

GMADA

**GREATER MOHALI AREA DEVELOPMENT AUTHORITY,  
PUDA BHAWAN, SECTOR-62, MOHALI**

**PUBLIC NOTICE**

**Regarding Amendment in approved layout plan of Affordable Plotted Colony namely Jubilee City Garden at Village Chappar Chiri Kalan, Distt. SAS Nagar, Punjab, being developed by M/s Jubilee Joy Homes LLP.**


Competent Authority-cum-Chief Administrator, GMADA had released the Layout Plan bearing drawing no. 01 dated 07.03.2022 of affordable residential colony situated at village Chappar Chiri Khurad, Distt. SAS Nagar along with license bearing no. LDC-40/2022 dated 31.03.2022. Now the Promoter Company has requested the office of Competent Authority, GMADA, S.A.S. Nagar for approval of Supplementary License for addition of 1.29 Acres of area to the earlier approved colony measuring an area 25.02 acres and Revised Layout Plan which was discussed and approved in the 17<sup>th</sup> Meeting of Layout Plan Approval Committee under the Chairmanship of Chief Administrator, GMADA held on 12.06.2024. The promoter has incorporated following amendments in the previous approved layout Plan of the project:-

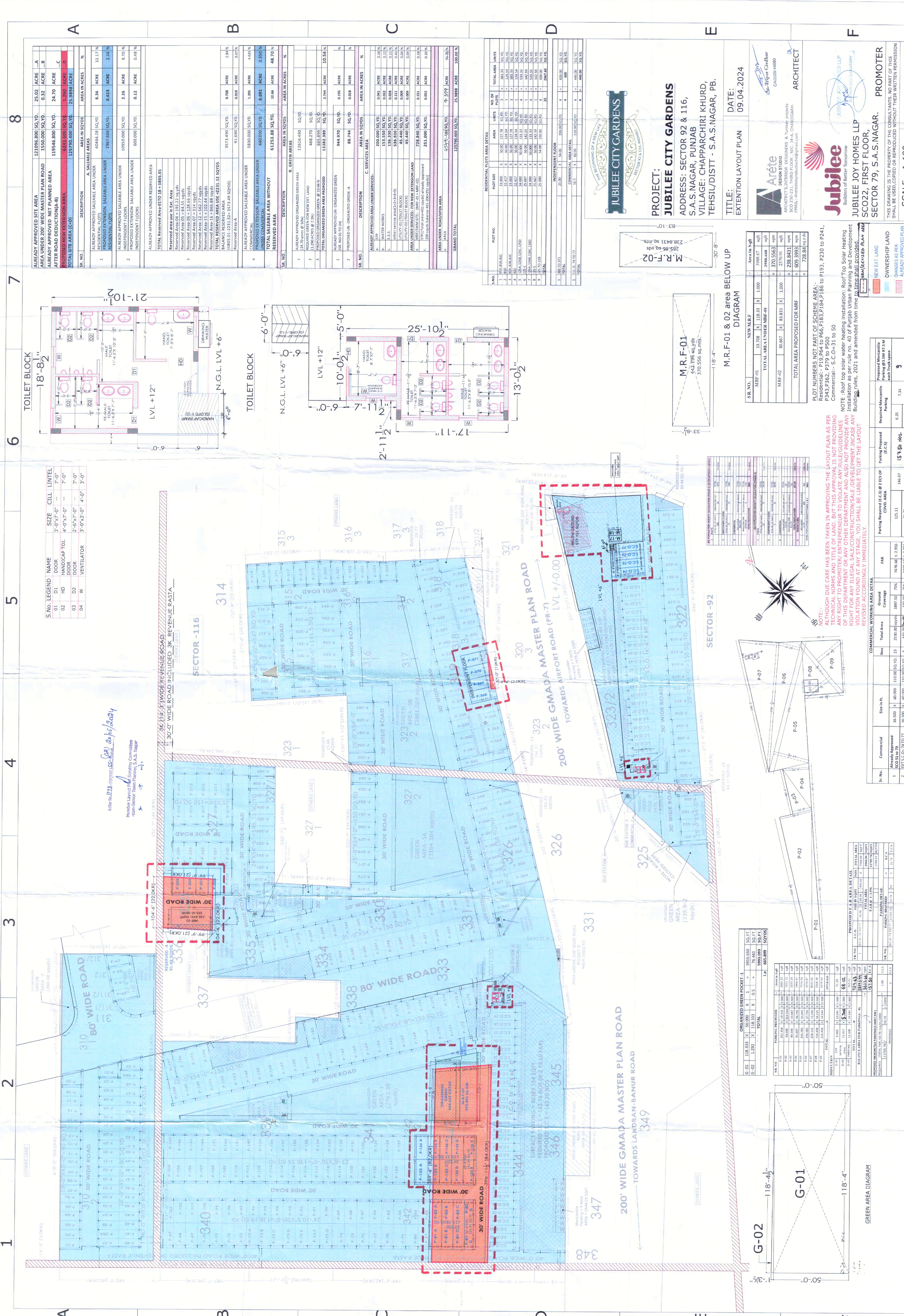
1. The 30 feet wide road adjoining Reserved-05 and Reserved-04, 05, 06 have now been removed and 18 Plot nos. P81(A-D), P-82(A-D), P-125 (A-E), P-126 (A-E) Plot No. 1026, Organized Green (665.669 Sq.m) and MRF-01 (370.556 Sq.m.) have been proposed by adding some area to the project.
2. Internal planning of the Toilet Block adjoining SCO 30 and SCO 51 has been changed, however the size of block is unchanged.
3. Reserved-07 adjoining plot no. P-220 has been removed. Plot Nos. 225 to P-228, MRF site-02 (238.8431 sq.m.) and Reserved-A (91.69 Sq.yds.) have been proposed by adding some area to the project.
4. Plot Nos. P-368 to P-371 have been proposed by removing Reserved-12 (562.77 sq.yds) adjoining plot no. P-367 and adding some area to the project.
5. Reserved-16, Reserved-15 adjoining SCO no. 73 and MRF site has been removed and SCO Nos. 74-77 have proposed.
6. The area of site for Under Ground STP has been increased from 200 sq.yds. to 451 sq.yds.
7. No area has been marked as Land pooling area. Now the area under project has been shown under ownership and New Extension land.

Because the promoter has incorporated certain amendments in the earlier approved layout Plan of the colony, therefore before approval of the revised layout plan, the interested persons in this colony may be informed about these amendments and asked to file their suggestions/ objections, if any in this regard.

In the light of above, the public notice is hereby published for inviting suggestions/ objections from the persons interested in this project.

The New Revised layout plan has been uploaded on GMADA website [www.gmada.gov.in](http://www.gmada.gov.in) for inspection of the public. Those desirous may submit their suggestions/ objections in writing within 15 days from the date of publication of this notice to the office of the undersigned, failing which Revised layout plan will be released to the promoter.

  
**Chief Administrator,  
GMADA, S.A.S. Nagar.**



**S.No. LEGEND NAME SIZE CILL LINTEL**

01	DI	DOOR	3'-0" x 7'-0"	7'-0"	7'-0"
02	HD	HANDICAP TOI	4'-0" x 7'-0"	7'-0"	7'-0"
03	D2	DOOR	2'-6" x 7'-0"	7'-0"	7'-0"
04	W	VENTILATOR	3'-0" x 3'-0"	4'-0"	3'-0"

Letter No. 1723, dated 20/06/2024  
 Member Layout Plan Scrutiny Committee  
 - Senior Town Planner, S.A.S. Nagar

**Table A: Area Details**

ALREADY APPROVED SITE AREA	12106.800 SQ.YD.	26.02	ACRE
ALREADY UNDER 200' WIDE MASTER PLAN ROAD	15500.000 SQ.YD.	0.32	ACRE
ALREADY APPROVED NET PLANNED AREA	11546.800 SQ.YD.	24.70	ACRE
PROPOSED NEW EXTENSION (A-B)	6243.600 SQ.YD.	1.290	ACRE
<b>TOTAL SITE AREA (C+D)</b>	<b>12370.400 SQ.YD.</b>	<b>12.988</b>	<b>ACRE</b>

**Table B: Salable Areas**

ALREADY APPROVED SALABLE AREA UNDER RESIDENTIAL FLOORS	40466.28 SQ.YD.	8.36	ACRE
PROPOSED EXTENSION SALABLE AREA UNDER RESIDENTIAL FLOORS	2867.668 SQ.YD.	0.613	ACRE
ALREADY APPROVED SALABLE AREA UNDER PROPOSED EXTENSION SALABLE AREA UNDER INDEPENDENT FLOORS	10993.000 SQ.YD.	2.24	ACRE
ALREADY APPROVED SALABLE AREA UNDER PROPOSED EXTENSION SALABLE AREA UNDER INDEPENDENT FLOORS	600.000 SQ.YD.	0.12	ACRE
<b>TOTAL RESERVED AREA (E+F+G+H)</b>	<b>3773.490 SQ.YD.</b>	<b>0.79</b>	<b>ACRE</b>
PROPOSED AREA A	91.694 SQ.YD.	0.02	ACRE
ALREADY APPROVED SALABLE AREA UNDER PROPOSED EXTENSION SALABLE AREA UNDER INDEPENDENT FLOORS	5830.000 SQ.YD.	1.20	ACRE
PROPOSED EXTENSION SALABLE AREA UNDER INDEPENDENT FLOORS	4000.000 SQ.YD.	0.891	ACRE
<b>TOTAL SALABLE AREA WITHOUT RESERVED AREA</b>	<b>61251.88 SQ.YD.</b>	<b>12.46</b>	<b>ACRE</b>
<b>TOTAL SALABLE AREA WITH RESERVED AREA</b>	<b>65025.37 SQ.YD.</b>	<b>13.25</b>	<b>ACRE</b>

**Table C: Green Areas**

ALREADY APPROVED ORGANIZED GREEN AREA (S.A.S. NAGAR)	12616.490 SQ.YD.	2.69	ACRE
PROPOSED ORGANIZED GREEN AREA (S.A.S. NAGAR)	468.270 SQ.YD.	0.10	ACRE
PROPOSED ORGANIZED GREEN AREA (S.A.S. NAGAR)	655.870 SQ.YD.	0.14	ACRE
PROPOSED ORGANIZED GREEN AREA (S.A.S. NAGAR)	13282.890 SQ.YD.	2.74	ACRE
<b>TOTAL ORGANIZED GREEN AREA PROPOSED</b>	<b>14517.520 SQ.YD.</b>	<b>3.08</b>	<b>ACRE</b>
ALREADY APPROVED UNORGANIZED GREEN AREA (S.A.S. NAGAR)	948.970 SQ.YD.	0.21	ACRE
PROPOSED UNORGANIZED GREEN AREA (S.A.S. NAGAR)	88.744 SQ.YD.	0.02	ACRE
<b>TOTAL UNORGANIZED GREEN AREA</b>	<b>1037.714 SQ.YD.</b>	<b>0.23</b>	<b>ACRE</b>

**Table D: Services Areas**

ALREADY APPROVED ORGANIZED SERVICES AREA (S.A.S. NAGAR)	100.000 SQ.YD.	0.02	ACRE
PROPOSED ORGANIZED SERVICES AREA (S.A.S. NAGAR)	133.330 SQ.YD.	0.03	ACRE
PROPOSED ORGANIZED SERVICES AREA (S.A.S. NAGAR)	34.220 SQ.YD.	0.01	ACRE
PROPOSED ORGANIZED SERVICES AREA (S.A.S. NAGAR)	54.220 SQ.YD.	0.12	ACRE
PROPOSED ORGANIZED SERVICES AREA (S.A.S. NAGAR)	45.440 SQ.YD.	0.01	ACRE
ALREADY APPROVED UNORGANIZED SERVICES AREA (S.A.S. NAGAR)	378.840 SQ.YD.	0.82	ACRE
PROPOSED UNORGANIZED SERVICES AREA (S.A.S. NAGAR)	351.800 SQ.YD.	0.76	ACRE
<b>TOTAL UNORGANIZED SERVICES AREA</b>	<b>730.640 SQ.YD.</b>	<b>0.16</b>	<b>ACRE</b>
<b>GRAND TOTAL</b>	<b>127790.400 SQ.YD.</b>	<b>25.988</b>	<b>ACRE</b>

**Table E: Residential Plots Area Detail**

S.No.	Plot No.	Area	No. of Units	Total Area	Units
1	M.R.F-01	2000	50	2000	50
2	M.R.F-02	2000	50	2000	50
3	M.R.F-03	2000	50	2000	50
4	M.R.F-04	2000	50	2000	50
5	M.R.F-05	2000	50	2000	50
6	M.R.F-06	2000	50	2000	50
7	M.R.F-07	2000	50	2000	50
8	M.R.F-08	2000	50	2000	50
9	M.R.F-09	2000	50	2000	50
10	M.R.F-10	2000	50	2000	50
11	M.R.F-11	2000	50	2000	50
12	M.R.F-12	2000	50	2000	50
13	M.R.F-13	2000	50	2000	50
14	M.R.F-14	2000	50	2000	50
15	M.R.F-15	2000	50	2000	50
16	M.R.F-16	2000	50	2000	50
17	M.R.F-17	2000	50	2000	50
18	M.R.F-18	2000	50	2000	50
19	M.R.F-19	2000	50	2000	50
20	M.R.F-20	2000	50	2000	50
21	M.R.F-21	2000	50	2000	50
22	M.R.F-22	2000	50	2000	50
23	M.R.F-23	2000	50	2000	50
24	M.R.F-24	2000	50	2000	50
25	M.R.F-25	2000	50	2000	50
26	M.R.F-26	2000	50	2000	50
27	M.R.F-27	2000	50	2000	50
28	M.R.F-28	2000	50	2000	50
29	M.R.F-29	2000	50	2000	50
30	M.R.F-30	2000	50	2000	50
31	M.R.F-31	2000	50	2000	50
32	M.R.F-32	2000	50	2000	50
33	M.R.F-33	2000	50	2000	50
34	M.R.F-34	2000	50	2000	50
35	M.R.F-35	2000	50	2000	50
36	M.R.F-36	2000	50	2000	50
37	M.R.F-37	2000	50	2000	50
38	M.R.F-38	2000	50	2000	50
39	M.R.F-39	2000	50	2000	50
40	M.R.F-40	2000	50	2000	50
41	M.R.F-41	2000	50	2000	50
42	M.R.F-42	2000	50	2000	50
43	M.R.F-43	2000	50	2000	50
44	M.R.F-44	2000	50	2000	50
45	M.R.F-45	2000	50	2000	50
46	M.R.F-46	2000	50	2000	50
47	M.R.F-47	2000	50	2000	50
48	M.R.F-48	2000	50	2000	50
49	M.R.F-49	2000	50	2000	50
50	M.R.F-50	2000	50	2000	50
51	M.R.F-51	2000	50	2000	50
52	M.R.F-52	2000	50	2000	50
53	M.R.F-53	2000	50	2000	50
54	M.R.F-54	2000	50	2000	50
55	M.R.F-55	2000	50	2000	50
56	M.R.F-56	2000	50	2000	50
57	M.R.F-57	2000	50	2000	50
58	M.R.F-58	2000	50	2000	50
59	M.R.F-59	2000	50	2000	50
60	M.R.F-60	2000	50	2000	50
61	M.R.F-61	2000	50	2000	50
62	M.R.F-62	2000	50	2000	50
63	M.R.F-63	2000	50	2000	50
64	M.R.F-64	2000	50	2000	50
65	M.R.F-65	2000	50	2000	50
66	M.R.F-66	2000	50	2000	50
67	M.R.F-67	2000	50	2000	50
68	M.R.F-68	2000	50	2000	50
69	M.R.F-69	2000	50	2000	50
70	M.R.F-70	2000	50	2000	50
71	M.R.F-71	2000	50	2000	50
72	M.R.F-72	2000	50	2000	50
73	M.R.F-73	2000	50	2000	50
74	M.R.F-74	2000	50	2000	50
75	M.R.F-75	2000	50	2000	50
76	M.R.F-76	2000	50	2000	50
77	M.R.F-77	2000	50	2000	50
78	M.R.F-78	2000	50	2000	50
79	M.R.F-79	2000	50	2000	50
80	M.R.F-80	2000	50	2000	50
81	M.R.F-81	2000	50	2000	50
82	M.R.F-82	2000	50	2000	50
83	M.R.F-83	2000	50	2000	50
84	M.R.F-84	2000	50	2000	50
85	M.R.F-85	2000	50	2000	50
86	M.R.F-86	2000	50	2000	50
87	M.R.F-87	2000	50	2000	50
88	M.R.F-88	2000	50	2000	50
89	M.R.F-89	2000	50	2000	50
90	M.R.F-90	2000	50	2000	50
91	M.R.F-91	2000	50	2000	50
92	M.R.F-92	2000	50	2000	50
93	M.R.F-93	2000	50	2000	50
94	M.R.F-94	2000	50	2000	50
95	M.R.F-95	2000	50	2000	50
96	M.R.F-96	2000	50	2000	50
97	M.R.F-97	2000	50	2000	50
98	M.R.F-98	2000	50	2000	50
99	M.R.F-99	2000	50	2000	50
100	M.R.F-100	2000	50	2000	50

**Table F: Organized Green Pocket - 1**

S.No.	Area	Area	Area	Area	Area
1	118.333	30.000	1	5915.000	50.000
2	118.333	30.000	1	5915.000	50.000
3	118.333	30.000	1	5915.000	50.000
4	118.333	30.000	1	5915.000	50.000
5	118.333	30.000	1	5915.000	50.000
6	118.333	30.000	1	5915.000	50.000
7	118.333	30.000	1	5915.000	50.000
8	118.333	30.000	1	5915.000	50.000
9	118.333	30.000	1	5915.000	50.000
10	118.333	30.000	1	5915.000	50.000
11	118.333	30.000	1	5915.000	50.000
12	118.333	30.000	1	5915.000	50.000
13	118.333	30.000	1	5915.000	50.000
14	118.333	30.000	1	5915.000	50.000
15	118.333	30.000	1	5915.000	50.000
16	118.333	30.000	1	5915.000	50.000
17	118.333	30.000	1	5915.000	50.000
18	118.333	30.000	1	5915.000	50.000
19	118.333	30.000	1	5915.000	50.000
20	118.333	30.000	1	5915.000	50.000
21	118.333	30.000	1	5915.000	50.000
22	118.333	30.000	1	5915.000	50.000
23	118.333	30.000	1	5915.000	50.000
24	118.333	30.000	1	5915.000	50.000
25	118.333	30.000	1	5915.000	50.000
26	118.333	30.000	1	5915.000	50.000
27	118.333	30.000	1	5915.000	50.000
28	118.333	30.000	1	5915.000	50.000
29	118.333	30.000	1	5915.000	50.000
30	118.333	30.000	1	5915.000	50.000
31	118.333	30.000	1	5915.000	50.000
32	118.333	30.000	1	5915.000	50.000
33	118.333	30.000	1	5915.000	50.000
34	118.333	30.000	1	5915.000	50.000
35	118.333	30.000	1	5915.000	50.000
36	118.333	30.000	1	5915.000	50.000
37	118.333	30.000	1	5915.000	50.000
38	118.333	30.000	1	5915.000	50.000
39	118.333	30.000	1	5915.000	50.000
40	118.333	30.000	1	5915.000	50.000
41	118.333	30.000	1	5915.000	50.000
42	118.333	30.000	1	5915.000	50.000
43	118.333	30.000	1	5915.000	50.000
44	118.333	30.000	1	5915.000	50.000
45	118.333	30.000	1	5915.000	50.000
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