



GREEN AREA	REQUIRED	PROVIDED
ORGANIZED GREEN: POPULATION IN 501.29975 = 49594.50 POPULATION IN 489.71225 = 45522.00 TOTAL = 4072.50		
4072.50X 2.50/4046.856= 2.51 ACRE @ 805 IN 501.29975 ACRE	2.00	
GREEN AREA IN 489.712 ACRE	3.22	
GREEN AREA IN 477.206 ACRE	4.45	
GREEN AREA IN 393.358 ACRE	12.87	
TOTAL	22.54	22.54
INCIDENTAL GREEN POPULATION IN 501.29975 = 49594.50 POPULATION IN 489.71225 = 45522.00 TOTAL = 4072.50		
4072.50X 2.50/4046.856= 2.51 ACRE @ 205 IN 501.29975 ACRE	0.50	
GREEN AREA IN 489.712 ACRE	0.81	
GREEN AREA IN 477.206 ACRE	1.11	
GREEN AREA IN 393.358 ACRE	3.22	
TOTAL	5.64	5.67
GRAND TOTAL	28.18	28.21

LEGEND:-			
	NPNL (985 NOS.) B, C, D & E CATEGORY PLOTS		
	EWS (790 NOS.) "A" CATEGORY PLOTS		
	ADDITIONAL AREA SHOWN THUS = 11.5875 ACRES		
	PLANNING CHANGE SHOWN THUS		
	WATER WORKS		
	BUS STOP		
	PART COMPLETION - 181.80 Acres		
	ATM		
	BEAUTY PARLOUR		

M/s VATIKA LIMITED			
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TOTAL AREA OF THE SCHEME = (477.206 + 12.50625 + 11.5875) = 501.29975 acre			
AREA UNDER 45M & 60M SECTOR ROAD = 19.14 acre			
50% OF THE AREA SECTOR ROADS = 9.57 acre			
AREA UNDER GROUP HOUSING = 28.00 acre			
AREA UNDER U/D = 15.08 acre			
NET PLANNED AREA = 445.6675 ACRES			
ACHIEVED AREAS			
AREA UNDER COMMERCIAL = 14.28 acre (3.18 %)			
AREA UNDER PLOTS = 209.04 acre (46.59 %)			
TOTAL SALEABLE AREA = 223.32 acre (49.77 %)			
AREA UNDER GREENS = 28.21 acre (6.28 %)			
PERMISSIBLE PLOTTED POPULATION @ 120 PPA DENSITY = 120 X 445.6675 = 53480.10			
7110.00 + 4684.80 = 11794.80 TOWNSHIP PLOTTED POPULATION = 49594.50 PERSONS (790 X 9) + (3147 X 13.35)			
ACHIEVED PLOTTED POPULATION DENSITY = 49594.50 / 445.6675 = 110.53 PPA or 273.00 PPH			
FOLLOWING AS PART OF LICENCE			
	REQUIRED	PROVIDED	% ACHIEVED
1. EWS	788	790	20.06 %
2. NPNL	985	985	25.01 %
3. GENERAL	2162	2162	54.93 %
AMENITIES			
	REQUIRED	PROVIDED	
1. COMMUNITY SITES	3	3	
2. HIGH SCHOOL	3	3	
3. PRIMARY SCHOOL	10	10	
4. NURSERY SCHOOL	3	3	
5. CRECHE	3	3	
6. DISPENSARY	3	3	
7. COMMUNITY CONTRIBUTION	3	3	
8. RESIDENTIAL BUILDING	3	3	
9. TAXI STAND	5	5	
10. POLICE POST	1	1	
11. HEALTH CENTRE	1	1	

PLOTS BREAK UP				
S. NO.	PLOT CATEGORY	PLOT SIZE (METERS)	PLOT AREA (SQM)	TOTAL AREA (SQM)
1	A1	5.00 X 10.00	50.00	3500.00
2	B	8.20 X 18.40	150.88	3431.68
3	C	10.54 X 19.54	206.05	7765.78
4	D	8.20 X 18.40	150.88	7012.00
5	E	10.80 X 19.00	205.20	8779.60
6	F	10.40 X 24.00	249.60	10625.60
7	F1	11.40 X 22.00	250.80	9813.60
8	G	12.30 X 24.00	295.20	10704.00
9	H	14.13 X 23.36	330.08	12846.97
10	H1	12.88 X 25.77	332.40	12706.00
11	H2	13.68 X 25.90	354.00	11070.00
12	H3	12.00 X 30.45	365.40	1387.00
13	I	15.80 X 25.50	402.72	13738.76
14	I1	15.46 X 25.06	387.43	13324.57
15	I2	15.76 X 30.04	473.62	16046.32
16	I3	15.23 X 26.35	397.50	14325.13
17	I4	16.30 X 26.00	423.80	15637.00
18	I5	13.68 X 35.35	483.69	16811.13
19	I6	15.76 X 32.38	511.46	16874.89
20	I7	15.66 X 32.50	509.43	16977.14
21	I8	14.51 X 28.81	418.03	13170.52
22	I9	15.00 X 26.35	395.40	1381.60
23	J	15.84 X 24.00	418.08	17045.56
24	K	13.00 X 26.00	338.00	8460.00
25	L	24.00 X 24.00	576.00	19904.88
26	M	9.99 X 20.55	205.39	13373.89
27	N	POLYGON	486.57	1486.57
28	N2	14.40 X 33.05	476.05	2018.88
29	N3	14.49 X 36.00	521.64	6258.68
30	N4	20.50 X 25.00	512.50	2458.84
31	N5	16.00 X 36.30	580.80	7550.40
32	R1	20.36 X 29.95	609.99	2439.84
33	R2	18.35 X 36.00	660.60	1343.22
34	R3	18.57 X 44.25	821.91	1583.82
35	R4	20.47 X 40.00	818.80	3353.80
36	R5	20.11 X 35.10	705.46	6415.23
37	I6	POLYGON	482.76	462.76
38	I9	POLYGON	399.63	399.63
TOTAL			3937	831300.6893
NURSING HOME			14	14649.62
GRAND TOTAL				845950.8893
				209.04

LICENSES NO.	
(11) LICENSE NO. 113 OF 2008 DT. 01-06-2008	
(12) LICENSE NO. 71 OF 2010 DT. 15-09-2010	
(13) LICENSE NO. 62 OF 2011 DT. 03-07-2011	
(14) LICENSE NO. 76 OF 2011 DT. 03-09-2011	
(15) LICENSE NO. 66 OF 2014 DT. 15-07-2014	

REVISED LAYOUT PLAN OF
RESIDENTIAL COLONY
"VATIKA INDIA NEXT" ON
LAND MEASURING 501.29975
ACRES IN SECTOR'S
81,82,83,84 & 85,
GURGAON, HARYANA

DEVELOPED BY :

M/S VATIKA LIMITED,
UNIT NO. A-002, INXT CITY CENTRE
4TH FLOOR, BLOCK - A, SECTOR-83
VATIKA INDIA NEXT, GURUGRAM 122012

SR. NO.	DATE	REVISION
R3	22.04.2021	501.29975 ACRE LAYOUT REVISED
R2	15.01.2018	489.71225 ACRE LAYOUT REVISED
R1	01.06.2014	477.206 ACRE LAYOUT REVISED

AUTHOR'S SIGNAL		ARCHITECT'S SIGNAL	
DRAWN: J.K.	CHKD BY: G.M.	APPROVED BY: G.M.	
DATED: 22. APRIL 2021	SCALE: 1 : 3000	DRG. NO. VIN/LAY/R3/403	
REVISED LAYOUT PLAN			

