

REVISED LAYOUT PLAN FOR
SUPER MEGA MIXED USE INTEGRATED
INDUSTRIAL PARK PROJECT OF JANTA
LAND PROMOTERS PVT. LTD AT
SECTOR 66A, 82 & 83
SAS NAGAR

PROMOTERS:-
JANTA LAND PROMOTERS LTD
CORP. OFFICE: S.C.O. 39-42, SECTOR-82, S.A.S NAGAR

SEC-82A

SEC-83A

TITLE:- REVISED LAYOUT PLAN
Part 3 Sector - 83

ARCHITECT:-
For JANTA LAND PROMOTERS LTD
For JANTA LAND PROMOTERS LTD
For JANTA LAND PROMOTERS LTD
OWNER:-
For JANTA LAND PROMOTERS PVT. LTD.
AUTHORISED SIGNATORY
AUTHORISED SIGNATORY
AUTHORISED SIGNATORY
SCALE:- N.T.S. DATE:- 08.08.2023
DRAWING NO. - DC/PL/PL/17153
ORIENTATION
DEALT BY:- A. SAKSHI SAINI

DHAM CONSULTANTS
ARCHITECT & PLANNERS,
PLOT No.- 1253, SECTOR-82,
S.A.S NAGAR (MOHALI)
PHONE NO. 2970917

H) PARKS IN Part 3 Sector 83 = 4.30 Acres ---H3

S. NO	PARK DETAILS	NO.	AREA IN SQ. YDS
1	PARK 16	1	260.49
2	PARK 17	1	20561.76
	TOTAL	2	20822.25
	IN ACRES		4.30

I) RESERVED AREAS IN Part 3 Sector 83

S.NO.	RESERVED AREA	NO.	AREA IN SQ. YDS
1	R.A.9	1	914.43
	TOTAL	1	914.43
	IN ACRES		0.19

RESERVED AREAS IN Part 3 Sector 83 = 0.19 acres ---I3
J) Area provided under SITE FOR S.T.P in Part 3 Sector 83 = 0 ---J3

A) COMMERCIAL PROVIDED :-
TOTAL COMMERCIAL IN Part 3 Sector 83 = 0 ---A3

B) INDUSTRIAL PLOT IN Part 3 Sector 83 IS AS PER LIST ATTACHED ALONGSIDE

S.NO.	PLOT NO	NO. OF PLOTS	AREA IN/UNIT SQ.YDS.	AREA UNDER SUPER MEGA INDUSTRIAL PROJECT	AREA UNDER MEGA INDUSTRIAL PROJECT	TOTAL PLOT AREA	REMARKS	F.A.R. Achieved (in sq ft)	F.A.R.
1	1287	1	510.00	510.00	510.00	510.00	CLEAR PLOTS	2	9180
2	1288	1	510.00	510.00	510.00	510.00	CLEAR PLOT	2	9180
3	1289	1	510.00	510.00	510.00	510.00	CLEAR PLOT	2	9180
4	5011	1	571.05	571.05	571.05	571.05	NOT TO BE SOLD	2	10278.9
5	5012	1	1753.23	1753.23	1753.23	1753.23	NOT TO BE SOLD	2	31558.14
6	5015	1	3025.39	3025.39	3025.39	3025.39	NOT TO BE SOLD	2	54457.02
	TOTAL	6				6879.67			123884.06
			IN ACRES	1.42					

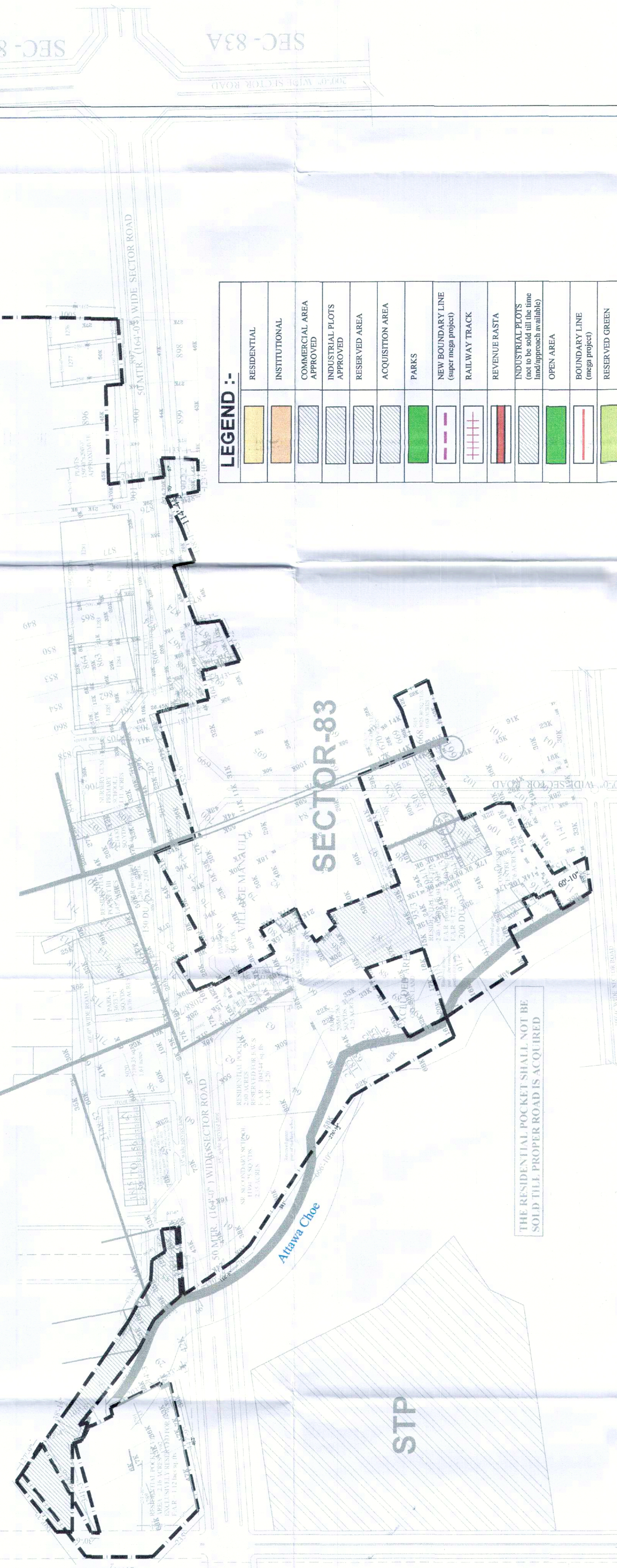
6 No. of INDUSTRIAL PLOTS IN Part 3 Sector 83 = 1.42 acres ---B3

C) ADDITIONAL ACTIVITIES ALLOWED AS PER SUPER MEGA POLICY
(30% of the Industrial Area)
• SR. SEC. SCHOOL = 11394.75 sq. yds (2.35 ACRES)
• NR. CUM PRIMARY SCHOOL III = 0.82 ACRES
• COMMUNITY CENTRE = 2.76 ACRES
TOTAL AREA PROVIDED UNDER INSTITUTIONAL IN Part 3 Sector - 83 = 5.93 ACRES ---C3

G) RESIDENTIAL COMPONENT :-

Sr.No	RESIDENTIAL COMPONENT	AREA (in Acres)	FAR Provided (in sq ft)
1	RESIDENTIAL POCKET IV (not to be sold till proper approach is acquired)	3.33	250000
2	RESIDENTIAL POCKET VI (exclusively reserved for E.W.S)	2	104000
	Total	5.33	354000

TOTAL RESIDENTIAL IN Part 3 Sector 83 = 5.33 acres ---G3



LEGEND :-

[Yellow Box]	RESIDENTIAL
[Orange Box]	INSTITUTIONAL
[Blue Box]	COMMERCIAL AREA APPROVED
[Green Box]	INDUSTRIAL PLOTS APPROVED
[Red Box]	RESERVED AREA
[Purple Box]	ACQUISITION AREA
[Pink Box]	PARKS
[Light Blue Box]	NEW BOUNDARY LINE (super mega project)
[Light Green Box]	RAILWAY TRACK
[Light Yellow Box]	REVENUE RASTA
[Light Purple Box]	INDUSTRIAL PLOTS (not to be sold till the time land/approach available)
[Light Blue Box]	OPEN AREA
[Light Green Box]	BOUNDARY LINE (mega project)
[Light Yellow Box]	RESERVED GREEN
[Light Purple Box]	AREA INCLUDED IN MEGA PROJECT BUT NOT TO BE SOLD
[Light Blue Box]	NOT TO BE SOLD INDUSTRIAL PLOTS (RESERVED INDUSTRIAL PLOTS)
[Light Green Box]	AREA INCLUDED FROM THE OVERALL PROJECT SITE + 1.92 ACRES
[Light Yellow Box]	INDUSTRIAL PLOTS
[Light Purple Box]	COMMERCIAL
[Light Blue Box]	COMMERCIAL



APPROVED: 88/16/2014-10-20-2014
Vide Letter No. 88/16/2014-10-20-2014
Senior Town Planner
S.A.S. Nagar

FOR CALCULATIONS PURPOSE ONLY
Vide Letter No. 88/16/2014-10-20-2014
Senior Town Planner
S.A.S. Nagar

NOTE:
Although due care has been taken in approving the Layout Plan as per Technical Norms and Title of Land but this approval is not providing any right to the promoter to violate the rules/ guidelines of this department or any other department and also not provide any right for any illegal sale/ construction/ development. In case any violation found at any stage, promoter shall be liable to get the layout revised accordingly immediately.

The Area in dim colour shown on the plan has already been approved earlier. Only highlighted coloured portion is been approved now.