	AREA UNDER ZONE	AREA OF IND.PLOTS UNDER ZONE
A – IMITATION JEWELLARY ZONE	14.45 HECT.	8.01 HECT.
B – RESERVED	1.49 HECT.	1.13 HECT.

INDUSTRIAL AREA BADGAON, (MSE INDUSTRIAL AREA) ABU–ROAD

SCHEDULE OF INDUSTRIAL PLOTS

TYPE	S I Z	AREA	NOs.	SET BACKS FRONT	SIDE I	SIDE II	REAR
H	20.00X35.00	700	42	3.00	3.00	–	1.20
H1	20.00X25.00	500	92	3.00	3.00	–	1.20
J	12.50X20.00	250	48	3.00	1.50	–	1.20
TOTAL NOs. OF PLOTS			182				

LAND USE

AREA UNDER SCHEME (AS PER REVENUE RECORD)	18.08 HECT.	
TOTAL AREA UNDER SCHEME (AS PER PHYSICAL SURVEY)	15.95 HECT.	
AREA UNDER SCHEME (AS PER COMPUTER)	15.95 HECT.	100%
AREA UNDER IND. PLOTS	10.02 HECT.	62.83%
AREA UNDER COMMERCIAL	00.44 HECT.	2.75%
AREA UNDER SERVICES (WITH DUMPING YARD)	00.82 HECT.	5.14%
AREA UNDER OPEN (RAIN WATER HARVETING AREA)	0.72 HECT.	4.51%
AREA UNDER ROADS	3.95 HECT.	24.77%

SCHEME BOUNDARY SHOWN THUS

NOTES:

1. THIS PLANNING IS PREPARED ON THE SURVEY RECEIVED FROM UNIT OFFICE AND NOTE DATED 30.06.2020.
2. EXCEPT PLOT NO. 52 TO 90, ALL PLOTS ARE EARMARKED AS IMITATION JEWELLERY ZONE.
3. UNIT OFFICE SHALL TAKE APPROPRIATE ACTION FOR SHORT LAND.
4. PRIOR TO ALLOTMENT, UNIT OFFICE SHALL ENSURE THAT ALL THE PLOTS SITUATED NEAR NALLAH ARE NOT AFFECTED BY HIGH FLOOD LEVEL (HFL) OF NALLAH.
5. UNIT OFFICE SHALL TAKE APPROPRIATE ACTION FOR SHIFTING OF ALL ELECTRICITY LINES WHICH ARE NOT IN ALIGNMENT OF ROADS BEFORE ALLOTMENT OF PLOTS.
6. USE OF OPEN 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.
7. CONSENT FROM RSPCB MAY BE OBTAINED FOR PROPOSED AREA UNDER DUMPING YARD BEFORE ALLOTMENT/USE, IF REQUIRED.
8. UNIT OFFICE TO SUBMIT THE DEMARCATION PLAN FOR FINAL APPROVAL FROM THE COMPETENT AUTHORITY.
9. UNIT OFFICE SHALL 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.
10. THIS DRAWING HAS BEEN SUPERSIDDED EARLIER APPROVED DRAWING NO. IPI/1639/2020. DT. 29.07.2020
11. THIS DRAWING HAS BEEN APPROVED BY THE COMMITTEE HEADED BY MD IN MEETING HELD ON 14.10.2020.

TENTATIVE LAY OUT PLAN OF INDUSTRIAL AREA BADGAON, (MSE INDUSTRIAL AREA) ABU–ROAD

SCALE 1CM = 20 Mt.	DRG. NO.	IPI/1655/2020 DT. – 05.11.2020
(BHANU SHARMA) Sr.DRAUGHTSMAN		
(VIKAS RAJ JAIN) ASSTT. TOWN PLANNER		
(SANJAY M. WAGHMARE) SR. TOWN PLANNER		

N E S W