




# ਅੰਮ੍ਰਿਤਸਰ ਵਿਕਾਸ ਅਥਾਰਟੀ

ਪੁੱਡਾ ਭਵਨ, ਗਰੀਨ ਐਵੀਨਿਊ, ਅੰਮ੍ਰਿਤਸਰ

## ਜਨਤਕ ਸੂਚਨਾ

ਆਮ ਜਨਤਾ ਨੂੰ ਸੂਚਿਤ ਕੀਤਾ ਜਾਂਦਾ ਹੈ ਕਿ ਅੰਮ੍ਰਿਤਸਰ ਵਿਕਾਸ ਅਥਾਰਟੀ, ਅੰਮ੍ਰਿਤਸਰ ਵੱਲੋਂ ਰਿਹਾਇਸ਼ੀ ਕਲੋਨੀ "Experion Virsa" (ਰਕਬਾ 93.265 ਏਕੜ) ਪਿੰਡ ਮਾਨਾਵਾਲਾ, ਰੱਖਝੀਤਾ ਅਤੇ ਬਿਸ਼ੰਬਰਪੁਰਾ, ਤਹਿਸੀਲ ਅਤੇ ਜਿਲ੍ਹਾ ਅੰਮ੍ਰਿਤਸਰ ਨੂੰ ਲਾਇਸੰਸ ਨੰ. LDC-ADA/2019/40 ਮਿਤੀ 13/06/2019 ਰਾਹੀਂ ਜਾਰੀ ਕੀਤਾ ਗਿਆ ਹੈ। ਕਲੋਨੀ ਦੇ ਪ੍ਰਮੋਟਰ ਵੱਲੋਂ ਪ੍ਰਵਾਨਤ ਰਿਵਾਇਜ਼ਡ ਲੇ-ਆਊਟ ਪਲੈਨ (ਡਰਾਇੰਗ ਨੰ. SB/A/01 ਮਿਤੀ 28/04/2022) ਵਿੱਚ ਪੈਂਦੇ ਰਕਬੇ 34.114 ਏਕੜ (ਜਿਸ ਵਿੱਚ ਪਲਾਟ ਨੰ. 392-430, 433-490, 494-574 ਸ਼ਾਮਿਲ ਹਨ) ਦਾ ਪਾਰਸੀਅਲ ਕੰਪਲੀਸ਼ਨ ਲੈਣ ਦੀ ਪ੍ਰਤੀ-ਬੇਨਤੀ ਦਿੱਤੀ ਹੈ। ਉਕਤ ਏਰੀਏ ਦਾ ਪਾਰਸੀਅਲ ਕੰਪਲੀਸ਼ਨ ਸਰਟੀਫਿਕੇਟ ਜਾਰੀ ਕਰਨ ਸਬੰਧੀ ਜੇਕਰ ਕਿਸੇ ਨੂੰ ਇਤਰਾਜ਼ ਹੋਵੇ ਤਾਂ ਉਹ ਇਸਤਿਹਾਰ ਜਾਰੀ ਹੋਣ ਤੋਂ 7 ਦਿਨਾਂ ਦੇ ਅੰਦਰ-ਅੰਦਰ ਇਸ ਦਫਤਰ ਨੂੰ ਲਿਖਤੀ ਰੂਪ ਵਿੱਚ ਸੂਚਿਤ ਕਰ ਸਕਦਾ ਹੈ। ਜੇਕਰ ਨਿਸ਼ਚਿਤ ਸਮੇਂ ਅੰਦਰ ਕੋਈ ਇਤਰਾਜ਼ ਪ੍ਰਾਪਤ ਨਹੀਂ ਹੁੰਦਾ ਤਾਂ ਪਾਰਸੀਅਲ ਕੰਪਲੀਸ਼ਨ ਜਾਰੀ ਕਰਨ ਸਬੰਧੀ ਅਗਲੇਰੀ ਕਾਰਵਾਈ ਆਰੰਭ ਦਿੱਤੀ ਜਾਵੇਗੀ। ਇਸ ਸਮੇਂ ਤੋਂ ਬਾਅਦ ਪ੍ਰਾਪਤ ਹੋਏ ਇਤਰਾਜ਼ ਵਿਚਾਰਨ ਯੋਗ ਨਹੀਂ ਹੋਣਗੇ। ਕਲੋਨੀ ਦਾ ਲੇ-ਆਊਟ ਪਲੈਨ ਜਿਸ ਤੇ ਪ੍ਰਮੋਟਰ ਵੱਲੋਂ ਡਿਵੈਲਪ ਕੀਤਾ ਏਰੀਆ ਮਾਰਕ ਕੀਤਾ ਹੈ, Website:- [adaamritsar.gov.in](http://adaamritsar.gov.in) ਤੇ ਉਪਲੱਬਧ ਹੈ। ਇਸ ਨੂੰ ਨਿਰੀਖਣ ਲਈ ਹੇਠ ਲਿਖੀਆਂ ਥਾਵਾਂ ਤੇ ਵੀ ਪ੍ਰਦਰਸ਼ਿਤ ਕੀਤਾ ਗਿਆ ਹੈ:-

- 1) ਨੋਟਸ ਬੋਰਡ, ਜ਼ਮੀਨੀ ਮੰਜਿਲ, ਏਡੀਏ, ਅੰਮ੍ਰਿਤਸਰ, ਪੁੱਡਾ ਭਵਨ, ਗਰੀਨ ਐਵੀਨਿਊ, ਅੰਮ੍ਰਿਤਸਰ।
- 2) ਦਫਤਰ ਸੀਨੀਅਰ ਨਗਰ ਯੋਜਨਾਕਾਰ, ਅੰਮ੍ਰਿਤਸਰ, ਚੌਥੀ ਮੰਜਿਲ, ਪੁੱਡਾ ਭਵਨ, ਗਰੀਨ ਐਵੀਨਿਊ, ਅੰਮ੍ਰਿਤਸਰ।
- 2) ਦਫਤਰ ਜਿਲ੍ਹਾ ਨਗਰ ਯੋਜਨਾਕਾਰ, ਅੰਮ੍ਰਿਤਸਰ, ਗਰੀਨ ਐਵੀਨਿਊ, ਅੰਮ੍ਰਿਤਸਰ।

  
ਮੁੱਖ ਪ੍ਰਸ਼ਾਸਕ  
ਅੰਮ੍ਰਿਤਸਰ ਵਿਕਾਸ ਅਥਾਰਟੀ  
ਅੰਮ੍ਰਿਤਸਰ






# Amritsar Development Authority

PUDA Bhawan, Green Avenue, Amritsar

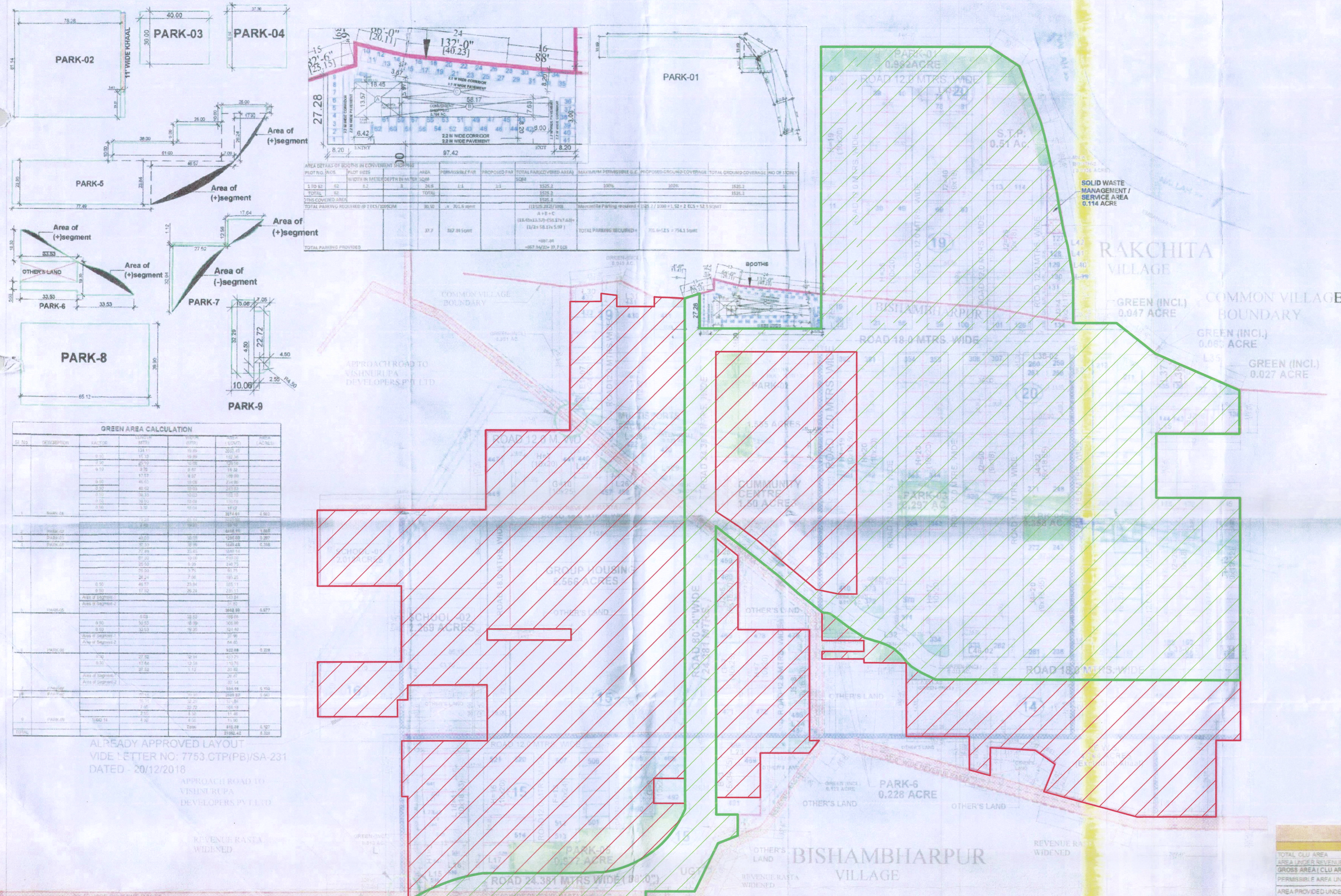
## Public Notice

The general public is informed that Amritsar Development Authority, Amritsar has been issued Licence No. LDC/2019/40 Dated 13/06/2019 to the Residential colony "Experion Virsa" at village Manawala, Bishambarpura & Rakhjheeta, Tehsil & Distt. Amritsar (Area 93.265 Acre). A request for issue of Partial Completion Certificate has been given by promoter for the area of 34.114 acres (Including plots no. 392-430, 433-490 & 494-574) falling in the approved revised layout plan (Drawing Number SB/A/01 dated 28/04/2022) of the colony. If anyone has any objection regarding the issue of Partial Completion Certificate of the said area, he can inform this office in writing within 7 days from the issue of advertisement. If no objection is received within the specified time, further action will be initiated to issue partial completion certificate. Objections received after this time will not eligible to considered. The layout plan of the colony with the developed area marked by the promoter is available at Website:- [adaamritsar.gov.in](http://adaamritsar.gov.in). It has also been displayed on the following places for inspection:-

- 1) Notice Board, Ground floor, ADA, Amritsar, PUDA Bhawan, Green Avenue, Amritsar.
- 2) Office of Senior Town Planner, Amritsar, 4<sup>th</sup> Floor, PUDA Bhawan, Green Avenue, Amritsar.
- 3) Office of District Town Planner, Amritsar, Green Avenue, Amritsar.

  
Chief Administrator  
Amritsar Development Authority  
Amritsar

ALREADY OBTAINED PARTIAL COMPLETION - 41 ACRES  
 APPLIED FOR PARTIAL COMPLETION - 34.114 ACRES



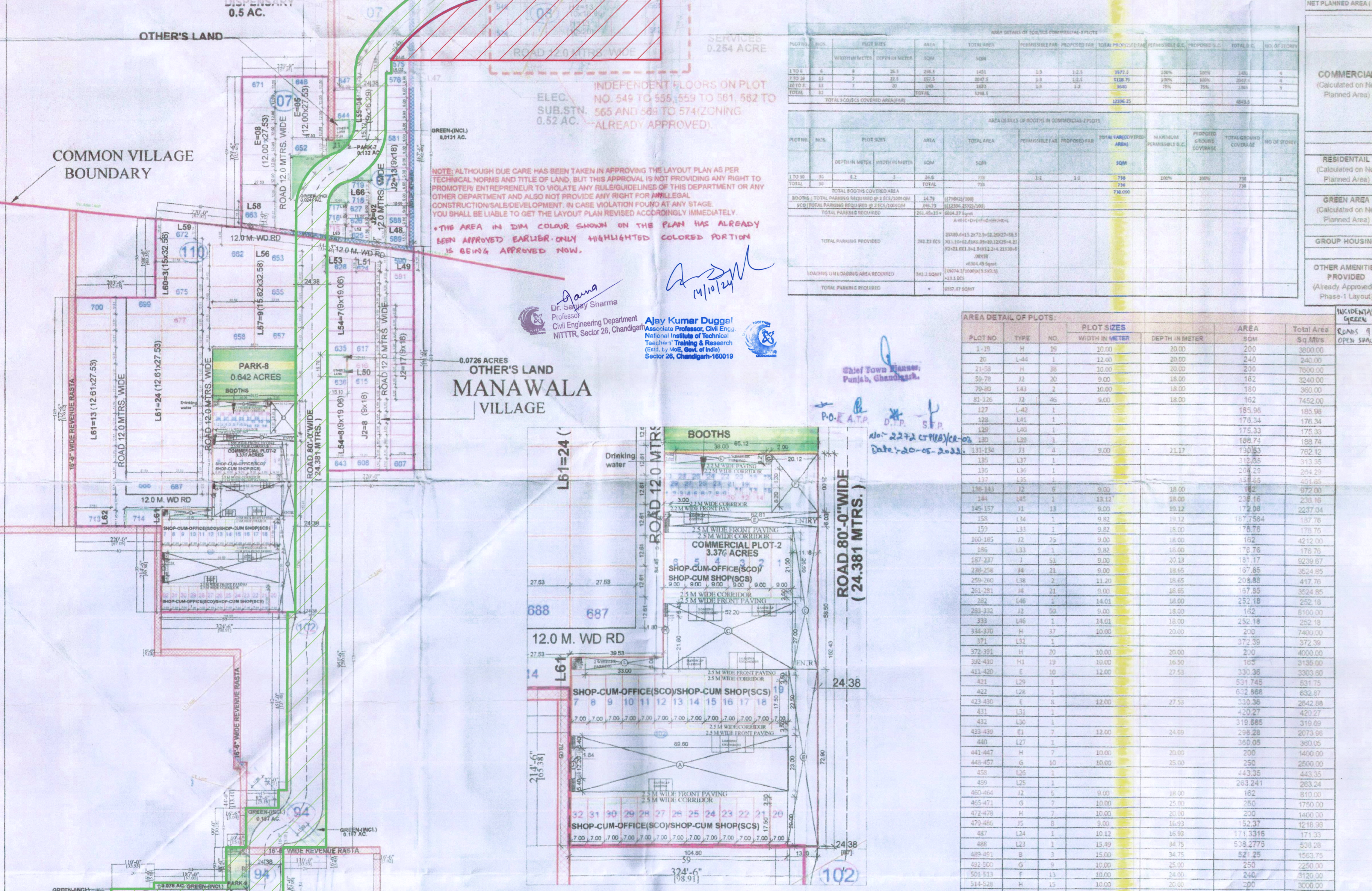
### LEGEND

- SCHEME BOUNDARY
- VILLAGE BOUNDARY
- KHAAL
- RASTA
- NALLAH
- AREA FOR ROAD WIDENING
- 440V LT LINE TO BE SHIFTED.
- 11KV HT LINE TO BE SHIFTED.
- PLOTS RESERVED UNDER HTLINE 11KV.

### AREA CHART

| Category                                      | Area (Acres) |
|---|--------------|
| TOTAL C.U. AREA                               | 84.32        |
| AREA RESERVED UNDER HTLINE 11KV               | 1.68         |
| AREA RESERVED UNDER HTLINE 440V               | 1.68         |
| NET PLANNED AREA (C.U. AREA - RESERVED AREAS) | 81.96        |

NOTE: As per approved layout plan. Plots under HT Line/HT Line setback shall not be Sold / Developed until the HT Line Shifts and these plots Unreserved in Layout plan.



### AREA DETAIL OF PLOTS

| PLOT NO. | TYPE | NO. | PLOT SIZE (MxM) | AREA (Sq.M) | Total Area (Sq.M) |
|----------|------|-----|-----------------|-------------|-------------------|
| 1-28     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-29     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-30     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-31     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-32     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-33     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-34     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-35     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-36     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-37     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-38     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-39     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-40     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-41     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-42     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-43     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-44     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-45     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-46     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-47     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-48     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-49     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-50     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-51     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-52     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-53     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-54     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-55     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-56     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-57     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-58     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-59     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-60     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-61     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-62     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-63     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-64     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-65     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-66     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-67     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-68     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-69     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-70     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-71     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-72     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-73     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-74     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-75     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-76     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-77     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-78     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-79     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-80     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-81     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-82     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-83     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-84     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-85     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-86     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-87     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-88     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-89     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-90     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-91     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-92     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-93     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-94     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-95     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-96     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-97     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-98     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-99     | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-100    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |

### AREA DETAIL OF PLOTS (Continued)

| PLOT NO. | TYPE | NO. | PLOT SIZE (MxM) | AREA (Sq.M) | Total Area (Sq.M) |
|----------|------|-----|-----------------|-------------|-------------------|
| 1-101    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-102    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-103    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-104    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-105    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-106    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-107    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-108    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-109    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-110    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-111    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-112    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-113    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-114    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-115    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-116    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-117    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-118    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-119    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |
| 1-120    | R    | 30  | 21.00 x 20.00   | 420.00      | 6300.00           |

### DENSITY CALCULATION

| PERMISSIBLE DENSITY @ 200 P.P.A.                  | AREA IN ACRES | POPULATION |
|---|---------------|------------|
| Plots @ 15 per plots                              | 719           | 10785      |
| EVS Plot @ 2000 P.P.A.                            | 4.763         | 1429       |
| CONVENIENT SHOPPING BOOTHS @ 100 P.P.A.           | 0.784         | 414        |
| COMMERCIAL PLOT-2 SHOP-CUM-OFF-BOOTH @ 100 P.P.A. | 3.376         | 337        |
| GROUP HOUSING @ 500 P.P.A.                        | 2.556         | 1070       |
| SCHOOL @ 100 P.P.A.                               | 2.018         | 202        |
| SCHOOL-2 @ 100 P.P.A.                             | 2.229         | 227        |
| MILK BOOTHS @ 100 P.P.A.                          | 0.0226        | 2          |
| MILK BOOTHS @ 100 P.P.A.                          | 0.0226        | 2          |
| COMMUNITY CENTRE @ 100 P.P.A.                     | 1.500         | 150        |
| DISPENSARY @ 100 P.P.A.                           | 0.500         | 50         |
| <b>TOTAL DENSITY</b>                              | <b>12686</b>  |            |

### GREEN AREA CALCULATION

| SI No.       | DESCRIPTION | AREA (ACRES) |
|--------------|-------------|--------------|
| 1            | PARK-01     | 0.98         |
| 2            | PARK-02     | 1.95         |
| 3            | PARK-03     | 0.29         |
| 4            | PARK-04     | 0.39         |
| 5            | PARK-05     | 0.97         |
| 6            | PARK-06     | 0.24         |
| 7            | PARK-07     | 0.13         |
| 8            | PARK-08     | 0.84         |
| 9            | PARK-09     | 0.12         |
| <b>TOTAL</b> | <b>6.92</b> |              |

### ACHIEVED SALEABLE AREA

| S.NO.                      | ITEMS                          | AREA IN ACRES |
|----------------------------|--------------------------------|---------------|
| 1                          | 1 PLOTTED AREA + GROUP HOUSING | 37.455-9.568  |
| 2                          | 2 COMMERCIAL                   | 1.8885        |
| 3                          | 3 MILK BOOTHS-1                | 0.0226        |
| 4                          | 4 MILK BOOTHS-2                | 0.0226        |
| 5                          | 5 EVS AREA                     | 49.65         |
| <b>TOTAL SALEABLE AREA</b> | <b>EFFICIENCY ACHIEVED</b>     | <b>83.24%</b> |

DEVELOPED BY - PARADORE DEVELOPERS (AMRITSAR) PVT. LTD.  
 SUBMISSION AS PER P.A.P.R.A.  
 PROJECT - EXPERION VIRSA, TOWN SHIP AT AMRITSAR  
 DRAWING TITLE - REVISED LAYOUT PLAN  
 ARCHITECT SIGN -  
 OWNER SIGN -

116, NEW MANGLAPURI, MEHRALI GURGAON ROAD NEW DELHI-30  
 TEL. 23809974, 75.76 FAX. 28808384  
 E MAIL - info@gridpic.com

ARCHITECT SIGN -  
 OWNER SIGN -

DRG. NO. SB/A/01  
 DATE 28-04-22  
 SCALE 1:2000

