

# MATHASULA

## SCHEDULE OF INDUSTRIAL PLOTS

TYPE	S I Z E	AREA (IN SQM.)	NOS.	SET BACKS			
				FRONT	SIDE I	SIDE II	REAR
SP	AS PER SITE	19800 19570.72	02	7.50	4.50	4.50	4.50
C	AS PER SITE	ABOUT 6000	02	6.00	4.50	4.50	4.50
E	50.00X80.00	4000	11	6.00	4.50	4.50	4.50
F	30.00X65.00	2000	29	5.00	3.00	3.00	3.00
G	30.00X50.00	1500	36	5.00	3.00	-	2.50
G1	25.00X40.00	1000	79	3.00	3.00	-	1.20
H	20.00X35.00	700	13	3.00	3.00	-	1.20
H1	20.00X25.00	500	07	3.00	3.00	-	1.20
J	12.50X20.00	250	33	3.00	1.50	-	1.20
TOTAL NOS. OF PLOTS			212				

## SCHEDULE OF SHOPS

TYPE	S I Z E	AREA (IN HECT.)	NOS.	SET BACKS			
				FRONT	SIDE I	SIDE II	REAR
S	3.00X7.50	22.50	66	FOR DETAIL REF. DRG. NO. IPI/466/86 DT. 28.04.86			

## LAND USE

PARTICULARS	AREA (IN HECTARE)	%AGE
TOTAL AREA UNDER SCHEME (AS PER REVENUE RECORD)	75.00	
LAND UNDER SCHEME (AS PER PHYSICAL SURVEY)	75.00	
AREA UNDER SCHEME IN PHASE-I st.	49.756	100
AREA UNDER INDUSTRIAL PLOTS	31.732	63.78
AREA UNDER COMMERCIAL	1.315	2.64
AREA UNDER SERVICES	2.706	5.44
AREA UNDER OPEN	2.299	4.62
AREA UNDER ROAD	11.704	23.52

## REVISED LAY OUT PLAN OF INDUSTRIAL AREA MATHASULA DISTT. JAIPUR

SCALE : 1 cm. = 40.00 mtr.	DRG. NO.	IPI/1875/2023 DATE: 03.01.2023
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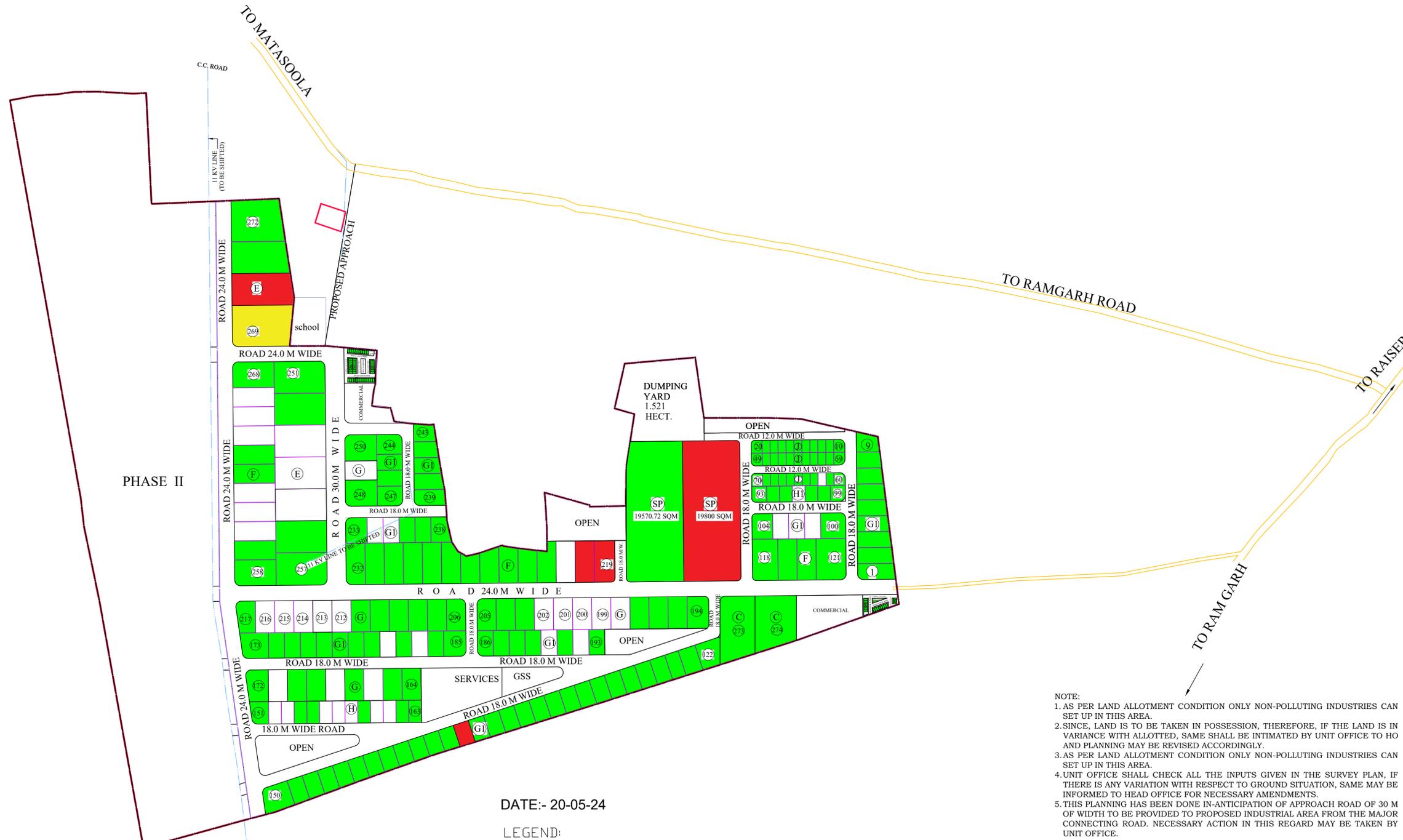
(VISHAL MATHUR)  
PLANNING ASSISTANT

(VIKAS RAJ JAIN)  
DY. TOWN PLANNER

(SANJAY M. WAGHMARE)  
SR. TOWN PLANNER



# RIICO



PHASE II

DATE:- 20-05-24

LEGEND:

- SCHEME BOUNDARY
- CLEAR VACANT PLOTS
- PLOTS UNDER TEMPORARY ENCROACHMENT
- PLOT UNDER ENCROACHMENT/ DISPUTE/ COURT CASE

NOTE:

1. AS PER LAND ALLOTMENT CONDITION ONLY NON-POLLUTING INDUSTRIES CAN SET UP IN THIS AREA.
2. SINCE, LAND IS TO BE TAKEN IN POSSESSION, THEREFORE, IF THE LAND IS IN VARIANCE WITH ALLOTTED, SAME SHALL BE INTIMATED BY UNIT OFFICE TO HO AND PLANNING MAY BE REVISED ACCORDINGLY.
3. AS PER LAND ALLOTMENT CONDITION ONLY NON-POLLUTING INDUSTRIES CAN SET UP IN THIS AREA.
4. 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.
5. THIS PLANNING HAS BEEN DONE IN-ANTICIPATION OF APPROACH ROAD OF 30 M OF WIDTH TO BE PROVIDED TO PROPOSED INDUSTRIAL AREA FROM THE MAJOR CONNECTING ROAD. NECESSARY ACTION IN THIS REGARD MAY BE TAKEN BY UNIT OFFICE.
6. 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.
7. 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.
8. 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.
9. UNIT OFFICE MAY TAKE APPROPRIATE ACTION FOR RESERVATION OF CONTIGUOUS 5 PLOTS 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.
10. BUILDING PARAMETER FOR NON-INDUSTRIAL PLOTS SHALL BE APPLICABLE AS PER RIICO BUILDING REGULATIONS-2021.
11. UNIT OFFICE TO SUBMIT THE DEMARCATION PLAN FOR FINAL APPROVAL OF COMPETENT AUTHORITY.
12. THIS DRAWING HAS BEEN SUPERCEDED OF EARLIER APPROVED DRG. NO. IPI/1754/2021 DT. 11.11.2021
13. THIS DRAWING HAS BEEN APPROVED BY THE COMMITTEE HEADED BY MD IN MEETING HELD ON DATED 13.12.2022