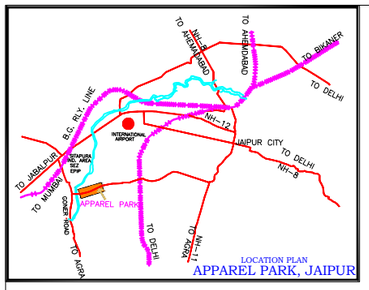
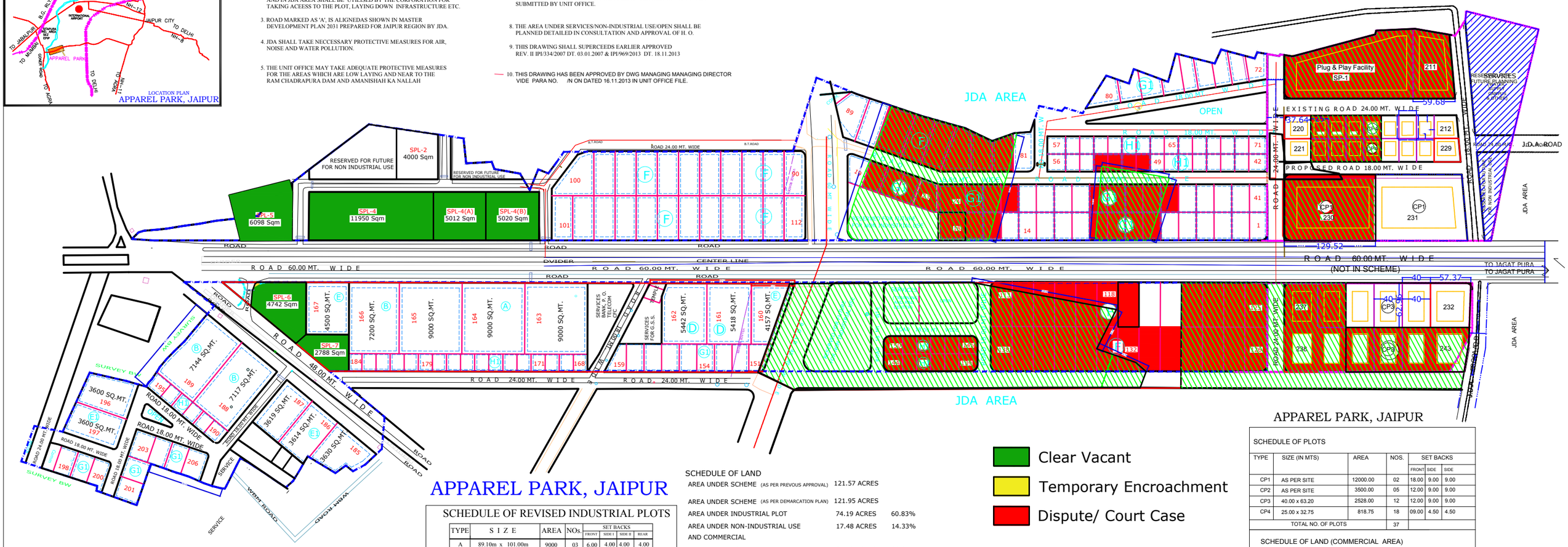
FINAL LAYOUT PLAN FOR INDUSTRIAL AREA APPAREL PARK, JAIPUR



NOTE:-

1. THE APPAREL PARK HAS BEEN PLANNED AS PER THE BOUNDARY PROVIDED BY THE UNIT OFFICE.
2. ALL THE ROADS FALLING ON THE PERIPHERY OF THE SCHEME AND IN JDA AREA SHALL BE UTILISED BY THE CORPORATION FOR TAKING ACEESS TO THE PLOT, LAYING DOWN INFRASTRUCTURE ETC.
3. ROAD MARKED AS 'A', IS ALIGNEDAS SHOWN IN MASTER DEVELOPMENT PLAN 2031 PREPARED FOR JAIPUR REGION BY JDA.
4. JDA SHALL TAKE NECCESSARY PROTECTIVE MEASURES FOR AIR, NOISE AND WATER POLLUTION.
5. THE UNIT OFFICE MAY TAKE ADEQUATE PROTECTIVE MEASURES FOR THE AREAS WHICH ARE LOW LAYING AND NEAR TO THE RAM CHADRAPURA DAM AND AMANISHAH KA NALLAH
6. THIS DRAWING HAS BEEN PREPARED AFTER RECEIVING FROM THE DEMARCATED PLAN FROM THE UNIT OFFICE FOR THE FINAL APPROVAL BY COMPETENT AUTHORITY.
7. THIS LAYOUT PLAN HAS BEEN PREPARED AS PER DEMARCATION PLAN SUBMITTED BY UNIT OFFICE.
8. THE AREA UNDER SERVICES/NON-INDUSTRIAL USE/OPEN SHALL BE PLANNED DETAILED IN CONSULTATION AND APPROVAL OF H. O.
9. THIS DRAWING SHALL SUPERCEEDS EARLIER APPROVED REV. II IPI/334/2007 DT. 03.01.2007 & IPI/969/2013 DT. 18.11.2013
10. THIS DRAWING HAS BEEN APPROVED BY DWG MANAGING MANAGING DIRECTOR VIDE PARA NO. /N ON DATED 16.11.2013 IN UNIT OFFICE FILE.



APPAREL PARK, JAIPUR

SCHEDULE OF REVISED INDUSTRIAL PLOTS

TYPE	S I Z E	AREA	NOs.	SET BACKS FRONT	SIDE I	SIDE II	REAR
A	89.10m x 101.00m	9000	03	6.00	4.00	4.00	4.00
B	71.28m x 101.00m	7200	01	6.00	4.00	4.00	4.00
	AS PER SITE	7117	01	6.00	4.00	4.00	4.00
	AS PER SITE	7144	01	6.00	4.00	4.00	4.00
D	AS PER SITE	5442	01	6.00	4.00	4.00	4.00
	AS PER SITE	5418	01	6.00	4.00	4.00	4.00
E	AS PER SITE	4157	01	6.00	4.00	4.00	4.00
	AS PER SITE	4500	01	6.00	4.00	4.00	4.00
E1	AS PER SITE	3600	05	6.00	3.00	3.00	3.00
F	30.00m x 63.35m	1900	23	5.00	3.00	3.00	3.00
	30.00m x 63.00m	1890	26	5.00	3.00	3.00	3.00
	AS PER SITE	1950	09	5.00	3.00	3.00	3.00
G1	25.00m x 40.00m	1000.00	59	3.00	3.00	-	1.20
G1	AS PER SITE	1000.00	09	3.00	3.00	-	1.20
H1	20.00m x 25.00m	500.00	65	3.00	1.50	-	1.20
TOTAL PLOTS			206				

SCHEDULE OF LAND

AREA UNDER SCHEME (AS PER PREVOUS APPROVAL)	121.57 ACRES	
AREA UNDER SCHEME (AS PER DEMARCATION PLAN)	121.95 ACRES	
AREA UNDER INDUSTRIAL PLOT	74.19 ACRES	60.83%
AREA UNDER NON-INDUSTRIAL USE AND COMMERCIAL	17.48 ACRES	14.33%
AREA UNDER ROAD	24.43 ACRES	20.03%
	2.87 ACRES	2.36%
	2.98 ACRES	2.44%
	121.95 ACRES	100%

Clear Vacant

Temporary Encroachment

Dispute/ Court Case

APPAREL PARK, JAIPUR

SCHEDULE OF PLOTS

TYPE	SIZE (IN MTS)	AREA	NOS.	SET BACKS FRONT	SIDE	SIDE
CP1	AS PER SITE	12000.00	02	18.00	9.00	9.00
CP2	AS PER SITE	3500.00	05	12.00	9.00	9.00
CP3	40.00 x 63.20	2528.00	12	12.00	9.00	9.00
CP4	25.00 x 32.75	818.75	18	09.00	4.50	4.50
TOTAL NO. OF PLOTS			37			

SCHEDULE OF LAND (COMMERCIAL AREA)

AREA UNDER SCHEME	34.59 ACRES	
AREA UNDER COMMERCIAL PLOTS	23.08 ACRES	66.72 %
AREA UNDER ROAD	7.13 ACRES	20.61 %
AREA UNDER FUTURE PLANNING (UNDER DISPUTE WITH JDA)	4.38 ACRES	12.66 %
TOTAL	34.59 ACRES	100.00 %