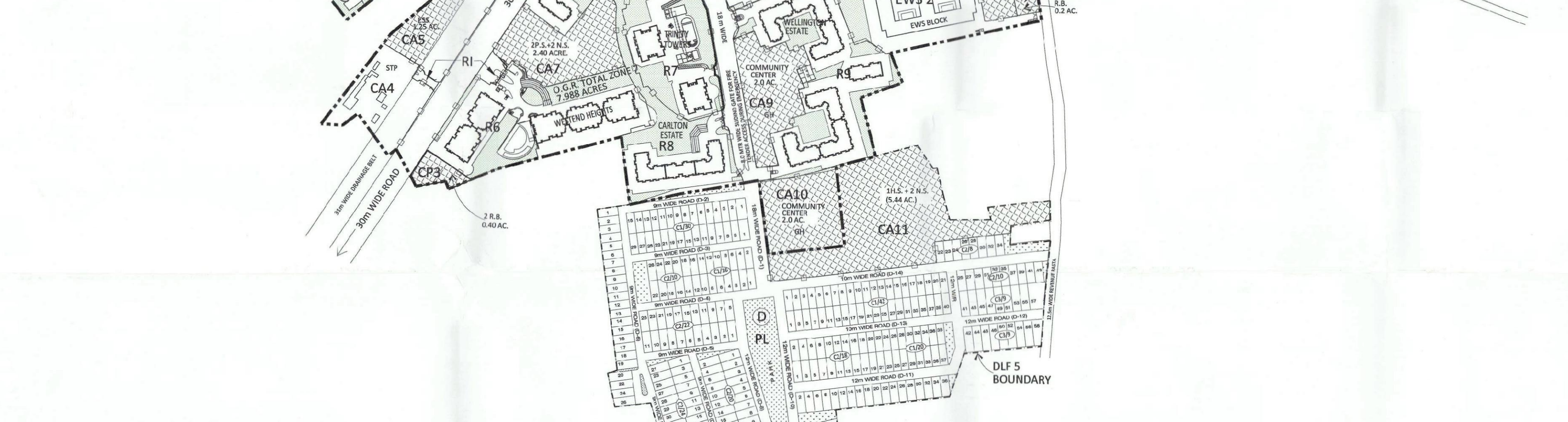




Note: Khasra superimposition is tentative.

DLF5 GROUND COVERAGE DETAILS

A. GROUND COVERAGE (G.C.) ACHIEVED

Phase Number	Description / Name	Phase Area	Residential G.C. (GH)		Commercial G.C.		Recreational G.C.	
		Acres	Sq.M.	Acres	Sq.M.	Acres	Sq.M.	Acres
RC1	Starter Hut	90.51					6.720	0.002
	Midway Shelter						41.680	0.010
	Viewing Gallery						1,549.550	0.383
	Kitchen and Toilet						182.766	0.045
	Reception Plaza						669.650	0.165
	Pro-Shop and Covered Verandah						861.891	0.213
	Staff Toilets						18.040	0.004
	Tennis & Squash Court Facility Bldg.						669.301	0.165
	Rest Room						44.200	0.011
	Guard Room						53.216	0.013
	Pump Room						66.880	0.017
R1	The Aralias	12.47	13,425.652	3.318				
R2	The Magnolias	27.30	23,444.946	5.793				
R3	The Camellias	21.35	27,151.623	6.709				
R4	The Pinnacle	6.44	7,585.356	1.874				
R5	The Icon	6.71	5,867.966	1.450				
R6	Westend Height	5.23	6,026.537	1.489				
R7	Trinity Tower	3.96	3,737.071	0.923	18.658	0.005		
R8	Carlton Estate	5.98	5,279.703	1.305	56.960	0.014		
R9	Wellington Estate	5.65	7,189.211	1.776				
R10	Princeton Estate	8.66	9,176.471	2.268				
R11	Royalton Tower	2.06	1,200.093	0.297				
R12	The Belaire	7.28	12,280.692	3.035				
R13	The Summit	3.89	4,293.450	1.061				
R14	Park Place	17.13	14,277.159	3.528				
R15	The Crest	8.82	9,409.671	2.325	139.759	0.035		
C1	Commercial Building	1.15			643.976	0.159		
C2	Commericial Building Block 1	0.69			1,446.626	0.357		
C3	Commericial Building Block 2	17.08			1,018.000	0.252		
	Commericial Building Block 3				5,935.380	1.467		
	The Horizon 1				14,115.580	3.488		
	The Horizon 2				6,776.640	1.675		
EWS 1	EWS Block	1.09	1,414.662	0.350				
EWS 2	EWS Block	3.56	4,019.131	0.993				
CA9	Community Center 1	2.00						
CA10	Community Center 2	2.00						
CA19	Club Vita	2.00			461.275	0.114		
	TOTAL ACHIEVED GROUND COVERAGE (A)	263.01	1,55,779.394	38.494	30612.854	7.565	4,163.894	1.029

B. GROUND COVERAGE (G.C.) APPROVED

Phase Number	Name	Area	Residential G.C. (GH)		Commercial G.C.		Recreational G.C.	
		Acres	Sq.M.	Acres	Sq.M.	Acres	Sq.M.	Acres
R22	The Lake Park	35.52					2,613.201	0.646
R21	Lake Drive (road)	8.44						
R16	THE DAHLIAS	16.49	58486.153	14.452				
S1	Site Infra	1.21	1678.188	0.415				
	TOTAL ACHIEVED GROUND COVERAGE (B)	61.66	60,164.341	14.867	0	0.000	2,613.201	0.646

C. GROUND COVERAGE (G.C.) PROPOSED

Phase Number	Name	Area	Residential G.C. (GH)		Commercial G.C.		Recreational G.C.	
		Acres	Sq.M.	Acres	Sq.M.	Acres	Sq.M.	Acres
CP15	Community Centre	2.0						
	TOTAL PROPOSED GROUND COVERAGE (C)	2.00	0	0	0	0	0	0
	TOTAL ACHIEVED + PROPOSED G.C. (D=A+B+C)	326.67	2,15,943.735	53.361	30612.854	7.565	6,777.095	1.675

D. AREA DETAILS OF OTHER PHASES AS PER APPROED PHASING PLAN

Phase Number	LANDUSE (STATUS)	Area (Acres)	
R17	RESIDENTIAL (FUTURE)	13.08	
R18	RESIDENTIAL (FUTURE)	12.94	
R19	RESIDENTIAL (FUTURE)	13.97	
R20	RESIDENTIAL (FUTURE)	13.51	
CA	COMMUNITY (COMPLETED)	18.39	(excludes 6 ac. for CA9, CA10 and CA19 captured above in "Total A")
CP	COMMUNITY (PROPOSED)	19.95	(excludes 2 ac. for CP15 captured above in "Total C")
RS	ROADS SECTOR (COMPLETED)	20.06	
RI	ROADS INTERNAL (COMPLETED)	25.69	
UD	SCATTARED LAND (FUTURE)	3.55	
RC2	LINEAR PARK (COMPLETED)	14.17	
CA4	STP (COMPLETED)	2.00	
CA6	UFT (COMPLETED)	0.47	
	TOTAL (E)	157.77	
	GRAND TOTAL (E=C+D)	476.6015	(excludes 7.84 ac. Community sites part of Plotted Colony)

DLF5 FAR DETAILS

A. FAR ACHIEVED

Phase Number	Description / Name	Residential FAR (GH) Sq.M.	Residential FAR (GH) Acres	Commercial FAR Sq.M.	Commercial FAR Acres	Recreational FAR Sq.M.	Recreational FAR Acres	O.C. GRANTED Memo No.	O.C. GRANTED Date
RC1	Starter Hut					6.720	0.002	7243	05-05-2015
	Midway Shelter					41.680	0.010		
	Viewing Gallery					2,677.890	0.662		
	Kitchen and Toilet					182.766	0.045		
	Reception Plaza					669.650	0.165		
	Pro-Shop and Covered Verandah					1,178.711	0.291		
	Staff Toilets					18.040	0.004		
	Tennis & Squash Court Facility Bldg.					669.301	0.165		
	Rest Room					44.200	0.011		
R1	The Aralias	1,34,480.931	33.231	59.226	0.015			24191 45745 34411 5787 29262	25-09-2007 15-07-2013 22-03-2013 01-03-2019 28-11-2019
R2	The Magnolias	3,15,028.381	77.845	221.921	0.055			13140 19517 48142	07-09-2011 27-12-2011 07-08-2013
R3	The Camellias	2,66,123.242	65.760	652.380	0.161	604.720	0.149	18068 34885 22993 28255	27-07-2017 26-12-2018 29-12-2020 08-11-2021
R4	The Pinnacle	86,909.089	21.476	41.679	0.010			9044	18-10-2008
R5	The Icon	78,080.805	19.294	77.579	0.019			12510	25-12-2008
R6	Westend Height	79,394.246	19.619	43.995	0.011			78	03-01-2007
R7	Trinity Tower	45,253.460	11.182	18.658	0.005			1571	23-01-2006
R8	Carlton Estate	58,516.394	14.460	56.960	0.014			1371	16-01-2003
R9	Wellington Estate	74,130.660	18.318	19.870	0.005			14341	23-10-2002
R10	Princeton Estate	90,234.349	22.297	108.033	0.027			14536 17744	29-10-2002 16-02-2003
R11	Royalton Tower	17,711.354	4.377	20.595	0.005			828	28-03-2008
R12	The Belaire	1,48,442.921	36.681	118.196	0.029			19508	27-12-2011
R13	The Summit	56,927.505	14.067	20.542	0.005			13098	21-12-2009
R14	Park Place	2,72,501.771	67.336					20208	30-12-2011
R15	The Crest	1,97,679.446	48.847	139.759	0.035			17660 10073	24-07-2017 22-03-2018
C1	Commercial Building			1,767.954	0.437			28598	15-01-2013
C2	Commericial Building Block 2			7,197.251	1.778			4014	31-03-2004
C3	Commericial Building Block 1			1,74,882.905	43.214			4008	31-03-2004
	Commericial Building Block 3							18409	23-07-2007
	The Horizon 1							22507	12-09-2014
	The Horizon 2							17257 2835 4757 27985	08-09-2015 14-02-2017 10-03-2017 08-11-2017
EWS1	EWS Block	8,792.010	2.173					701	12-01-2016
EWS2	EWS Block	45,370.020	11.211					10308	23-04-2021
CA9	Community Center 1			132.130	0.033			17356	23-11-2011
CA10	Community Center 2			219.280	0.054			34291	21-03-2013
CA19	Club Vita			461.275	0.114			56887	11-11-2013
	TOTAL ACHIEVED FAR (P)	19,75,576.584	488.174	186260.188	46.026	6,093.678	1.506		

B. FAR (APPROVED)

Phase Number	Description / Name	Residential FAR (GH) Sq.M.	Residential FAR (GH) Acres	Commercial FAR Sq.M.	Commercial FAR Acres	Recreational FAR Sq.M.	Recreational FAR Acres	O.C. GRANTED Memo No.	O.C. GRANTED Date
R16	THE DAHLIAS	4,01,100.656	99.114						
R22	The Lake Park					2,343.326	0.579		
	TOTAL APPROVED FAR (Q)	4,01,100.656	99.114	0.000	0.000	2,343.326	0.579		

C. FAR (PROPOSED)

Phase Number	Description / Name	Residential FAR (GH) Sq.M.	Residential FAR (GH) Acres	Commercial FAR Sq.M.	Commercial FAR Acres	Recreational FAR Sq.M.	Recreational FAR Acres	O.C. GRANTED Memo No.	O.C. GRANTED Date
CP 15	Community Centre								
	TOTAL PROPOSED FAR (R)	0.000	0.000	0.000	0.000	0.000	0.000		
	TOTAL ACHIEVED + PROPOSED FAR (P+Q+R)	23,76,677.240	587.288	186260.188	46.026	8437.004	2.085		

* The achieved FAR is as per existing approved O.C / as-built drawings.

DLF5 DETAILS OF POPULATION

Phase Number	TYPES	MAIN DWELLING UNIT APPROVED PLANS	MAIN DWELLING UNIT OC GRANTED	SERVICE PERSONAL UNIT	POPULATION/ UNIT	TOTAL POPULATION
DLF5 Group Housing						
R1	The Aralias	254	254	26	5	1270
R2	The Mangnolias	589	589	59	5	2945
R3	The Camellias	429	429	43	5	2145
R4	The Pinnacle	280	280		5	1400
R5	The Icon	364	364	36	5	1820
R6	Westend Heights	368	368		5	1840
R7	Trinity Tower	234	234		5	1170
R8	Carlton Estate	485	485	109	5	2425
R9	Wellington Estate	555	555	164	5	2775
R10	Princeton Estate	918	918	54	5	4590
R11	Royalton Tower	76	76		5	380
R12	The Belaire	544	544	78	5	2720
R13	The Summit	228	228	38	5	1140
R14	Park Place	1508	1508	151	5	7540
R15	The Crest	765	765	77	5	3825
R16	The Dahlias	420		44	5	2100
	Sub Total	8017	7597	879		40085
EWS 1	EWS	378	2373		2	4746
EWS 2	EWS	1995				
	Service Personal Units	879	835		2	1758
	Total (A)					46589
DLF5 PLOTTED						
PL	Total No. of Plots	733				
	Total Non EWS Plots	481			13.5	6494
	Total EWS Plots	252			9	2268
	Total Plotted Population (B)					8762
	Total Population achieved till date (C=A+B)					55351
	Total Population achieved till date					55351

TOTAL AREA DETAILS UNDER GROUP HOUSING = 476.6015 ACS. (DLF5)

S.NO	PARAMETERS	PERMISSIBLE	SUB TOTAL ACHIEVED	SUB TOTAL PROPOSED	TOTAL ACHIEVED+ PROPOSED	BALANCE
1	AREA (IN ACRES)	476.6015				
2	GROUND COVERAGE (IN ACRES)					
	GROUND COVERAGE (IN ACRES) @25%	119.149	61.955	0.646	62.601	56.548
	- TOTAL (IN ACRES)	119.149	61.955	0.646	62.601	56.548
3	FAR					
	- RESIDENTIAL (IN ACRES) 92.5% @ 1.75	771.499	587.288	0.000	587.288	184.211
	- COMMERCIAL (IN ACRES) 6.5% @ 1.5	46.4686	46.026	0.000	46.026	0.442
	- RECREATIONAL (IN ACRES) 1% @ 1.5	7.149	2.085	0.000	2.085	5.064
	- TOTAL F.A.R (IN ACRES)	825.116	635.399	0.000	635.399	189.717
4	ORGANISED GREENS (IN ACRES)	71.4902	56.310	0.000	56.310	15.180
5	NO. OF MAIN DWELLING UNITS (MDU'S) (Nos.)	21332	8017	0	8017	13315
6	EWS UNITS @ 15% OF MDU'S (Nos.)	3764	2373	0	2373	1391
7	SERVICE PERSONEL UNITS (Nos.)	2134	879	0	879	1255
8	GROUP HOUSING POPULATION (IN PERSONS)	MDU'S (Nos.)	40085	0	40085	
		EWS (Nos.)	4746	0	4746	
		SER.PER. (Nos.)	1758	0	1758	
	TOTAL POPULATION	118456	46589	0	46589	71867

S.NO	COMMUNITY SITES	REQUIRED/AS PER COMPOSITE NORMS	REQUIRED AS PER CURRENT POPULATION as per composite norms(Incl. Plotted)	OC RECEIVED/ ACHIEVED	SITE PROVIDED AS PER APPROVED PHASING LAYOUT	BUILDING PLAN FOR COMMUNITY SITE PROPOSED	TOTAL (ACHIEVED+ PROPOSED)	BALANCE
9	- NURSERY SCHOOLS	25	11	10	1	-	11	14
	- PRIMARY SCHOOLS	17	7	5	4	-	9	8
	- HIGH SCHOOLS	8	4	1	3	-	4	4
	- CLUB/COMMINITY CENTRES	8	4	3	1	1	4	4
	- DISPENSARY	8	4	1	3	-	4	4
	- CRECHE	8	4	3	1	-	4	4
	- RELIGIOUS BUILDING	8	4	0	4	-	4	4
	- SUB POST OFFICE	8	4	0	4	-	4	4
	- HEALTH CENTRE	4	1	0	2	-	2	2
	- POLICE POST	4	1	2	0	-	2	2
	- ELECTRIC SUB STATION	4	1	1	0	-	1	3
	- PLOTTED - D BLOCK	1 HIGH SCHOOL + 2 NURSERY SCHOOL						
	- PLOTTED - B BLOCK	2 PRIMARY SCHOOL + 2 NURSERY SCHOOL						

DRG.NO:- DTCP 1165 Dated:- 09-06-25

(RAM AVTAR BASSI) JD(HQ)
(YAJAN CHAUDHARY) ATP(HQ)
(SUNENA) DTP(HQ)
(HITESH SHARMA) STP(M)HQ
(BHUVNESH KUMAR) CTP(HR)
(AMIT KHATRI, IAS) DTCP(HR)

DLF

NOTES:-

1. The 31m wide drainge belt parallel to the 30m wide sector road in Sectors 42 & 43, shall be reduced to a lesser width, as per proposal by the Irrigation Department. Upon the approval of lesser width by the Director, Town & Country Planning, Haryana, the reduced width shall be deemed to be automatically incorporated in this plan.
2. The site shall not be sub-divided under any circumstances, whatsoever. Phase-wise as per approved Phasing Plan.
3. The Phase-wise proposed figures shall be updated/ revised, each time the building plans are approved subject to overall figures remaining within permissible norms, as per approved zoning.
4. Direct access to individual buildings shall not be allowed from the 30m wide sector road.
5. In the table, the figures in the 'TOTAL' column indicates the sum total of figures achieved in various Phases.
6. The part completion of Blocks B & D of the plotted colony was issued vide memo no. CC-71/JE(B)/2010/15926 DATED 09.11.2010.

S. No.	Phase no	Area (Acres)	Land Use	Status	O.C. Memo Number	Date	FAR ACHIEVED (SQM.) Residential	FAR ACHIEVED (SQM.) Commercial	FAR ACHIEVED (SQM.) Recreational
I	Community Sites (Approved)								
1	CA1	0.20	1 Nursery School	Completed	11367	06-06-2016			
2	CA2	0.20	1 Nursery School	Completed	6260	03-04-2017			
3	CA3	1.00	1 Police Post	Completed					
4	CA5	2.50	ESS	Part Completed					
5	CA7	2.40	2 Primary + 2 Nursery School	Completed	1080	24-01-2017			
6	CA8	0.40	2 Nursery School	Completed	11357	06-06-2016			
7	CA9	2.00	1 Community Centre	Completed	17356	23-11-2011		132.130	
8	CA10	2.00	1 Community Centre	Completed	34291	21-02-2013		219.280	
9	CA11	5.44	1 High + 2 Nursery School	Completed	12288	17-12-2008			
10	CA12	1.00	1 Police Post	Completed	21622	07-09-2019			
11	CA13	0.20	1 Creche	Completed	34885	26-12-2018			
12	CA14	0.20	1 Creche	Completed	36426	15-04-2013			
13	CA15	1.00	1 Primary School	Completed	2619	11-04-2012			
14	CA16	1.00	1 Primary School	Completed	2617	11-04-2012			
15	CA17	0.40	2 Nursery School	Completed	2633 1879	11-04-2012 21-03-2012			
16	CA18	1.00	1 Primary School	Completed	17250	08-09-2015			
17	CA19	2.00	1 Community Centre	Completed	56887	11-11-2013		461.275	
18	CA20	1.25	1 Dispensary	Completed	15645	06-07-2017			
19	CA21	0.20	1 Creche	Completed	3363	24-01-2018			
	Total	24.39						812.685	
II	Community Sites (Proposed)								
1	CP1	1.25	1 Dispensary	Proposed					
2	CP2	0.77	1 Religious Building	Proposed					
3	CP3	0.41	2 Religious Building	Proposed					
4	CP4	0.20	1 Religious Building	Proposed					
5	CP5	2.59	1 Health Centre	Proposed					
6	CP6	2.52	1 Health Centre	Proposed					
7	CP7	0.52	1 Primary School	Proposed					
8	CP8	0.52	1 Primary School	Proposed					
9	CP9	0.52	1 Primary School	Proposed					
10	CP10	0.52	1 Primary School	Proposed					
11	CP11	2.00	1 High School	Proposed					
12	CP12	2.00	1 High School	Proposed					
13	CP13	2.00	1 High School	Proposed					
14	CP14	0.40	1 Nursery School + 1 Creche						
15	CP15	2.00	1 Community Centre	Proposed					
16	CP16	3.73	2 Dispensary	Proposed					
	Total	21.95							

DETAILS OF PLOTS

TYPE	SIZE (in mts.)	AREA (in Sqm.)	AREA (in Sqyd.)	Nos.	TOTAL AREA (in Sqm.)
B1	15.00 X 28.00	420.00	502.32	24	10080.00
B2	12.50 X 33.60	420.00	502.32	19	7980.00
B3	15.00 X 20.00	300.00	358.80	13	3900.00
C	10.00 X 22.50	225.00	269.10	127	28575.00
C1	9.15 X 24.59	225.00	269.10	108	24300.00
C2	10.00 X 24.59	245.90	294.09	172	42294.80
C3	10.00 X 30.44	304.40	364.06	18	5479.20
E	4.00 X 12.50	50.00	59.80	252	12600.00
			TOTAL	733	135209.00
			(in acres)		33.41

DETAILS OF AREA

#	DESCRIPTION	AREA (in acres)	% AGE
A	TOTAL AREA OF LAND	542.852	
B	AREA UNDER GROUP HOUSING	476.6015	
C	AREA UNDER PLOTTED COLONY (55.76 ac. Phase PL + 7.84 ac. Phase CA11, CA15, CA16, CA17 part of plotted)	66.25	
	Area under Plots	33.41	50.43%
	Area under Shopping / Commercial (Phase C4)	2.65	4.0%

DETAILS OF POPULATION

TYPE	Nos.	Person / Plot (PPP)	Population (persons)
Non-EWS Plots	481	13.5	6494
E.W.S Plots	252	9	2268
	Area in Acs.	Person / Acre (PPA)	
Group Housing	under special zone		
	470.2835	250	117571
	outside special zone		
	6.318	140	885
		Total Population	127218

PROVISION OF INFRASTRUCTURE

S.NO.	DESCRIPTION	REQD. NOS. (for plotted + G.H. as/comosite norms)	NOS. (in plotted colony)	NOS. (in group housing)
1	- NURSERY SCHOOLS	25	4	11
2	- PRIMARY SCHOOLS	17	2	9
3	- HIGH SCHOOLS	8	1	4
6	- CLUB/COMMINITY CENTRES	8	0	4
4	- DISPENSARY	8	0	4
5	- CRECHE	8	0	4
7	- RELIGIOUS BUILDING	8	0	4
8	- SUB POST OFFICE	8	0	4
9	- HEALTH CENTRE	4	0	2
10	- POLICE POST	4	0	2
11	- ELECTRIC SUB STATION	4	0	1
	TOTAL	102	7	49



KEY PLAN
(NOT TO SCALE)

LEGEND

* LICENCED LAND SHOWN AS :-
* OTHER'S LAND SHOWN AS :-
* COMMUNITY SITES SHOWN AS :-
* OGR SHOWN AS :-
* GROUP HOUSING BOUNDARY :-
* PLOTTED BOUNDARY :-
* PHASE LINE :-

DLF LIMITED

SHOPPING MALL, ARJUN MARG, PHASE-I
DLF CITY, GURUGRAM, HARYANA
PIN - 122 002

DATE : SCALE :

DWG NO. : DLF5/GH/LP-02

DLF5 : LAYOUT PLAN

PROPOSED LAYOUT PLAN OF GROUP HOUSING & RESIDENTIAL PLOTTED COLONIES ON LAND MEASURING 542.8515 ACRES IN DLF5 FALLING IN SECTOR 42, 43, 53 & 54 GURUGRAM.

OWNER'S SEAL & SIGNATURE

ARCHITECT'S SEAL & SIGNATURE

RUCHY LAKHANI
CA/99/25412