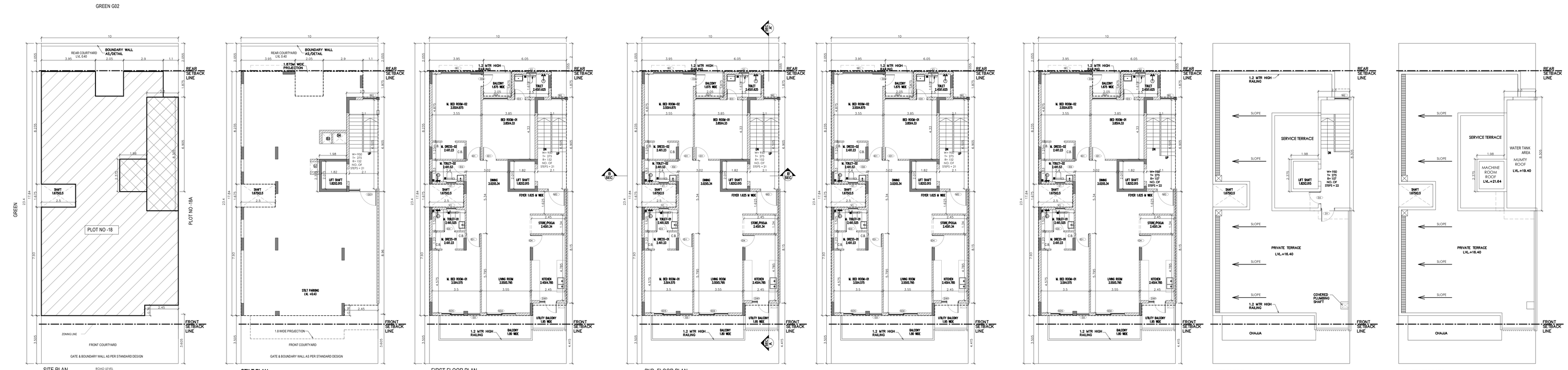


SITE PLAN

STILT PLAN
LVL. +0.45

FIRST FLOOR PLAN
LVL. +3.65

2ND FLOOR PLAN
LVL. +6.85

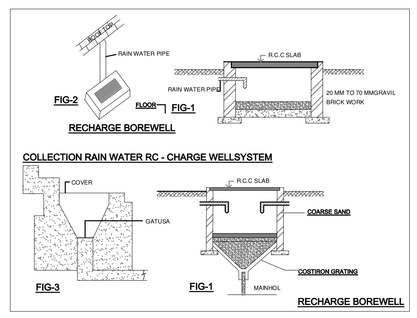
3RD FLOOR PLAN
LVL. +10.05

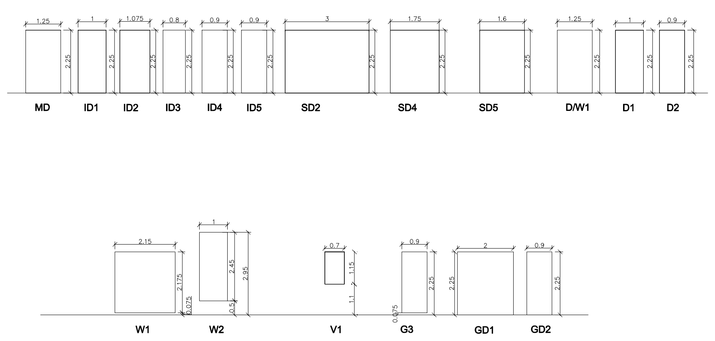
4TH FLOOR PLAN
LVL. +13.25

TERRACE PLAN
LVL. +16.40

MUMTY TERRACE

NOTE: –
THE RESPONSIBILITY OF THE STRUCTURE DRG, STRUCTURAL STABILITY OF THEBUILDING BLOCK AGAINST THE EARTH QUACK SHALL BE SOLLELY OF OWNER/ENGINEER.





SCHEDULE OF OPENING					
S.No.	D/W. No.	WIDTH mm (RO)	LINTEL mm (RO)	CILL mm (RO)	SHUTTER/ PANEL
1	MD	1250	2250	-	OPENABLE
2	ID1	1000	2250	-	OPENABLE
3	ID2	1075	2250	-	OPENABLE
4	ID3	800	2250	-	OPENABLE
5	ID4	900	2250	-	OPENABLE
6	ID5	900	2250	-	OPENABLE
7	SD2	3000	2250	-	SLIDING
8	SD4	1750	2250	-	SLIDING
9	SD5	1600	2250	-	SLIDING
10	DW1	1250	2250	0/1100	OPENABLE
11	D1	1000	2250	-	OPENABLE
12	D2	900	2250	-	OPENABLE
13	W1	2150	2250	75	OPENABLE
14	W2	1000	2950	500	OPENABLE
15	V1	700	2250	1100	OPENABLE
16	G3	900	2250	75	FIXED
17	GD1	2000	2250	-	OPENABLE
18	GD2	900	2250	-	OPENABLE
19					
20					
21					

AREA CHART:-

TOTAL AREA OF PLOT = 10.00 X 23.40 = 234.00 SQMT
PERM. GROUND COVERAGE @75% = 175.50 SQMT
PROP GROUND COVERAGE @71.2% = 166.599 SQMT

PERM. FAR @145 % =339.30 SQMT
PURCHASABLE FAR @119% = 278.46 SQMT
TOTAL PERM FAR @264% = 617.76 SQMT
PROPOSED FAR @ 263.96% = 617.671 SQMT

PROP COVERED AREA ON STILT FLOOR
= 10.00 x 17.84 - (2.05 x 1.80 + 1.10 x 1.875 + 2.50 x 1.675 +2.45 x 0.76)
= 178.4- (3.69 + 2.062 + 4.187 +1.862)
= 178.4 - 11.801 = 166.599 SQMTR.
PROPOSED FAR AREA ON STILT FLOOR
= 2.30x6.905 + 1.98x2.375
= 15.881+4.702= 20.583 SQMTR.
NON FAR PROP AREA ON STILT FLOOR
= 166.599 -20.583 = 146.016 SQMT

PROPOSED FAR AREA ON 1ST FLOOR

= 10.00 x 17.84 - (2.05 x 1.80 + 1.10 x 1.875 + 2.50 x 1.675 +2.45 x 0.76 + 2.10 x 6.505 + 1.82 x 2.015)
= 178.40- (3.69 + 2.062 + 4.187 +1.862+13.66+3.667)
= 178.40 - 29.128 = 149.272 SQMTR.

NON FAR AREA ON 1ST FLOOR (SHAFTS + LIFT SHAFT)
=1.82x2.015 =3.667 SQMTR

NON FAR AREA ON 1ST FLOOR (STAIRCASE)
=2.10x6.505 = 13.66 SQMTR

PROPOSED FAR AREA ON 2ND FLOOR

= 10.00 x 17.84 - (2.05 x 1.80 + 1.10 x 1.875 + 2.50 x 1.675 +2.45 x 0.76 + 2.10 x 6.505 + 1.82 x 2.015)
= 178.40- (3.69 + 2.062 + 4.187 +1.862+13.66+3.667)
= 178.40 - 29.128 = 149.272 SQMTR.

NON FAR AREA ON 2ND FLOOR (SHAFTS + LIFT SHAFT)
=1.82x2.015 =3.667 SQMTR

NON FAR AREA ON 2ND FLOOR (STAIRCASE)
=2.10x6.505 = 13.66 SQMTR

PROPOSED FAR AREA ON 3RD FLOOR

= 10.00 x 17.84 - (2.05 x 1.80 + 1.10 x 1.875 + 2.50 x 1.675 +2.45 x 0.76 + 2.10 x 6.505 + 1.82 x 2.015)
= 178.40- (3.69 + 2.062 + 4.187 +1.862+13.66+3.667)
= 178.40 - 29.128 = 149.272 SQMTR.

NON FAR AREA ON 3RD FLOOR (SHAFTS + LIFT SHAFT)
=1.82x2.015 =3.667 SQMTR

NON FAR AREA ON 3RD FLOOR (STAIRCASE)

=2.10x6.505 = 13.66 SQMTR

PROPOSED FAR AREA ON 4TH FLOOR

= 10.00 x 17.84 - (2.05 x 1.80 + 1.10 x 1.875 + 2.50 x 1.675 +2.45 x 0.76 + 2.10 x 6.505 + 1.82 x 2.015)
= 178.40- (3.69 + 2.062 + 4.187 +1.862+13.66+3.667)
= 178.40 - 29.128 = 149.272 SQMTR.

NON FAR AREA ON 4TH FLOOR (SHAFTS + LIFT SHAFT)
=1.82x2.015 =3.667 SQMTR

NON FAR AREA ON 4TH FLOOR (STAIRCASE)

=2.10x6.505 = 13.66 SQMTR

TOTAL PROPOSED ACHIEVED FAR AREA ON STILT FLOOR ,1ST TO 4TH FLOOR
= 20.583 + 149.272 + 149.272 + 149.272 + 149.272 = 617.671 SQMT

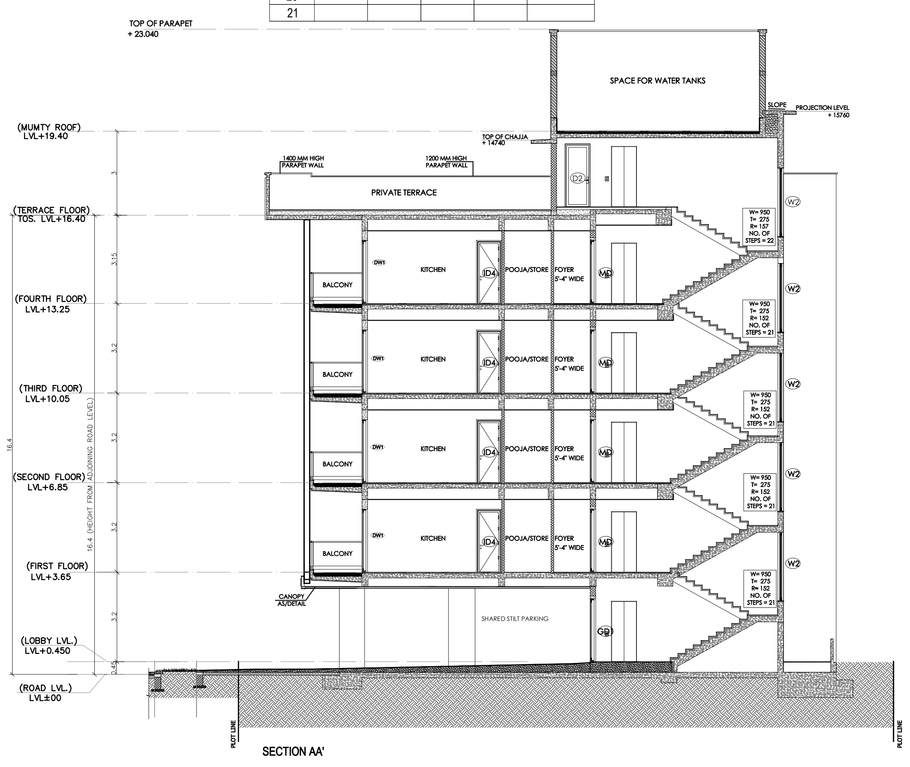
NON FAR PROP AREA ON MUMTY
= 2.30x6.305= 19.101 SQMTR
NON FAR PROP AREA ON MACHINE ROOM
= 1.98x2.375 = 4.702 SQMTR

TOTAL PROPOSED ACHIEVED NON FAR AREA ON STILT FLOOR ,1ST TO 4TH FLOOR
= 146.016 + (3.667 x 4) + (13.66 x 4) +19.101+ 4.702
= 146.016 + 14.668 + 54.64 + 19.101 +4.702 = 239.127 SQMT

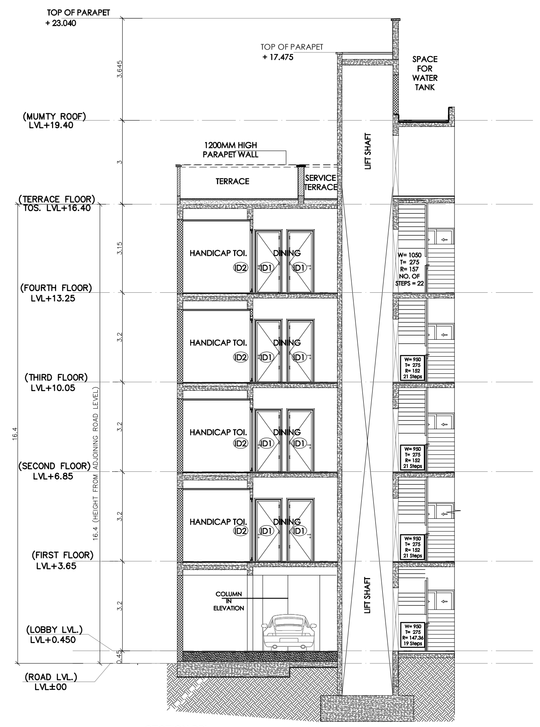
TOTAL PROP BUILT UP AREA (FAR AREA + NON FAR AREA)
= 617.671 + 239.127 = 856.798 SQMTR

FRONT ELEVATION

REAR ELEVATION



SECTION AA'



SECTION BB'

SUBMISSION DRAWING

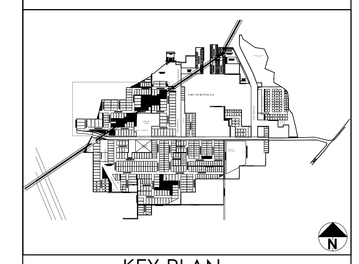
Notes:
- Dimensions are not to be scaled.
- All Dimensions Are In MM
- All windows & ventilators are openable

Revisions

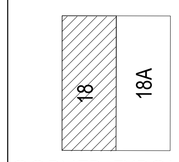
No.	Date	By	Description
-	-	-	-

Notes:

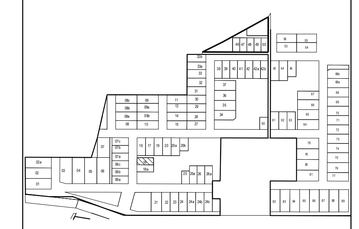
- Rear open spaces will be combined and will be shared.
- Pocket-A is a Gated Complex.
- VRV System is being provided.
- Full DG power back up is being provided.
- Toilets are mechanical ventilated.



KEY PLAN (Scale : NTS)



CORNER TYPOLOGY-I



KEY PLAN (Scale : NTS)

Sanctioned & Valid For Two Years

Architect
ASHU, CA/2007/40332
ARCOP Associates Pvt. Ltd.
Plot No. 36B, Sec-32, Gurgaon-122001

CORNER TYPOLOGY-I
PLOT 234 SQ.MTS_TYPE-G
(PLOT NO-18)
POCKET - A

Architects:
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Plot- 36b, Sec-32, Gurgaon-122001
Ph.: 3024250, 3024219
ARCOP

Building Services (MEP) Consultants:
SNC
Sunil Nayyar Consulting Engineers LLP
Head Office : 206– 206A & 305A–305B, 2nd & 3rd Floor, Time Centre, DLF Golf Course Road, Sector–54, Gurgaon–122002, Haryana (India)
Tele : +91–124–4803800 (30 Lines)
E–mail : sncgurgaon@snc.co.in

PROJECT TITLE:
AVARNA PROJECTS LLP.
PART OF RESIDENTIAL PLOTTED COLONY IN SECTOR-63A, GURUGRAM - 110.20575 ACRES
(100.268 ACRES UNDER LICENSE NO.119 OF 2011 + 7.8625 ACRES ADDITIONAL LICENSE NO.71 OF 2014 +2.08125 ACRES ADDITIONAL LICENSE NO.104 OF 2019)

OWNER SIGNATURE	ARCH. SIGNATURE
For AVARNA PROJECTS LLP Authorized Signatory	Ashu, Architect Council of Architecture Registration No.: CA/2007/40332

STILT FLOOR PLAN, FIRST FLOOR PLAN, SECOND FLOOR PLAN, THIRD FLOOR PLAN, FOURTH FLOOR PLAN, TERRACE PLAN, MUMTY PLAN, ELEVATIONS, SECTION

SCALE - 1:100	DATE- JULY.2024

DRAWING NO.
A-18