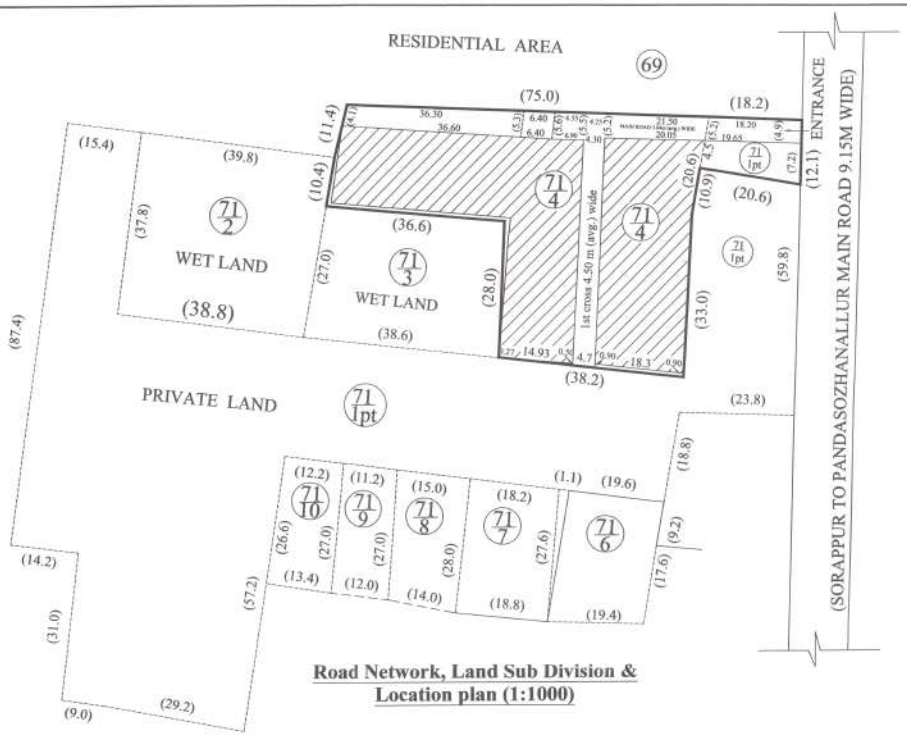
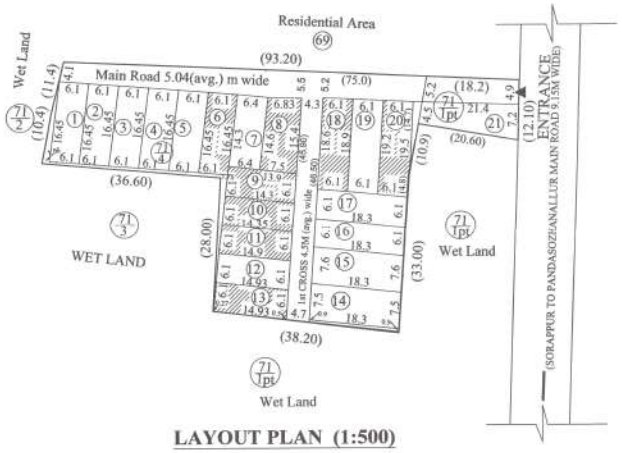


Road Network, Land Sub Division & Location plan (1:1000)



LAYOUT PLAN (1:500)

Details of Plot Area			
Sl. No.	Plot No.	Area Sq.m.	Area Sq.ft.
1	1	100.35	1080
2	2	100.35	1080
3	3	100.35	1080
4	4	100.35	1080
5	5	100.35	1080
6	6	100.35	1080
7	7	92.48	995
8	8	107.49	1157
9	9	86.01	925
10	10	87.38	940
11	11	89.21	960
12	12	90.98	979
13	13	91.07	980
14	14	137.25	1477
15	15	139.08	1497
16	16	111.63	1201
17	17	111.63	1201
18	18	114.30	1230
19	19	116.21	1250
20	20	118.04	1270
21	21	130.83	1408
Total		**2225.69**	**23948**

Details of Unsold Plot Area			
Sl. No.	Plot No.	Area Sq.m.	Area Sq.ft.
1	1	100.35	1080
2	2	100.35	1080
3	3	100.35	1080
4	4	100.35	1080
5	5	100.35	1080
6	7	92.48	995
7	12	90.98	979
8	14	137.25	1477
9	15	139.08	1497
10	16	111.63	1201
11	17	111.63	1201
12	19	116.21	1250
13	21	130.83	1408
Total		**1431.84**	**15407**

TOPO PLAN (NTS)

Details of Sold Plot Area			
Sl. No.	Plot No.	Area Sq.m.	Area Sq.ft.
1	6	100.35	1080
2	8	107.49	1157
3	9	86.01	925
4	10	87.38	940
5	11	89.21	960
6	13	91.07	980
7	18	114.30	1230
8	20	118.04	1270
Total		**793.85**	**8542**

Details of Land Area			
R.S.No.	Extent as per Document		
	Patta No.	H.A.Ca	Sq.m.
71/1pt	502	00.02.17	217.00
71/4	159	00.27.30	2730.00
	Total	**00.29.47**	**2947.00**
Deduct Area of Encroachment		(-) 00.00.42	(-) 41.62
Available Extent at site		**00.29.05**	**2905.38**

Details of Road Area			
Sl.No.	Description	Dimension	Sq.m.
1	Main Road (Entrance)	93.25 x 5.04 (avg)	469.99
2	1st cross Road	46.60 x 4.50 (avg)	209.70
		Total	**679.69**

PLAN SHOWS THE EXISTING "THANGAPRAGASAM NAGAR" RESIDENTIAL LAYOUT AT R.S NO. 71/1pt, 71/4, PANDASOZHANALLUR REVENUE VILLAGE, NETTAPAKKAM COMMUNE, PUDUCHERRY.

LAND USE ANALYSIS

Land Extent available at Site	2905.38 Sq.m	100.00 %
Total Plot Area	2225.69 Sq.m	76.61 %
1) Sold plot Area - 793.85 Sqm		
2) Unsold plot Area -1431.84 Sqm		
Total Road Area	679.69 Sq.m	23.39 %
Grand Total	**2905.38 Sq.m**	**100.00 %**

NOTE:

Plan submitted under a Scheme for regularization of unapproved layouts vide G.O.Ms.No.20/2017-Hg dt 20.10.2017.

Total Plots -	21	Nos	100.00	%
Sold Plots -	8	Nos	38.10	%
Unsold Plots -	13	Nos	61.90	%

N

SCALE : (1: 500)

ALL DIMENSIONS ARE IN "METRE" (UNLESS OTHERWISE MENTIONED)
DRAWING SHEET NO.
TOTAL NUMBER OF DRAWING SHEETS

OWNER

S. Gyaneswar

REGISTERED TOWN PLANNER / ENGINEER

R. KARUNAMOORTHY, MRE., M.Tech., AITP., M.Sc., (Valuation),MIE., FIV.
REGISTERED ENGINEER
No:3 -1287/PPA/LIC/RE/2022
47, First Cross, Vallalar Nagar
Kamarajar Salai, Karaikal - 609 602

COLOUR INDEX

SOLD PLOTS
UN SOLD PLOTS
ROAD
BOUNDRY LINE

IN-PRINCIPLE LAYOUT FRAME WORK APPROVAL ISSUED VIDE: NO:PPA/Q.S/1600/Z(NCP)DATED 13 MAR 2023 (Layout-Reg)/IP-APP/2018-2023

MEMBER SECRETARY
PUDUCHERRY PLANNING AUTHORITY
*Subject to the fulfilment of conditions Stipulated in the permit (Sl. No.1 to 8)