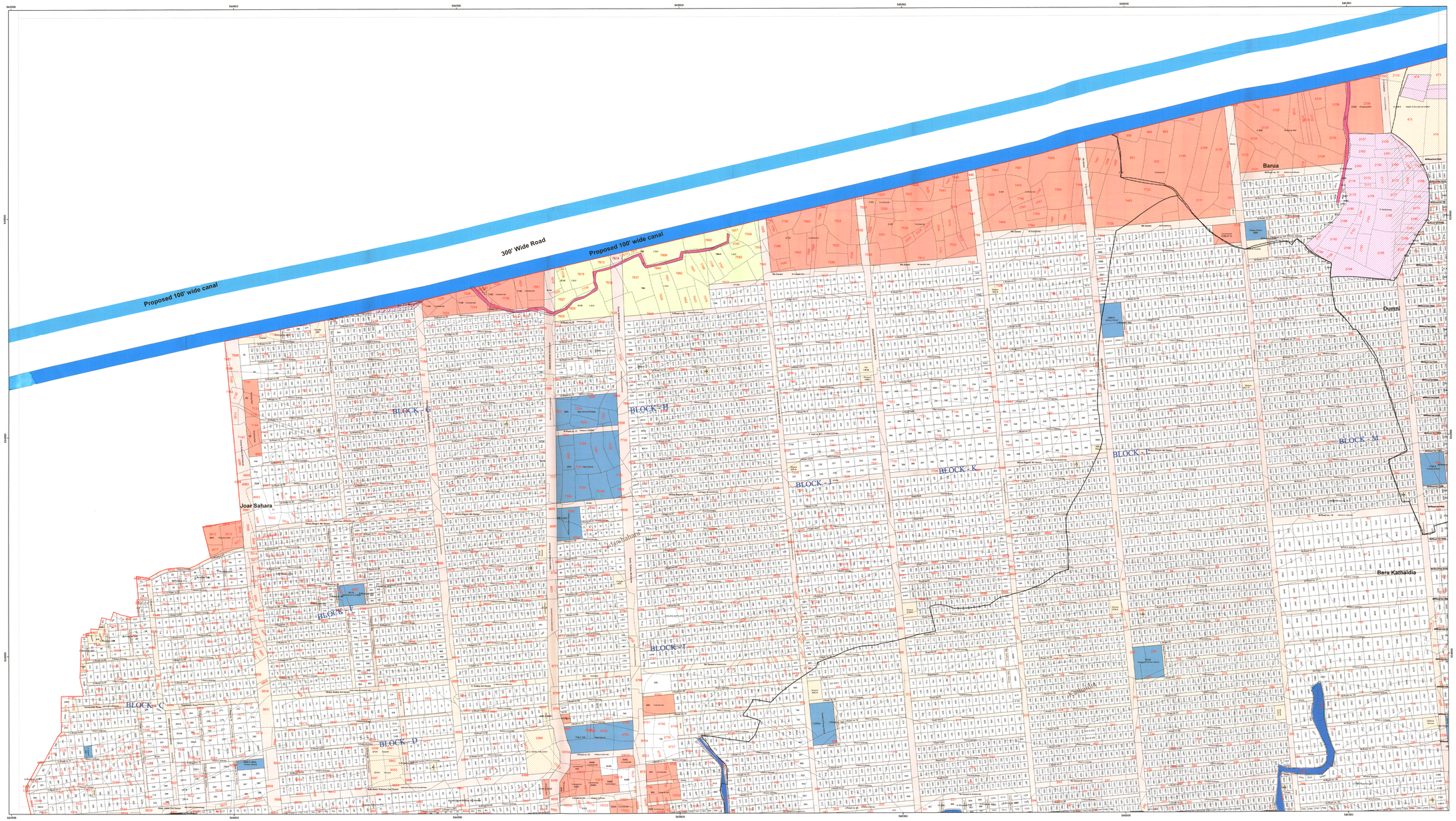
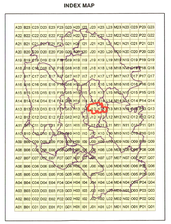
SHEET 1 of 4

Detailed Layout Plan on RS Map of Bashundhara Residential Area (Phase 1 & Phase 2)

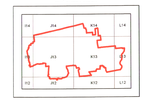
1:1,980 N 0 0.0325 0.065 0.13 Kilometers



INDEX MAP



DAP SHEET INDEX



ADMINISTRATIVE INDEX

Coordinate System: BTM
Projection: Transverse Mercator
Datum: Bangladesh 1975
False Easting: 500,000.000
False Northing: -2,000,000.0000
Central Meridian: 90.0000
Scale Factor: 0.9999
Latitude Of Origin: 0.0000
Units: Meter

REFERENCE BM
PC
PL : 8.67 m PWD
Easting: 545,000.00 m
Northing: 2,459,957.13 m
Location: Bashundhara Project
Block – M, Plot-01

Date of Print: January 06,2016

DEVELOPER
East West Property Development (Pvt.) Ltd.
Bashundhara Corporate Office
Plot# 132,8, Block# K, Road# 02
Bashundhara Residential Area
Dhaka-1229

Government of the People's Republic of Bangladesh
Ministry of Housing and Public Works
Rajdhani Unnayan Kartripakkha (RAJUK)

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DETAILED LANDUSE SCHEDULE

As per tohib 3 of private residential Land Development Rule,2004 (Ammended in 2016)

	CATEGORY	Requirment Area in Acre	Project Area in Acre	Remarks
A	Education			
1	Nursery & Primary School	41.91	33.87	-08.04
2	Secondary school & College	46.23	36.40	-9.82
3	University		4.20	
	Total	90.14	72.47	-19.67
B	Health			
1	Small Clinic & Hospital	34.67	31.77	-2.89
	Total	34.67	31.77	-2.89
C	Community Service (A Sports Club & Community Centre)			
1	Community Center		7.31	-01.86
2	Kuri House		0.93	+0.59
3	WASA		1.45	+1.01
4	Fire Station		1.39	+1.39
5	Police Office/Electricity		0.50	+0.50
6	Police Box		0.12	+0.12
7	TTAG Gas (DPS & TEG)		0.18	+0.18
8	D.C.C		0.32	+0.32
9	Sewerage Treatment Plant		10.78	+10.74
10	T & T		0.40	+0.40
11	D.I.S		0.85	+0.26
12	Post office	20.13	0.43	+0.43
	Total	20.13	35.20	+9.08
D	Commercial			
1	Shopping Center/Corner Shop /Market/Kacha bazar	34.67	106.25	+161.58
	Total	34.67	106.25	+161.58
E	Administrative			
1	Central Business District	20.13	33.53	+12.41
	Total	20.13	33.53	+12.41
F	Community Service			
1	Religious	20.13	13.87	-11.24
2	Graveyard		3.47	+3.47
	Total	20.13	17.34	-6.76
G	Recreation			
1	Playground/Play Field	20.28	34.87	+4.59
2	Park / Lake/Khal	34.67	62.17	+27.50
3	Green Space		14.44	+14.44
	Total	54.94	91.48	+32.54
	Total Area for communitty Facilities Excluding road.	**298.15**	**435.42**	**+137.27**
H	Road			
1	All Type of residential Road	693.38	683.02	-10.36
	Total Area for community Facilities & Residential Area	991.53	1138.44	+146.91
I	Residential Area			
1	10.0 Kattha		191.49	
2	7.5 Kattha		1005.96	
3	6.0 Kattha		844.56	
4	5.0 Kattha		613.78	
5	7.0 Kattha		8.43	
6	7.5 Kattha		91.76	
	Irregular		153.36	
	Total Residential Area		2918.36	
K	Government Land Hotel,Khal Khals		114.40	
1	Amused Office,Upazila Parishad			
	Total Project Area(I+J)		**3415.20**	

Legend

- Project Boundary
- Block Boundary
- Administrative
- Commercial
- Court of Wards
- Educational
- Hotel
- Health
- Others Government Land
- Recreational
- Residential
- Road Network
- Utility & Community Services
- Waterbody
- Unpurchased Area
- RS Mouza Boundary
- RS Plot line

DEVELOPER

Town Planner East West Property Development (Pvt.) Ltd.	
Engineer East West Property Development (Pvt.) Ltd.	
Architect East West Property Development (Pvt.) Ltd.	
Chairman East West Property Development (Pvt.) Ltd.	

এই পরিকল্পনা সমন্বয় কমিটির (APCC) ৭ সিদ্ধান্ত মোতাবেক্ষে
সভাপতি প্রধান নগর পরিকল্পনাবিদ
রাজউক কর্তৃক স্বাক্ষরিত।

APPROVAL COMMITTEE as per Private Residential Land Development Rule,2004 (Ammended in 2015)

Chief Town Planner (RAJUK)		
Member of Planning (RAJUK)		
Chairman (RAJUK)		