

KEDIA BUILDERS AND COLONIZERS PRIVATE LIMITED

Regd. Office: Ground Floor, A-6-10, Shyam Nagar, Benar Road, Jhotwara, Jaipur-302012(Rajasthan)

CIN: U70101RJ2005PTC021167, email: balajitower@gmail.com

Date: 11.08.2020

To
The deputy Commissioner Zone-7,
Jaipur Development Authority
J.L.N. Marg, Jaipur-302004

Sub: Submission of Maps approved by empaneled architect of building plan under CMJAY 2015 scheme for your reference

Respected Sir,

We are Submitting the approved maps(building plans) of the project NIKUNJ VILLAS PHASE- II situated at Khasra No. 231/6 and 233/5 at Village Kanakpura, Tehsil- Jaipur State- Rajasthan.

approved by empaneled architect under CMJAY 2015 scheme.

Kindly consider the same.



Thanking You,
For Kedia Builders and Colonizers Pvt. Ltd.

Kedia Builders And Colonizers Pvt. Ltd

Director/ Authorised Signatory
(Authorized Signatory)

Encl.

1. Checklist by Architect
2. Building Plan
3. Project Map



जयपुर विकास प्राधिकरण, जयपुर
www.jda.urban.rajasthan.gov.in

क्रमांक:जविप्रा/उपा.07/2019/डी- 1667

दिनांक:- 20/9/19

केडिया बिल्डर्स एण्ड कालोनाईजर्स प्रा.लि.
जरिये निदेशक श्री गौरव केडिया पुत्र श्री राजेन्द्र कुमार केडिया
पंजीकृत कार्यालय ए-6 से ए-10, श्याम नगर, नाडी का फाटक
बेनाड रोड, झोटवाड़ा, जयपुर।

विषय: ग्राम कनकपुरा तहसील जयपुर के खसरा नं. 231/6, 233/5 कुल रकबा 7 बीघा भूमि में स्थित निजी खातेदारी योजना "निकुंज विलाज" योजना(मुख्यमंत्री जन आवास योजना-2015 प्रोविजन 3-बी के अन्तर्गत) का मानचित्र जारी करने वाकत्।

उपरोक्त विषयान्तर्गत आप द्वारा प्रस्तुत ग्राम कनकपुरा तहसील जयपुर के खसरा नं. ग्राम कनकपुरा तहसील जयपुर के खसरा नं. 231/6, 233/5 कुल रकबा 7 बीघा भूमि में स्थित निजी खातेदारी योजना "निकुंज विलाज" योजना(मुख्यमंत्री जन आवास योजना-2015 प्रोविजन 3-बी के अन्तर्गत) का मानचित्र अनुमोदन वीपीसी (एलपी) की 271वीं बैठक दिनांक 09.08.2019 में किया जा चुका है। अतः उक्त योजना के अनुमोदित मानचित्र की प्रति पत्र के साथ संलग्न है।

संलग्न :- उपरोक्तानुसार

20/9/19
उपस्थित (सोम 27)
जयपुर विकास प्राधिकरण,
जयपुर

Kedia Builders And Colonizers Pvt. Ltd

Director/Authorised Signator

राम किशोर व्यास भवन, इन्दिरा सर्किल, जवाहर लाल नेहरू मार्ग, जयपुर-302004
दूरभाष (0141-2560165) : ईपीबीएक्स-0141-2569696, एक्सटेंशन : 8240 फैक्स : 91+141-257455
email : dc.zone07@jaipurjda.org

जयपुर (विकास) प्रशासक, जयपुर

(जमाकर्ता की प्रति)

प्रकोष्ठ Deputy Commissioner (Zone 07)

चालान संख्या 630128

खाता सं. 675401700500

दिनांक 28/08/2019 Valid upto
27/09/2019

सर्दिस नं. 2538000017(T)

जमाकर्ता/आवेदनकर्ता RAMESHWAR
ENTERPRISES TH.
प्रा. नाम PARTNER HARISH KUMAR

सेक्टर भूखण्ड सं. khasra no.-231/6
(Residential)

योजना का नाम VILLAGE KANAKPURA TEHSIL
JAIPUR

समिति/शिकायतकर्ता NIJI KHATEDAR

जोन सं. ZONE-07

VILLAGE KANAKPURA, TEHSIL JAIPUR, KH.NO. 231/6
AND 233/5

जमा की जाने वाली राशि का विवरण

Code	Head	Rupees
1010408	Regularization Fee	428547.00
कुल योग (अंकों में)		428547.00

Amount (Rs.)=4,28,547.00

(valid upto 27/09/2019)

Name of Bank ANDHRA BANK

Payment Mode-Cheque No. 300636 Date 28/08/2019

बालान पर अधिकतम राशि अर्द्ध शताब्दी तक समाप्त तक जमा करनी होगी इसकी राशि
पर रोक लगाए गए ब्याज की गणना होगी।

वचनबद्धता

उपरोक्त जमा करवाई गई राशि का यह जमाकर्ता को अधिकतम दो दिनों के
विधि प्रकार में ही जमा करवाना होगा यदि ऐसा नहीं किया जाये तो
सर्वोच्च न्यायालय के आदेश पर ही जमा करवाया जायेगा और जमा कर
होने पर जमाकर्ता को जमा कर देना होगा।

चालान संख्या 630128

Contact No. 9529334545

हस्ताक्षर जमाकर्ता

Kedia Builders And Colonizers Pvt. Ltd

Director/Authorised Signatory

RECEIVED
FOR
NEXT DATE

NIKUNJ VILLAS

e-Challan

Urban Development and Housing Department, Jaipur
Government of Rajasthan

GRN: 0032935735



Payment Date: 29/08/2019 11:23:33

Office Name: JDA, JAIPUR
Location: JAIPUR (SECTT.)
Period: 29/08/2019-To-31/08/2019

S.No	Purpose/Budget Head Name	Amount (₹)
1	0029-00-800-07-03-विकास प्राधिकरण के माध्यम से	285698.00
Commision(-):		0.00
Total/NetAmount:		285698.00
Two Lakh Eighty Five Thousand Six Hundred Ninety Eight Rupees and Zero Paise Only		

Payee Details:

Jll Name: kedia builders & colonizers pvt ltd	Tin/Actt.No./VehicleNo./Taxid :
Pan No.(If Applicable):	City(Pincode): jaipur(302012)
Address:a-6 shyam nagar	Remarks:For gram kanakpura teh jaipur kh. no. 231/6, 235/5 total area 7 bigha CMJAY Scheme Zone 07 JDA

Payment Details:

Challan No. - 0	
Bank: SBlePAY(Credit/Debit Cards)	Bank CIN No: 10001322019082900458
Date: 29/08/2019 11:23:33	Refrence No: 8617711759512

Computer generated copy on : 29/08/2019

Courtesy : <https://Egras.raj.nic.in>

Kedia Builders And Colonizers Pvt. Ltd

Director/ Authorised Signator

राजस्थान सरकार
नगरीय विकास एवं आवासन विभाग

क्र. प.10(7)नविवि/3/2009पार्ट-III

जयपुर दिनांक **23 MAY 2017**

आदेश

राज्य सरकार द्वारा निर्मित भवनों के भवन विनियमों के प्रावधानानुसार कम्पलीशन तथा अधिवास प्रमाण पत्र जारी करने हेतु एम्पैनल्ड आर्किटेक्ट्स को अधिकृत किया गया है। आदेश जारी किये जाने के पश्चात् निम्न कठिनाईयां संज्ञान में लायी गयी है :-

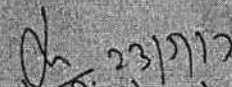
1. अनेक निकायों द्वारा कम्पलीशन सर्टिफिकेट जारी करने के आवेदन प्राप्त करना बन्द कर दिया गया है।

इस संबंध में निर्देशित किया जाता है कि राज्य सरकार द्वारा जारी आदेश दिनांक 22.02.2017 एवं पत्र दिनांक 01.05.2017 में दी गयी प्रक्रिया कम्पलीशन व अधिवास प्रमाण पत्र जारी करने की वैकल्पिक व्यवस्था है। यदि भवन निर्माता चाहे तो भवन विनियमों में किये गये प्रावधान के अनुसार संबंधित निकाय से भी कम्पलीशन व अधिवास प्रमाण पत्र प्राप्त कर सकता है।

2. यह भी संज्ञान में लाया गया है कि भवन निर्माता द्वारा कम्पलीशन सर्टिफिकेट हेतु भवन विनियमों में निर्धारित दर से निकाय में जमा करायी जाने वाली राशि एम्पैनल्ड आर्किटेक्ट्स को दी जा रही है एवं उनके द्वारा कम्पलीशन सर्टिफिकेट उक्त राशि ली जाकर जारी किये जा रहे हैं।

इस संबंध में स्पष्ट किया जाता है कि कम्पलीशन सर्टिफिकेट हेतु भवन विनियमों में निर्धारित राशि संबंधित विकासकर्ता द्वारा नगरीय निकाय में जमा करानी होगी एवं एम्पैनल्ड आर्किटेक्ट्स द्वारा कम्पलीशन सर्टिफिकेट जारी करने से पूर्व जमा करायी गयी राशि की रसीद विकासकर्ता से प्राप्त करनी होगी तथा कम्पलीशन सर्टिफिकेट की प्रति के साथ उक्त रसीद की प्रति संबंधित नगरीय निकाय में प्रेषित करनी होगी। कम्पलीशन सर्टिफिकेट के पश्चात् अधिवास प्रमाण पत्र प्राप्त करने हेतु संबंधित निकाय में पुनः कोई राशि जमा नहीं करायी जायेगी। एम्पैनल्ड आर्किटेक्ट्स द्वारा सीधे ही नियमानुसार अधिवास प्रमाण पत्र जारी किया जा सकेगा। विकासकर्ता द्वारा उक्त कार्य हेतु एम्पैनल्ड आर्किटेक्ट्स को देय फीस अपने स्तर पर निर्धारित कर दी जावेगी।

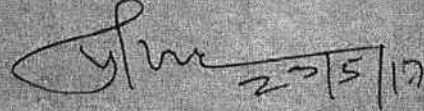
राज्यपाल की आज्ञा से,


(राजेंद्र सिंह शेखावत)

संयुक्त शासन सचिव-प्रथम

प्रतिलिपि निम्न को सूचनार्थ एवं आवश्यक कार्यवाही हेतु प्रेषित है:-

1. विशिष्ट सचिव, माननीय मंत्री महोदय, नगरीय विकास विभाग, राजस्थान सरकार।
2. निजी सचिव, अतिरिक्त मुख्य सचिव, नगरीय विकास विभाग।
3. प्रमुख शासन सचिव, स्वायत्त शासन विभाग, जयपुर।
4. आयुक्त, राजस्थान आवासन मण्डल, जयपुर।
5. निर्देशक, स्थानीय निकाय विभाग, राजस्थान, जयपुर।
6. सचिव, जयपुर/जोधपुर/अजमेर विकास प्राधिकरण, जयपुर/जोधपुर/अजमेर।
7. मुख्य नगर नियोजक, राजस्थान, जयपुर।
8. सचिव, नगर विकास न्यास समस्त।
9. वरिष्ठ उप शासन सचिव, नगरीय विकास एवं आवासन विभाग को विभागीय वेबसाईट पर अपलोड किये जाने हेतु निर्देशित किया जाता है।
10. एम्प्लॉयड कन्सलटेन्ट, समस्त।
11. रक्षित पत्रावली।


अतिरिक्त मुख्य नगर नियोजक

राजस्थान सरकार
नगरीय विकास विभाग

क्रमांक प.10(7)नविवि/नविवि/2009पार्ट-III

दिनांक :- 29 JUN 2017

सचिव,
जयपुर/जोधपुर/अजमेर विकास प्राधिकरण,
जयपुर/जोधपुर/अजमेर।

निदेशक,
स्थानीय निकाय विभाग,
जयपुर।

सचिव,
नगर विकास न्यास,
समस्त।

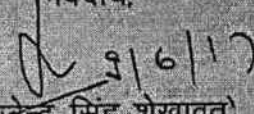
विषय :- कम्पलीशन सर्टिफिकेट जारी करने हेतु वास्तुविदों का एम्पैनलमेन्ट किये जाने के संबंध में।

सन्दर्भ :- विभागीय आदेश क्र.प.10(7)नविवि/एन.ए.एच.पी./2010पार्ट-III दिनांक 22.02.2017, 10.04.2017 एवं 20.04.2017

महोदय,

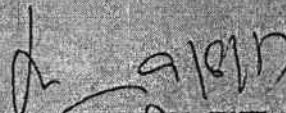
उपरोक्त विषयान्तर्गत सन्दर्भित आदेश दिनांक 22.02.2017, 10.04.2017 एवं 20.04.2017 की निरन्तरता में भवन विनियमों के तहत कम्पलीशन तथा ऑक्यूपेन्सी सर्टिफिकेट जारी करने के लिये संलग्न सूची के अनुसार 23 वास्तुविदों को अधिकृत किया जाता है। इनके द्वारा भवन निर्माता को जारी किये जाने वाले कम्पलीशन व ऑक्यूपेन्सी सर्टिफिकेट को मान्यता प्रदान की जाती है।

संलग्न :- उपरोक्तानुसार।

भवदीय,

(राजेन्द्र सिंह शेखावत)
संयुक्त शासन सचिव-प्रथम

प्रतिलिपि निम्न को सूचनार्थ प्रेषित है :-

1. मुख्य नगर नियोजक, राजस्थान, जयपुर।
2. संलग्न सूची के अनुसार समस्त एम्पैनल्ड आर्किटेक्ट्स।


संयुक्त शासन सचिव-प्रथम

Enter

59

LIST OF EMPANNELED ARCHITECTS FOR COMPLETION CERTIFICATE			
S.No.	Name of Applicant	Associate Firm	COA Registration Number
1	Shri Akshat Tholia	Graphite Design Studio, 68 Janakpuri I, Imliwala Phatak, Opp. Jain Mandir, Jaipur Email: akshat@graphitedesignstudio.com Mo. No. :-9928334414	CA/2012/57066
2	Smt. Astha Tholia	Graphite Design Studio, 68 Janakpuri I, Imliwala Phatak, Opp. Jain Mandir, Jaipur Email: astha2786@gmail.com Mo. No. :-9929014414	CA/2011/52881
3	Shri Shailendra Singh Sengar	H 1203, Krish Wapka, Bhiwadi-Alwar Bypass Road, Bhiwadi Email: sengar@bhapind.in Mo. No. :-9783502999	CA/2008/43675
4	Shri Mansingh Meena	b-61, Behind UIT Office, Bhagat Singh Colony, Bhiwadi Email: mansingh1934@gmail.com Mo. No. :-9460478315	CA/2010/49305
5	Shri Rohitash Saraswat	Chandrakala Architecture, 19/227, Chandra-Mahal, Ward 25, Nagaadkhana, Kirtauli-322241 Email: saraswatrohitash@gmail.com Mo. No. :-9829076733	CA/2007/39326 Empanement Suspended till further orders vide dept. order No. 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17	Shri Khushal Mathur	Studio1503, B-2/518 Chitrakut Scheme, Jaipur. Email: enamourarchitects@gmail.com, Mob:-	CA/2007/40651
18	Shri Upendra Tater	7-New Bhopalpura, Across Bridge Near Bhopalpura Ground, Udaipur. Email: upendratater@gmail.com, Mob.No:-	CA/91/14369
19	Shri Peeyush Jain	Maple Architects, E-27, Hanuman Path, (Next Lane to Sanjivini Hospital) Shyam Nagar, Jaipur. Email:	CA/98/22471
20	Shri Naveen k Jain	26-A Friends colony -II, Avadhपुरी Ram Mandir lane, Lal kothi scheme tonk road, Jaipur 302015 Email:	CA/96/20354
21	Shri Sanjeev Singh	Sanjeev Singh and associates, 84, Vivek Vihar, J L N Marg, Jaipur. Email: ssaconcept@gmail.com, Mo:-9829616712	CA/87/10723
22	Smt. Archana goyal	Vis arch, G-2, Rajshree Apartment, S-9, Jyoti ngar Extension, Near Vidhan Sabha, Jaipur 302005 Email:	CA/98/22800
23	Shri Mukul goyal	Vis arch, G-2, Rajshree Apartment, S-9, Jyoti ngar Extension, Near Vidhan Sabha, Jaipur 302005 Email:	CA/95/18073

- *Naveen Jain*
NAVEEN K. JAIN
B. ARCH
CA No. 96/20354

Kedia Builders And Colonizers Pvt. Ltd

[Signature]
Director/ Authorised Signator

Government of Rajasthan
Urban Development and Housing Department

No:F.10(7)UDH/3/2009Part-III

Jaipur Dated : 31 MAY 2017

All Empaneled Architects.

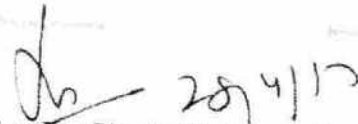
Sub :- Empanelment of Architects for Completion and Occupancy Certificate as per provisions of Building Byelaws.

Sir,

With reference to your interest expressed in response to Invitation of EoI by State Government vide order no. F.10(7)UDH/3/2009Part-III dated 28.02.2017, it is to inform that you are empaneled as architect for issuance of Completion and Occupancy Certificate as per the provisions of Building Byelaws and orders issued in this respect vide order no. F. 10(7)UDH/3/2009Part-III dated 22.02.2017.

For your convenience a copy of order dated 22.02.2017, a checklist/format for Completion Certificate and format for Occupancy Certificate is being enclosed. The process for Completion/Occupancy Certificate shall be as below :-

1. Empaneled Architects shall obtain as Built Plan and a copy of approved building plan from the developer who assigns the work of Completion Certificate.
2. Copy of the receipt of dues and fees for Completion Certificate to be deposited in the concerned Urban Local Authority by the developer.
3. In case the building construction is as per the approved plan Completion Certificate may be issued in the prescribed format with checklist, however, in case of any deviation from approved plans, report may be sent to the concerned Urban Local Authority with signature and stamp thereon.
4. For Occupancy Certificate architect shall obtain Completion Certificate issued by Empaneled Architect to developer/owner and shall verify that authorized connections for Electricity, Water and Sewerage Disposal has been obtained and are functional. In case there is no unauthorized construction done after obtaining the Completion Certificate and ensuring the desired services and building is found fit for occupancy, the certificate for occupancy may be issued in the prescribed format.
5. Both Completion Certificate and Occupancy Certificate shall be issued on the letterhead of Empaneled Architect with his signature and seal and copies of the same shall also be sent to concerned Local Authority.


(Rajendra Singh Shekhawat)
Joint Secretary-I

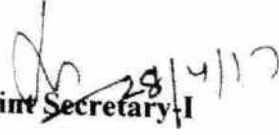

NAVEEN K. JAIN
B. ARCH
CA No. 96/20354

Kedia Builders And Colonizers Pvt. Ltd


Director/ Authorised Signator

Copy to :-

1. Chief Town Planner, Rajasthan. Jaipur.
2. Director, Local Bodies, Jaipur.
3. Secretary, Jaipur/Jodhpur/Ajmer Development Authority, Jaipur/Jodhpur/Ajmer.
4. Secretary, Urban Improvement Trust, All.


Joint Secretary-I

Kedia Builders And Colonizers Pvt. Ltd


Director/ Authorised Signator:

LAYOUT PLAN "CHEIF MINISTER JAN AVAS YOJNA-2015 PROVISION 3B" KHASRA NO- 231/6, 233/5 AT REVENUE- VILLAGE-KANAKPUR, TEH.-JAIPUR, JAIPUR

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04-5/9/19

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RECORDED		ADULT MALES (75-99 YRS)		ADULT FEMALES (75-99 YRS)	
SEX	AGE	NO. OF	PERCENT	NO. OF	PERCENT
1	51	24	62.5	10	25.0
2	52	15	37.5	10	25.0
3	53	15	37.5	10	25.0
4	54	15	37.5	10	25.0
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6	56	15	37.5	10	25.0
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36	86	15	37.5	10	25.0
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38	88	15	37.5	10	25.0
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46	96	15	37.5	10	25.0
47	97	15	37.5	10	25.0
48	98	15	37.5	10	25.0
49	99	15	37.5	10	25.0
50	100	15	37.5	10	25.0

22	23	68.00	7.98	Y	61	62	64.92	28.68
23	24	68.00	7.98	Z	62	63	64.92	27.27
24	25	68.00	7.98	A	63	64	64.96	26.1
25	26	68.00	7.98	B	64	65	64.96	25.12
26	27	68.00	7.98	C	65	66	64.96	24.14
27	28	68.00	7.98	D	66	67	64.96	23.15
28	29	68.00	7.98	E	67	68	64.97	22.17
TOTAL								224.7

[illegible][illegible]

EXISTING SECTOR ROAD 60' WIDE

AREA ANALYSIS :-			
S. NO.	LAND USE	AREA (sq.ft)	%
1.	IMMEDIATELY AVAILABLE	2128.99	100.00
2.	IN HAND	5674.87	34.67
3.	IN ALLOT	982.71	5.11
4.	IN THE COMPANY	153.84	0.81
5.	IN THE HAND	375.00	2.12
6.	TOTAL	10213.31	52.59
7.	NAME	982.88	60.83
8.	NAME	982.88	60.83
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100.	NAME	982.88	60.83
TOTAL SCHEME		10828.90	100.00

NAME OF SOCIETY :	NUI KHATEDAR
NAME OF SCHEME :	NIKUNJ RESIDENCY
PROMOTED TITLE	PROJECTED LAND/FLAT NO OF CHAKHARTI 141 AND TOLA-2423 CHAKHARTI-2424 AND 2425, 2426/1, 2427/1, 2428/1, 2429/1, 2430/1, 2431/1, 2432/1, 2433/1, 2434/1, 2435/1, 2436/1, 2437/1, 2438/1, 2439/1, 2440/1, 2441/1, 2442/1, 2443/1, 2444/1, 2445/1, 2446/1, 2447/1, 2448/1, 2449/1, 2450/1, 2451/1, 2452/1, 2453/1, 2454/1, 2455/1, 2456/1, 2457/1, 2458/1, 2459/1, 2460/1, 2461/1, 2462/1, 2463/1, 2464/1, 2465/1, 2466/1, 2467/1, 2468/1, 2469/1, 2470/1, 2471/1, 2472/1, 2473/1, 2474/1, 2475/1, 2476/1, 2477/1, 2478/1, 2479/1, 2480/1, 2481/1, 2482/1, 2483/1, 2484/1, 2485/1, 2486/1, 2487/1, 2488/1, 2489/1, 2490/1, 2491/1, 2492/1, 2493/1, 2494/1, 2495/1, 2496/1, 2497/1, 2498/1, 2499/1, 2500/1, 2501/1, 2502/1, 2503/1, 2504/1, 2505/1, 2506/1, 2507/1, 2508/1, 2509/1, 2510/1, 2511/1, 2512/1, 2513/1, 2514/1, 2515/1, 2516/1, 2517/1, 2518/1, 2519/1, 2520/1, 2521/1, 2522/1, 2523/1, 2524/1, 2525/1, 2526/1, 2527/1, 2528/1, 2529/1, 2530/1, 2531/1, 2532/1, 2533/1, 2534/1, 2535/1, 2536/1, 2537/1, 2538/1, 2539/1, 2540/1, 2541/1, 2542/1, 2543/1, 2544/1, 2545/1, 2546/1, 2547/1, 2548/1, 2549/1, 2550/1, 2551/1, 2552/1, 2553/1, 2554/1, 2555/1, 2556/1, 2557/1, 2558/1, 2559/1, 2560/1, 2561/1, 2562/1, 2563/1, 2564/1, 2565/1, 2566/1, 2567/1, 2568/1, 2569/1, 2570/1, 2571/1, 2572/1, 2573/1, 2574/1, 2575/1, 2576/1, 2577/1, 2578/1, 2579/1, 2580/1, 2581/1, 2582/1, 2583/1, 2584/1, 2585/1, 2586/1, 2587/1, 2588/1, 2589/1, 2590/1, 2591/1, 2592/1, 2593/1, 2594/1, 2595/1, 2596/1, 2597/1, 2598/1, 2599/1, 2600/1, 2601/1, 2602/1, 2603/1, 2604/1, 2605/1, 2606/1, 2607/1, 2608/1, 2609/1, 2610/1, 2611/1, 2612/1, 2613/1, 2614/1, 2615/1, 2616/1, 2617/1, 2618/1, 2619/1, 2620/1, 2621/1, 2622/1, 2623/1, 2624/1, 2625/1, 2626/1, 2627/1, 2628/1, 2629/1, 2630/1, 2631/1, 2632/1, 2633/1, 2634/1, 2635/1, 2636/1, 2637/1, 2638/1, 2639/1, 2640/1, 2641/1, 2642/1, 2643/1, 2644/1, 2645/1, 2646/1, 2647/1, 2648/1, 2649/1, 2650/1, 2651/1, 2652/1, 2653/1, 2654/1, 2655/1, 2656/1, 2657/1, 2658/1, 2659/1, 2660/1, 2661/1, 2662/1, 2663/1, 2664/1, 2665/1, 2666/1, 2667/1, 2668/1, 2669/1, 2670/1, 2671/1, 2672/1, 2673/1, 2674/1, 2675/1, 2676/1, 2677/1, 2678/1, 2679/1, 2680/1, 2681/1, 2682/1, 2683/1, 2684/1, 2685/1, 2686/1, 2687/1, 2688/1, 2689/1, 2690/1, 2691/1, 2692/1, 2693/1, 2694/1, 2695/1, 2696/1, 2697/1, 2698/1, 2699/1, 2700/1, 2701/1, 2702/1, 2703/1, 2704/1, 2705/1, 2706/1, 2707/1, 2708/1, 2709/1, 2710/1, 2711/1, 2712/1, 2713/1, 2714/1, 2715/1, 2716/1, 2717/1, 2718/1, 2719/1, 2720/1, 2721/1, 2722/1, 2723/1, 2724/1, 2725/1, 2726/1, 2727/1, 2728/1, 2729/1, 2730/1, 2731/1, 2732/1, 2733/1, 2734/1, 2735/1, 2736/1, 2737/1, 2738/1, 2739/1, 2740/1, 2741/1, 2742/1, 2743/1, 2744/1, 2745/1, 2746/1, 2747/1, 2748/1, 2749/1, 2750/1, 2751/1, 2752/1, 2753/1, 2754/1, 2755/1, 2756/1, 2757/1, 2758/1, 2759/1, 2760/1, 2761/1, 2762/1, 2763/1, 2764/1, 2765/1, 2766/1, 2767/1, 2768/1, 2769/1, 2770/1, 2771/1, 2772/1, 2773/1, 2774/1, 2775/1, 2776/1, 2777/1, 2778/1, 2779/1, 2780/1, 2781/1, 2782/1, 2783/1, 2784/1, 2785/1, 2786/1, 2787/1, 2788/1, 2789/1, 2790/1, 2791/1, 2792/1, 2793/1, 2794/1, 2795/1, 2796/1, 2797/1, 2798/1, 2799/1, 2800/1, 2801/1, 2802/1, 2803/1, 2804/1, 2805/1, 2806/1, 2807/1, 2808/1, 2809/1, 2810/1, 2811/1, 2812/1, 2813/1, 2814/1, 2815/1, 2816/1, 2817/1, 2818/1, 2819/1, 2820/1, 2821/1, 2822/1, 2823/1, 2824/1, 2825/1, 2826/1, 2827/1, 2828/1, 2829/1, 2830/1, 2831/1, 2832/1, 2833/1, 2834/1, 2835/1, 2836/1, 2837/1, 2838/1, 2839/1, 2840/1, 2841/1, 2842/1, 2843/1, 2844/1, 2845/1, 2846/1, 2847/1, 2848/1, 2849/1, 2850/1, 2851/1, 2852/1, 2853/1, 2854/1, 2855/1, 2856/1, 2857/1, 2858/1, 2859/1, 2860/1, 2861/1, 2862/1, 2863/1, 2864/1, 2865/1, 2

PHASE-2

PROPOSED AREA =11919.00 sq.ft.
=1324.33 sq.yd.
=1107.71 sq.m.

K.NO.	AREA
231/6	3 BIGHA-12 BISWA
233/5	3 BIGHA-08 BISWA
TOTAL	7 BIGHA-00 BISWA
LESS LAND LOSS	21175.00 SQYDS
NET SCHEME AREA	19203.00 SQYDS

AREA ANALYSIS:-

S. NO.	LAND USE	AREA (SQYDS)	AREA (SQ. M)	%
1.	RESIDENTIAL PLOTS (CSS DEVELOPER AREA)	2158.96	1805.42	11.24%
2.	LA PLOTS	6542.05	5471.87	34.07%
3.	RVN PLOTS	981.71	821.13	5.11%
4.	NETAL COMMERCIAL	155.54	130.09	0.81%
5.	NETAL PARKING	375.08	313.72	1.96%
TOTAL		10213.34	8542.75	53.19%
6.	PALM	962.88	805.38	5.01%
7.	FACILITY	962.88	805.38	5.01%
8.	SECTION ROAD 60' WIDE AREA	4155.63	3475.89	21.64%
9.	INTERNAL SCHEME ROAD AREA	2908.27	2432.56	15.15%
TOTAL SCHEME		19203.00	16061.99	100.00%

NAME OF SOCIETY : NUI KHATEDAR

NAME OF SCHEME : NIKUNJ RESIDENCY

PROJECT TITLE

PROPOSED LAYOUT PLAN OF

CHEIF MINISTER JAN AVAS YOJNA-2015

PROVISION 3B" KHASRA NO- 231/6,

233/5 AT REVENUE- VILLAGE-KANAKPURA,

TEH.-JAIPUR, JAIPUR

DWG TITLE

SITE PLAN

SCALE

1:500

ARCHITECT

ANURAG K. SANSKRITI ARCH

961206354

Architect

Investment Co. - Engineers

28 A FRIENDS COLONY-II, LAI KOTHI

TONG ROAD, JAIPUR - 302015

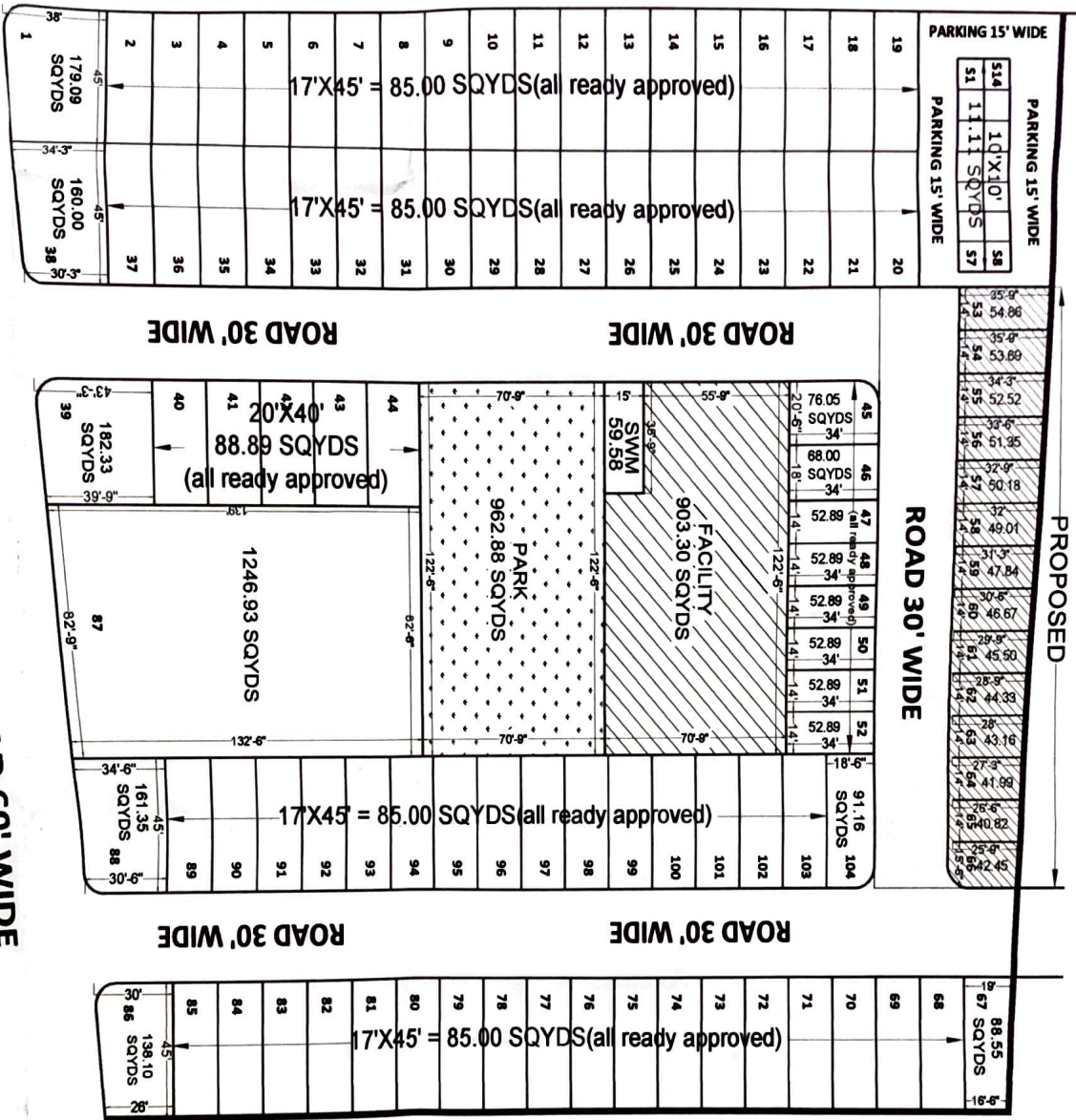
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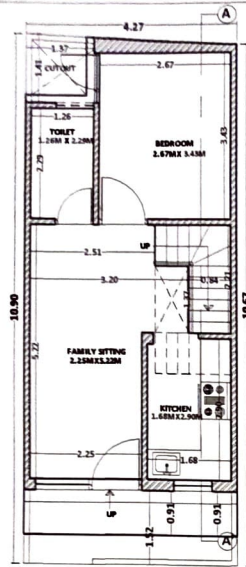
APRIMA BUILDERS AND COLONYERS PVT. LTD.

Director/Authorised Signatory

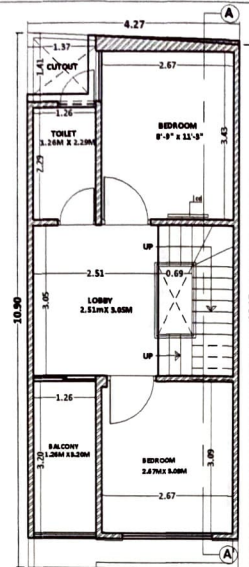


EXISTING SECTOR ROAD 60' WIDE

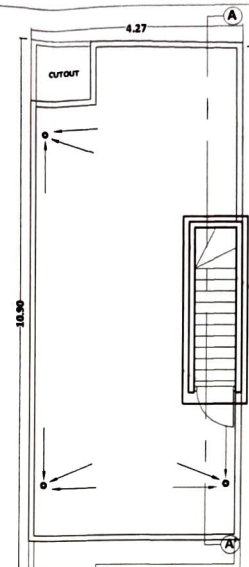
EXISTING SECTOR ROAD 60' WIDE



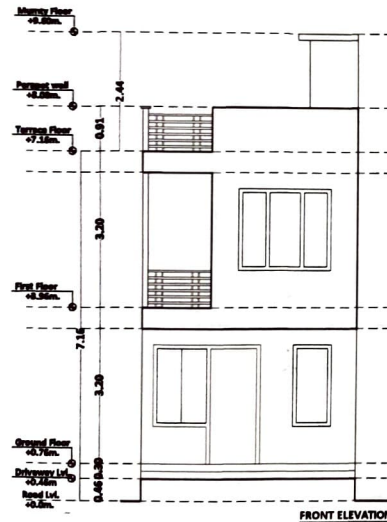
GROUND FLOOR PLAN



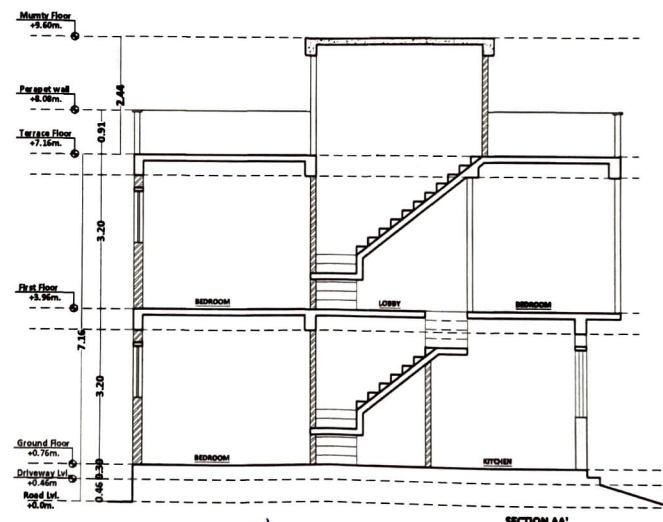
FIRST FLOOR PLAN



FIRST FLOOR PLAN



FRONT ELEVATION



SECTION AA

PLOT AREA = 4.27x10.78= 46.03 SQ.MT.

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.
GROUND	41.92	451.16	30.44	327.54		
FIRST	41.92	451.16	27.33	297.14	3.73	40.21
MUMTY	4.93	53.12				
TOTAL	88.79	955.44	57.77	1067.06	3.73	40.21

PLOT NO. 53

Project:

PROPOSED LAYOUT PLAN OF
CHIEF MINISTER JAN AVAS YOJNA-2015
PROVISION 3B" KHASRA NO- 231/6,
233/5 AT REVENUE- VILLAGE-KANAKPURA,
TEH.-JAIPUR, JAIPUR

Architect

NAVEEN K. JAIN
B. ARCH
CA No. 96/20354

Applicant:

JAIN Kedia Builders And Colonizers Pvt.Ltd
Director/ Authorised Signatory

Drawing Title:

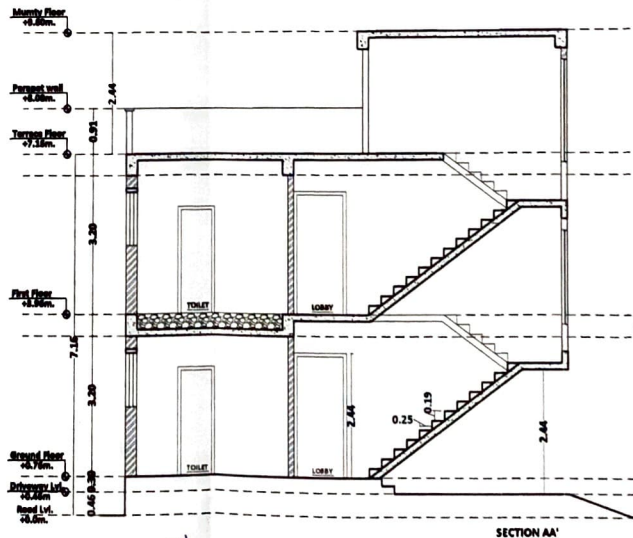
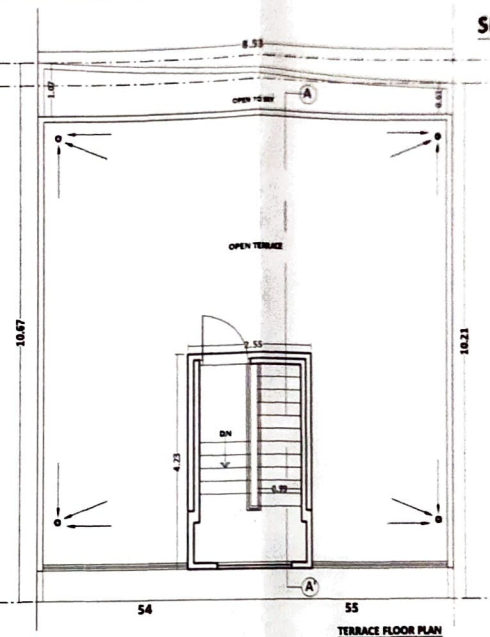
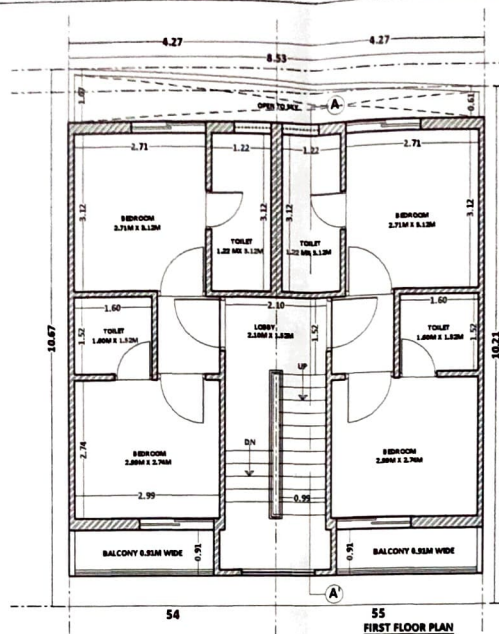
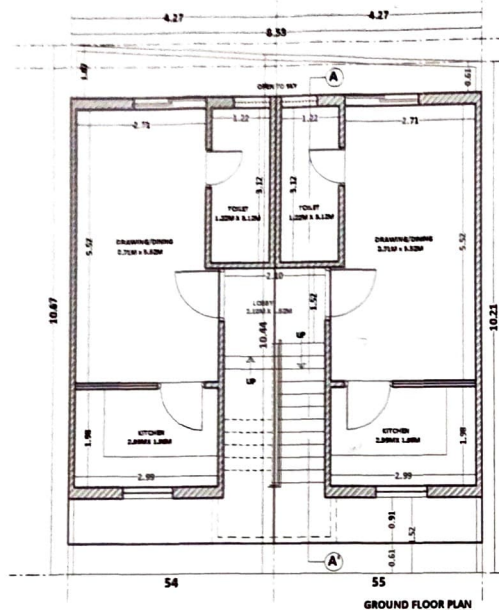
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PLANS, ELEVATION & SECTION

Scale:

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North:**SANSKRITI**

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PLOT NO. 54

PLOT AREA = $4.27 \times 10.32 = 45.09$ SQ.MT.

AREA CALCULATION

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.
GROUND	38.38	412.98	25.33	274.81		
FIRST	38.38	412.98	25.26	271.77	2.73	29.43
MUMTY	10.79	116.20				
TOTAL	87.55	942.16	50.79	546.58	2.73	29.43

PLOT NO. 55

PLOT AREA = $4.27 \times 10.32 = 44.06$ SQ.MT.

AREA CALCULATION

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.
GROUND	38.38	412.98	25.33	274.81		
FIRST	38.38	412.98	25.26	271.77	2.73	29.43
MUMTY	10.79	116.20				
TOTAL	87.55	942.16	50.79	546.58	2.73	29.43

PLOT NO. 54&55

Project:

PROPOSED LAYOUT PLAN OF
CHIEF MINISTER JAN AVAS YOJNA-2015
PROVISION 38" KHASRA NO- 231/6,
233/5 AT REVENUE- VILLAGE-KANAKPURA,
TEH.-JAIPUR, JAIPUR

Architect

Navleen Jain
NAVEEN K. JAIN
B. ARCH
CA No. 96/20354

Applicant:

Kedia Builders And Colonizers Pvt. Ltd
Kedia
Director/ Authorised Signatory

Drawing Title:

EWS
PLANS, ELEVATION & SECTION

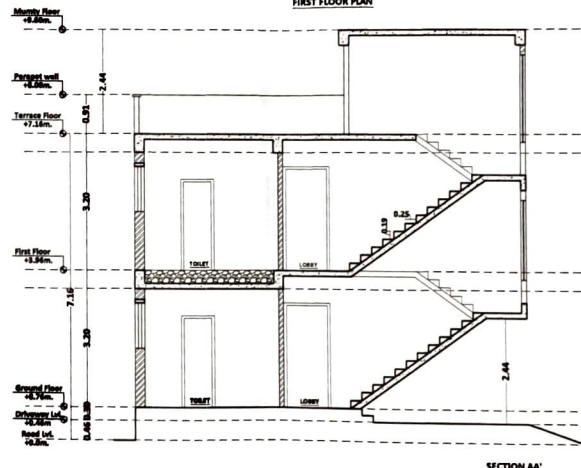
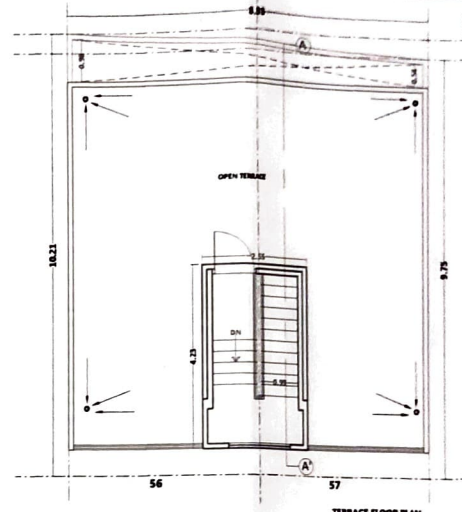
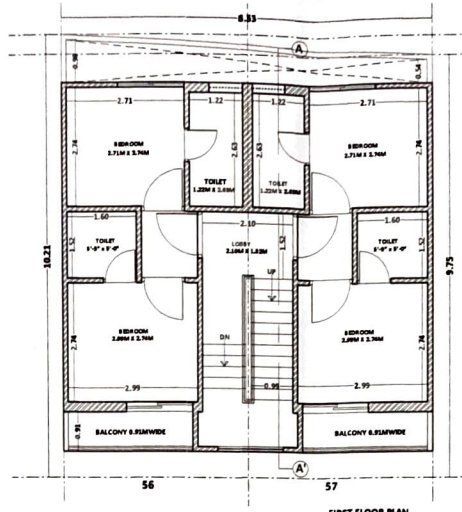
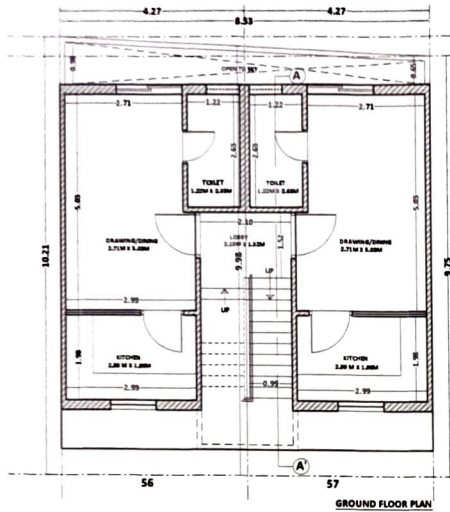
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PLOT NO. 56

PLOT AREA = 4.27x8.33= 35.58 SQ.MT.

AREA CALCULATION

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.
GROUND	36.27	390.23	23.60	253.89		
FIRST	36.27	390.23	23.62	254.17	2.73	29.43
MUMTY	16.79	180.20				
TOTAL	89.33	960.66	47.22	508.06	2.73	29.43

PLOT NO. 57

PLOT AREA = 4.27x8.33= 35.58 SQ.MT.

AREA CALCULATION

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.
GROUND	36.27	390.23	23.60	253.89		
FIRST	36.27	390.23	23.62	254.17	2.73	29.43
MUMTY	16.79	180.20				
TOTAL	89.33	960.66	47.22	508.06	2.73	29.43

PLOT NO. 56 & 57

Project:

PROPOSED LAYOUT PLAN OF
CHIEF MINISTER JAN AVAS YOJNA-2015
PROVISION 38" KHASRA NO- 231/6,
233/5 AT REVENUE- VILLAGE-KANAKPURA,
TEH.-JAIPUR, JAIPUR

Architect

NAVEEN K. JAIN
B. ARCH
CA No. 96/20354

Applicant:

Kedia Builders And Colonizers Pvt. Ltd.
Director/ Authorised Signatory

Drawing Title:

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PLANS, ELEVATION & SECTION

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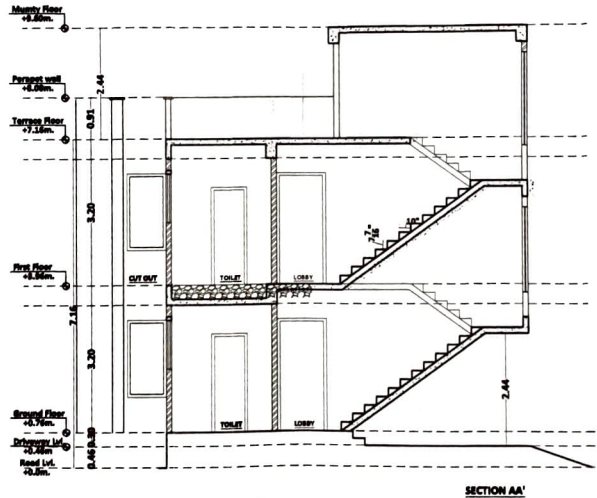
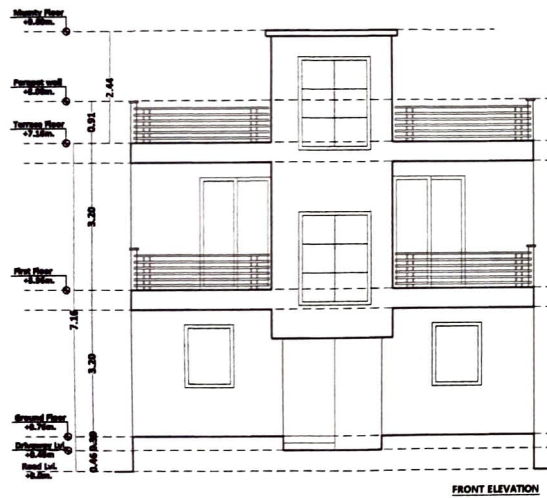
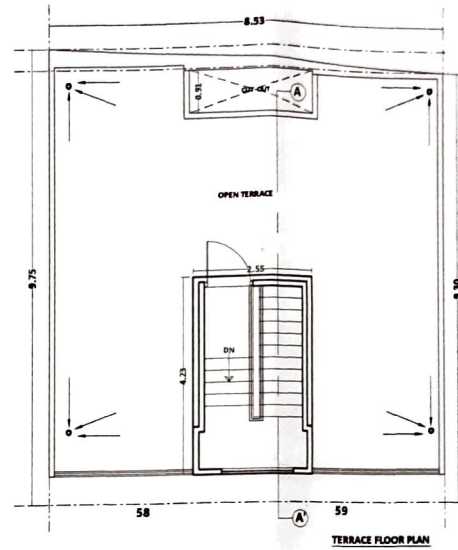
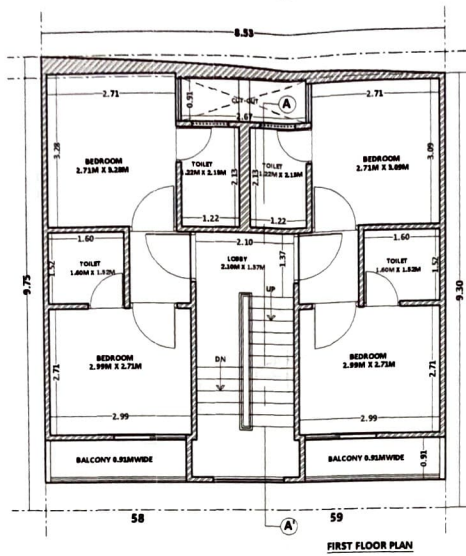
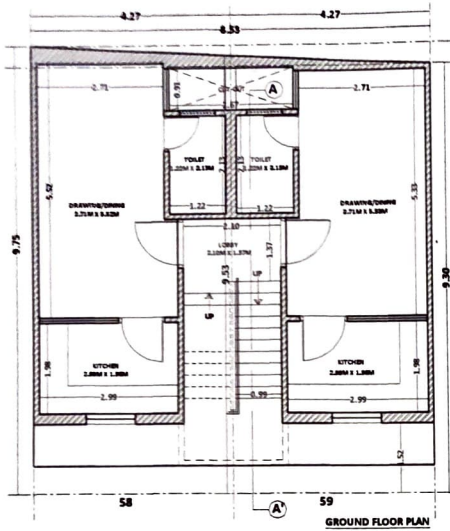
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PLOT NO. 58

PLOT AREA = 4.27x9.30= 40.16 SQ.MT.

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.
GROUND	36.81	397.24	24.28	261.35		
FIRST	36.91	397.24	23.77	255.80	2.73	29.43
MUMTY	10.79	116.20				
TOTAL	84.51	910.68	48.05	517.15	2.73	29.43

PLOT NO. 59

PLOT AREA = 4.27x9.30= 40.16 SQ.MT.

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.
GROUND	36.08	387.75	20.98	225.80		
FIRST	36.08	387.75	23.82	256.44	2.73	29.43
MUMTY	10.79	116.20				
TOTAL	82.95	891.70	44.80	482.24	2.73	29.43

PLOT NO. 58 & 59

Project:

PROPOSED LAYOUT PLAN OF
CHIEF MINISTER JAN AVAS YOJNA-2015
PROVISION 38" KHASRA NO- 231/6,
233/5 AT REVENUE- VILLAGE-KANAKPURA,
TEH.-JAIPUR, JAIPUR

Architect

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B. ARCH
CA No. 96/20354

Applicant:

Kedia Builders And Colonizers Pvt. Ltd
Director/ Authorised Signatory

Drawing Title:

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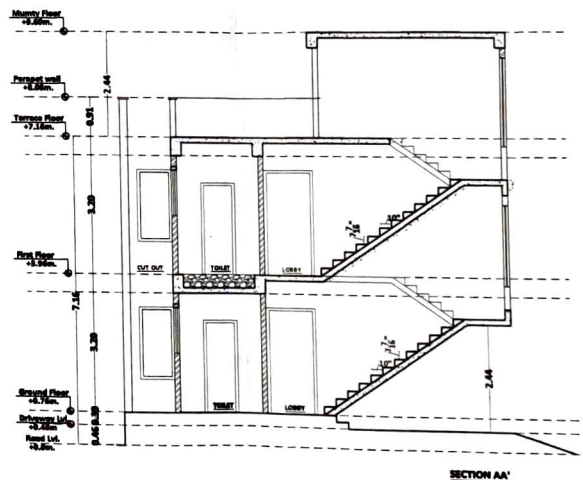
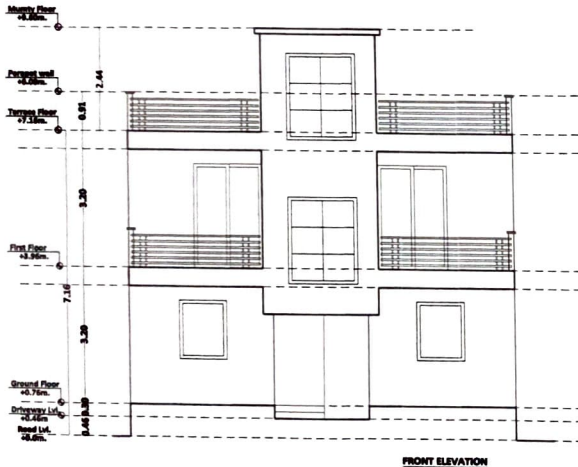
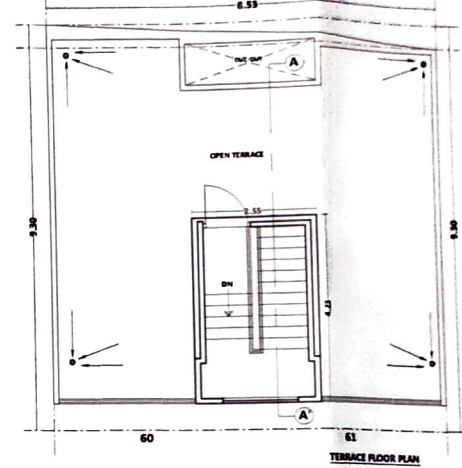
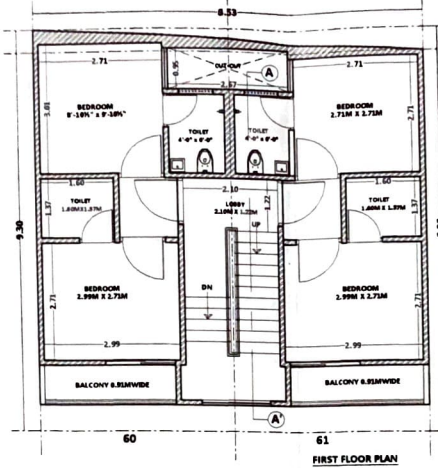
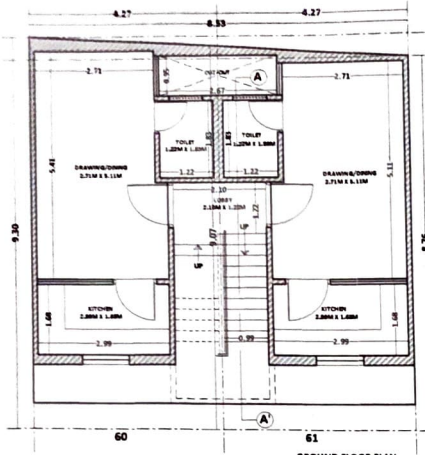
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PLOT NO. 60

PLOT AREA = 4.27x9.13=39.24 SQ.MT.

AREA CALCULATION

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.
GROUND	35.56	376.27	22.73	244.67		
FIRST	35.56	376.27	22.85	245.85	2.73	29.43
MUMTY	10.79	116.20				
TOTAL	81.91	868.74	45.58	490.52	2.73	29.43

PLOT NO. 61

PLOT AREA = 4.27x8.92=38.08 SQ.MT.

AREA CALCULATION

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.
GROUND	33.94	365.19	21.91	235.80		
FIRST	33.94	365.19	22.03	236.98	2.73	29.43
MUMTY	10.79	116.20				
TOTAL	78.67	846.58	43.94	472.78	2.73	29.43

PLOT NO. 60 & 61

Project:

PROPOSED LAYOUT PLAN OF
CHIEF MINISTER JAN AVAS YOJNA-2015
PROVISION 38" KHASRA NO- 231/6,
233/5 AT REVENUE VILLAGE-KANAKPURA,
TEH-JAIPUR, JAIPUR

Architect

NAVEEN K. JAIN
B. ARCH
CA No. 96/20354

Applicant:

Kedia Builders And Colonizers Pvt. Ltd
Director/ Authorised Signatory

Drawing Title:

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PLANS, ELEVATION & SECTION

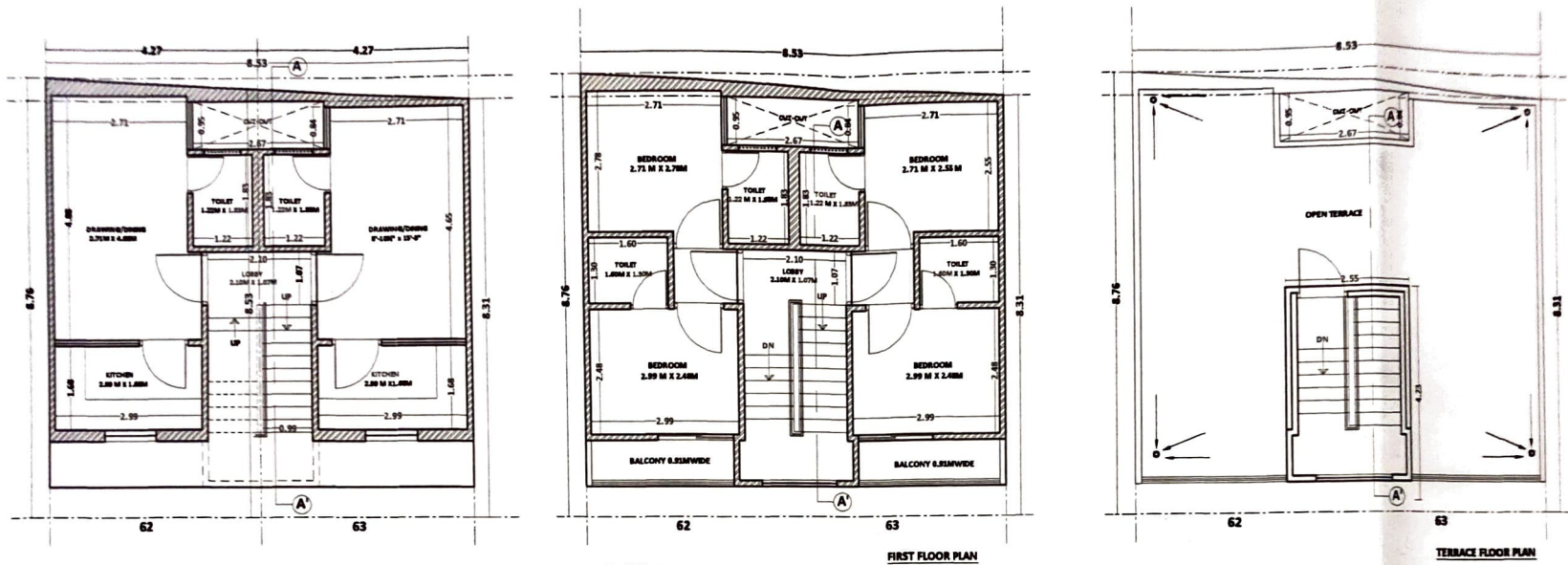
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PLOT NO. 62

PLOT AREA A = 4.27 x 8.53 = 36.89 SQ.MT.

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.
GROUND	32.89	353.78	21.14	227.51		
FIRST	32.89	353.78	21.23	228.48	2.73	29.48
MUMTY	9.83	105.73				
TOTAL	75.61	813.29	42.37	455.94	2.73	29.48

PLOT NO. 63

PLOT AREA A = 4.27 x 8.53 = 36.89 SQ.MT.

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.	In Sq.mt.	In Sq.ft.
GROUND	32.42	348.33	20.33	219.86		
FIRST	32.42	348.33	20.81	224.77	2.73	29.48
MUMTY	9.82	105.73				
TOTAL	74.66	802.39	41.14	444.63	2.73	29.48

PLOT NO. 62 & 63

Project:

PROPOSED LAYOUT PLAN OF
CHIEF MINISTER JAN AVAS YOUNA-2015
PROVISION 38" KHASRA NO- 231/6,
233/5 AT REVENUE- VILLAGE-KANAKPURA,
TEH.-JAIPUR, JAIPUR

Architect

NOORUDDIN K. JAIN
B. ARCH
CA No. 96/20354

Applicant:

Kedia Builders And Colonizers Pvt. Ltd
Shedra
Director/ Authorised Signatory

Drawing Title:

EWS
PLANS, ELEVATION & SECTION

Scale:

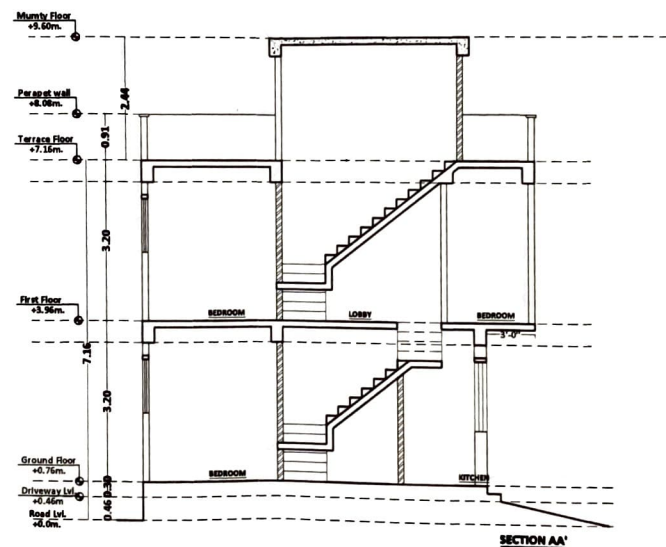
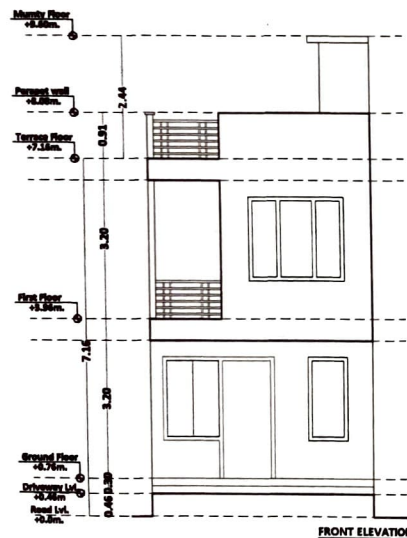
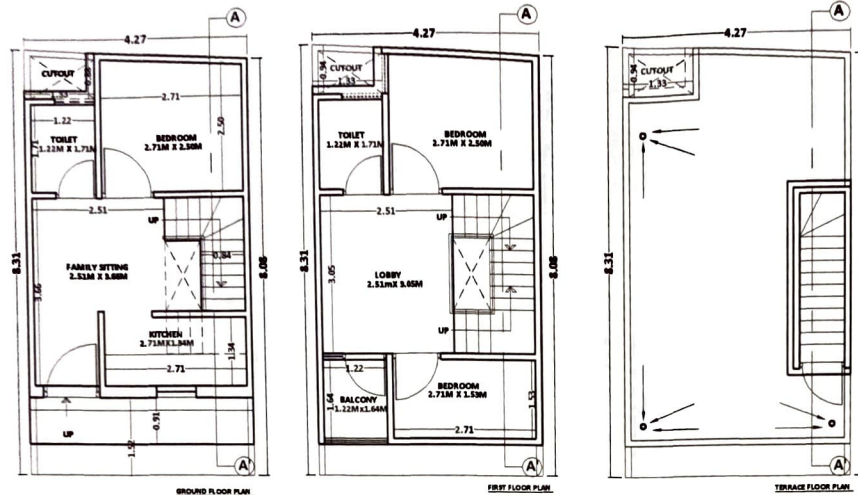
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North:



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PLOT NO. 64

PLOT AREA = 4.27x8.19= 34.87 SQ.MT.

AREA CALCULATION

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq. mt.	In Sq. ft.	In Sq. mt.	In Sq. ft.	In Sq. mt.	In Sq. ft.
GROUND	31.46	338.54	21.08	228.91		
FIRST	31.46	338.54	21.00	228.94	2.00	21.57
MUMTY	4.37	46.98				
TOTAL	67.29	724.06	42.08	452.85	2.00	21.57

PLOT NO. 64

Project:

PROPOSED LAYOUT PLAN OF
 CHEIF MINISTER JAN AVAS YOJNA-2015
 PROVISION 3B" KHASRA NO- 231/6,
 233/5 AT REVENUE- VILLAGE-KANAKPURA,
 TEH.-JAIPUR, JAIPUR

Architect

Naveen Jain
NAYEEN K. JAIN
 B. ARCH

Applicant:

Kedia Builders And Colonizers Pvt. Ltd
Kedia Builders And Colonizers Pvt. Ltd
 Director/ Authorised Signatory

Drawing Title:

EWS

PLANS, ELEVATION & SECTION

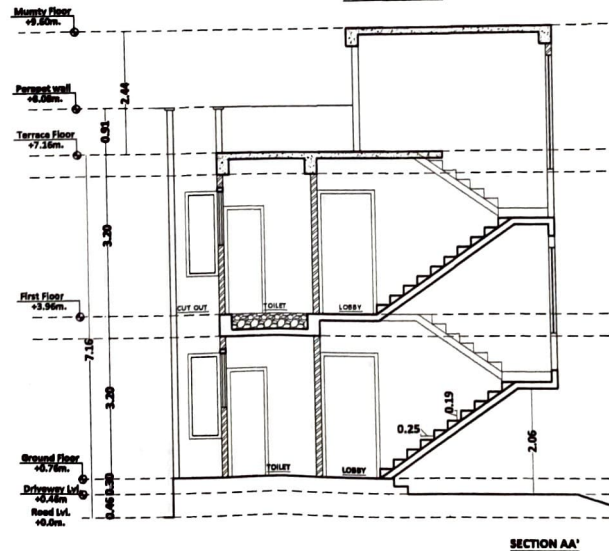
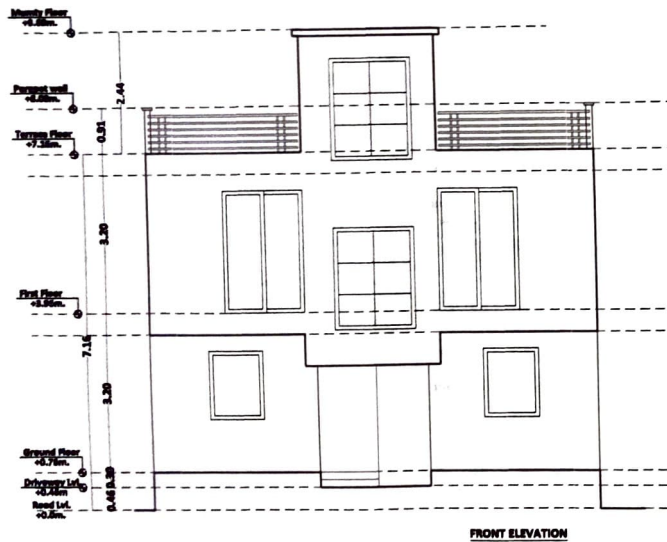
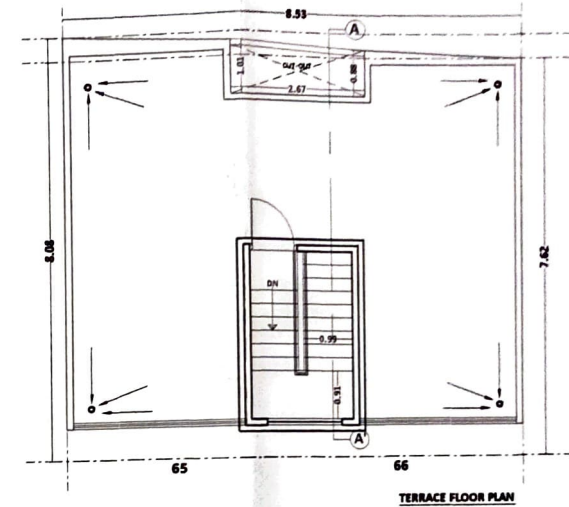
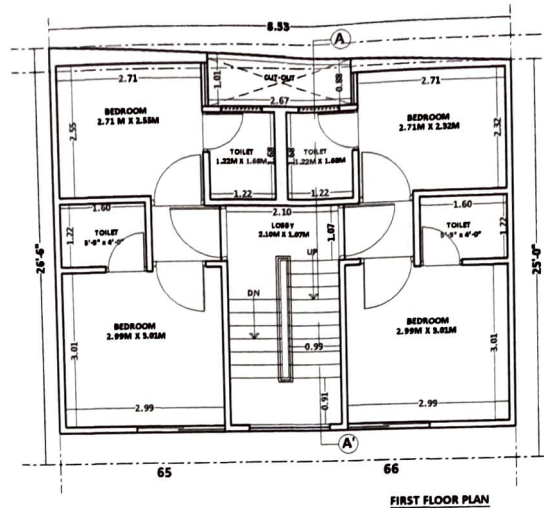
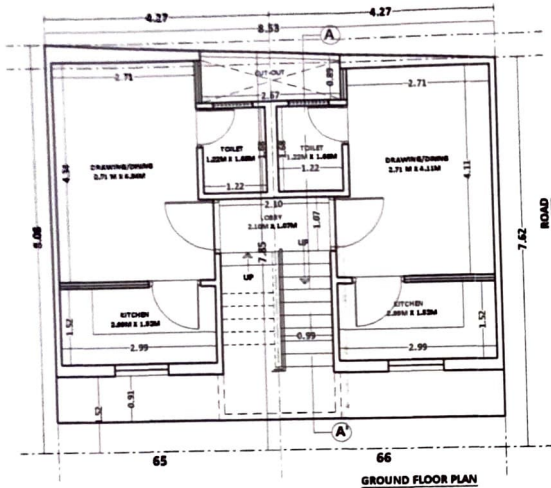
Scale:

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North:

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PLOT NO. 65

PLOT AREA = 4.27x7.97 = 34.03 SQ.MT.

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq. mt.	In Sq. ft.	In Sq. mt.	In Sq. ft.	In Sq. mt.	In Sq. ft.
GROUND	30.07	323.37	19.01	204.60	-	-
FIRST	30.07	323.37	21.85	235.07	-	-
MUMTY	9.34	100.50	-	-	-	-
TOTAL	69.48	747.64	40.86	439.67	-	-

PLOT NO. 66

PLOT AREA = 4.27x7.74 = 33.02 SQ.MT.

FLOOR	BUILT UP AREA		CARPET AREA		BALCONY	
	In Sq. mt.	In Sq. ft.	In Sq. mt.	In Sq. ft.	In Sq. mt.	In Sq. ft.
GROUND	30.07	314.09	18.40	197.96	-	-
FIRST	30.07	314.09	21.23	228.41	-	-
MUMTY	9.34	100.50	-	-	-	-
TOTAL	69.48	747.64	39.63	426.37	-	-

PLOT NO. 65 & 66

Project:

PROPOSED LAYOUT PLAN OF
CHIEF MINISTER JAN AVAS Yojna-2015
PROVISION 3B" KHASRA NO- 231/6,
233/5 AT REVENUE-VILLAGE-KANAKPURA,
TEH.-JAIPUR, JAIPUR

Architect

NAVEEN K. JAIN
B. ARCH
CA No. 96/20354

Applicant:

Kedia Builders And Colonizers Pvt. Ltd
Shashi
Director/ Authorised Signatory

Drawing Title:

EWS
PLANS, ELEVATION & SECTION

Scale:

1:100

North:



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Check List for Building Plan Approval of CMJAY Projects "NIKUNJ VILLAS PHASE-02"

Applicant Name:

Kedia Builders & Colonizers Pvt.Ltd.

Date

Architect Name& Registration no.: Naveen Kumar Jain (Architect)

CA/96/20354

Address (Proposed Building):

Khasra no.231/6 , 233/5 At Revenue,Village-
Kanakpura,Teh.-Jaipur, Dist.- Jaipur, Rajasthan

Width of Approach road:

30'-0" (9.00 m)

Residential Area in Phase-2 (Sq.mt): 555.65 Sq.m.

Details of Plots (In Phase-02):

Type	No.of Plots	Carpet Area (sq.mt.)	Balcony Area (sq.mt.)	Parking (Two wheeler)
EWS	14	642.24	33.03	14
LIG	-	-	-	-
Total	14	642.24	33.03	14

Applicant Name:

Kedia Builders & Colonizers Pvt.Ltd.

Proposed site :

Khasra no. 231/6 , 233/5 At Revenue,Village-Kanakpura,
Teh.-Jaipur, Dist.- Jaipur, Rajasthan

Area Phase-02 (Sq.mt.)

1107.71

Architect :-

Naveen Jain
Naveen Kumar Jain
NAVEEN K. JAIN
B. ARCH
CA/96/20354
CA No. 96/20354

Registration No.:-