.00 | 6000.00        |
| D                         | 50.00X100.00 | 5000.00        |
| E                         | 50.00X80.00  | 4000.00        |
| E1                        | 40.00X75.00  | 3000.00        |
| F                         | 30.00X65.00  | 2000.00        |
| G                         | 30.00X50.00  | 1500.00        |
| G1                        | 25.00X40.00  | 1000.00        |
| H1                        | 20.00X25.00  | 500.00         |
| J                         | 12.50X20.00  | 250.00         |

### TENTATIVE LAYOUT PLAN OF INDUSTRIAL AREA SHRINAGAR, TODARAISING DISTT. TONK

SCALE 1 CM = 20.0 Mt Drg.No. IPI/1727/2021, DT 10.09.2021

DEALT BY

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SR. TOWN PLANNER



# RIICO