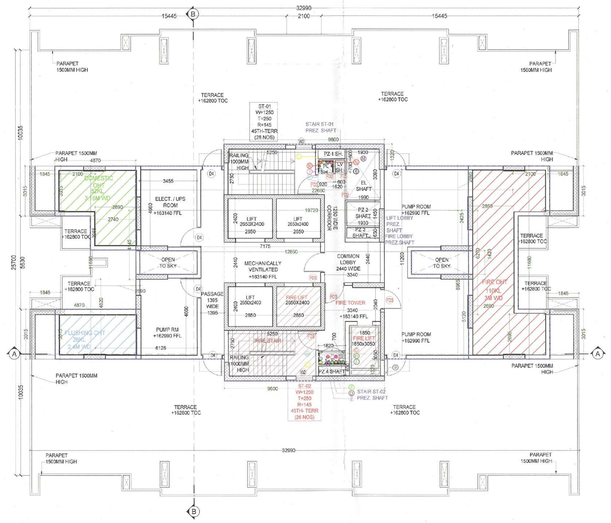
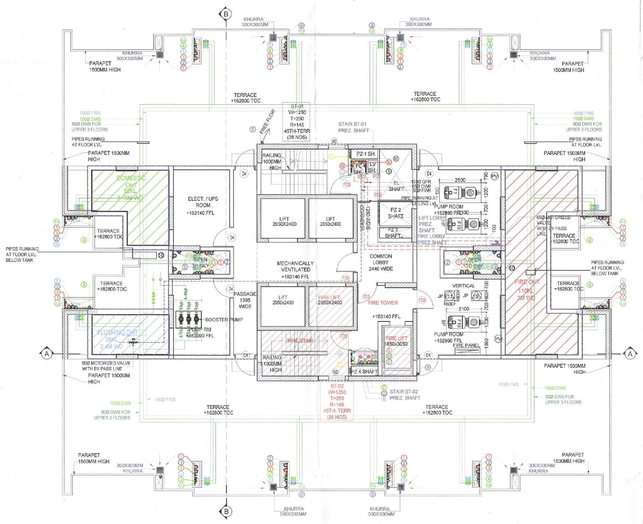
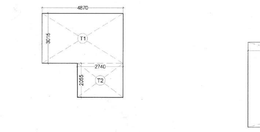


TERRACE PLAN

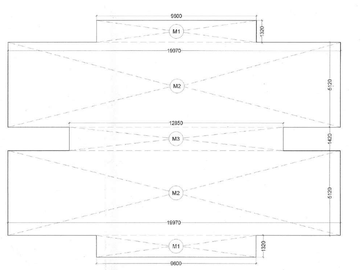


TERRACE PLAN SERVICES

LIFT MACHINE ROOM-1 PLAN



OH TANK AREA PLAN



MUMTY / ELEC/ UPS / BATTERY ROOM / FIRE PUMP ROOM AREA PLAN

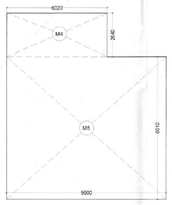
MUMTY: LMR-1/ LMR-2/ ELEUPS/ BATTERY/ FIRE PUMP RM AREA (REGALIA', 'IMPERIAL', 'ALTAIR' & 'MAJESTIC' TOWERS)

NAME	SHAPE	NO.	SIZE		AREA
			MM	MM	(SQ.M.T)
M1	RECTANGLE	2	9600	1320	25.34
M2	RECTANGLE	2	19970	5120	204.49
M3	RECTANGLE	1	12850	1420	18.25
M4	RECTANGLE	1	6020	2640	15.89
M5	RECTANGLE	1	9600	8810	82.66
M6	RECTANGLE	1	5780	3290	19.02
M7	RECTANGLE	1	3820	5930	22.65
	TOTAL				388.30

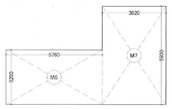
OH TANK AREA (REGALIA', 'IMPERIAL', 'ALTAIR' & 'MAJESTIC' TOWERS)

NAME	SHAPE	NO.	SIZE		AREA
			MM	MM	(SQ.M.T)
T1	RECTANGLE	2	4870	3015	29.37
T2	RECTANGLE	1	2740	2055	5.63
T3	RECTANGLE	2	4890	3015	29.49
T4	RECTANGLE	1	2990	5630	16.83
	TOTAL				81.32

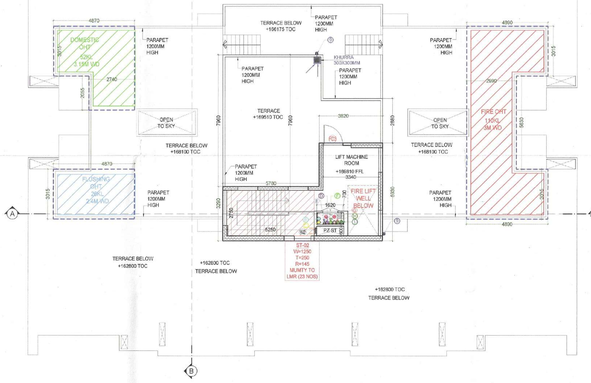
OH TANK AREA PLAN



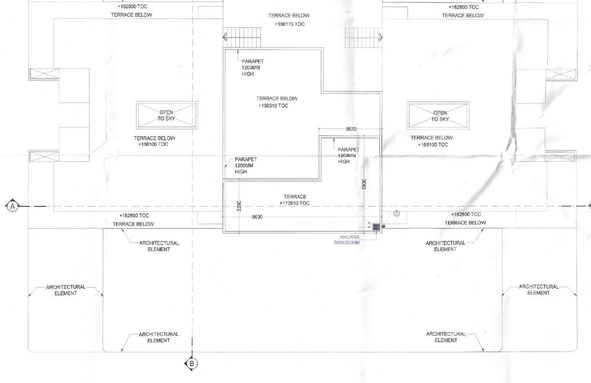
LMR-1 AREA PLAN



LMR-2 AREA PLAN



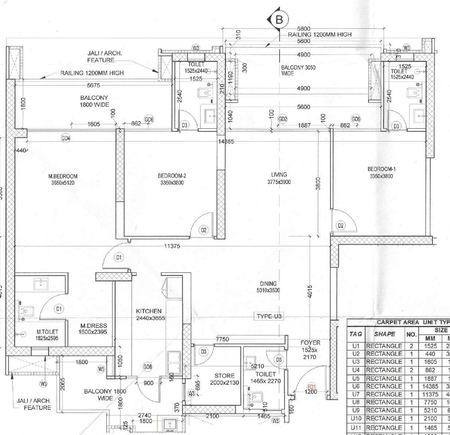
LIFT MACHINE ROOM-2 PLAN



MUMTY PLAN

FLOORS	F/F HT	FF LVL
BASEMENT-1	5550	-4505
BASEMENT-2	4200	-8805
BASEMENT-3	4200	-12900
STILT / GROUND	5200	1050
1st	3480	6250
2nd	3480	9730
3rd	3480	13210
4th	3480	16690
5th	3480	20170
6th	3480	23650
7th	3480	27130
8th	3480	30610
9th	3480	34090
10th	3480	37570
11th	3480	41050
12th	3480	44530
14th	3480	48010
15th	3480	51490
16th	3480	54970
17th	3480	58450
18th (REFUGE)	3480	61930
19th	3480	65410
20th	3480	68890
21st	3480	72370
22nd	3480	75850
23rd	3480	79330
24th	3480	82810
25th	3480	86290
26th	3480	89770
27th (REFUGE)	3480	93250
28th	3480	96730
29th	3480	100210
30th	3480	103690
31st	3480	107170
32nd	3480	110650
33rd	3480	114130
34th	3480	117610
35th (REFUGE)	3480	121090
36th	3480	124570
37th	3480	128050
38th	3480	131530
39th	3480	135010
40th	3480	138490
41st	3480	141970
42nd	3480	145450
43rd	3480	148930
44th (REFUGE)	3480	152410
45th	3480	155890
46th	3480	159370

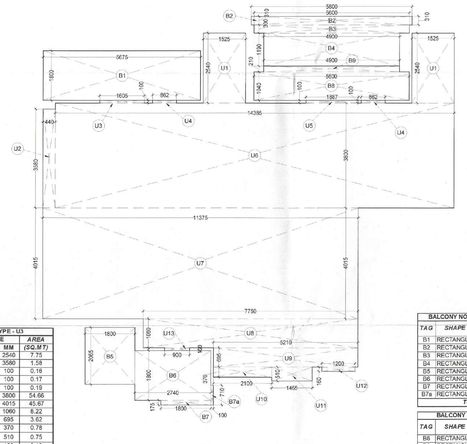
** 13th Floor has been omitted in the Floor numbering above*



UNIT U3 PLAN

CARPET AREA UNIT TYPE - U3

TAG	SHAPE	NO.	SIZE		AREA
			MM	MM	(SQ.M.T)
U1	RECTANGLE	2	1535	2540	7.75
U2	RECTANGLE	1	440	3580	1.58
U3	RECTANGLE	1	1805	100	0.18
U4	RECTANGLE	2	863	100	0.17
U5	RECTANGLE	1	1887	100	0.19
U6	RECTANGLE	1	14365	3800	54.66
U7	RECTANGLE	1	11375	4015	45.67
U8	RECTANGLE	1	7750	1060	8.22
U9	RECTANGLE	1	5210	695	3.62
U10	RECTANGLE	1	2103	370	0.78
U11	RECTANGLE	1	1465	510	0.75
U12	RECTANGLE	1	1200	160	0.19
U13	RECTANGLE	1	900	100	0.09
	TOTAL				123.83



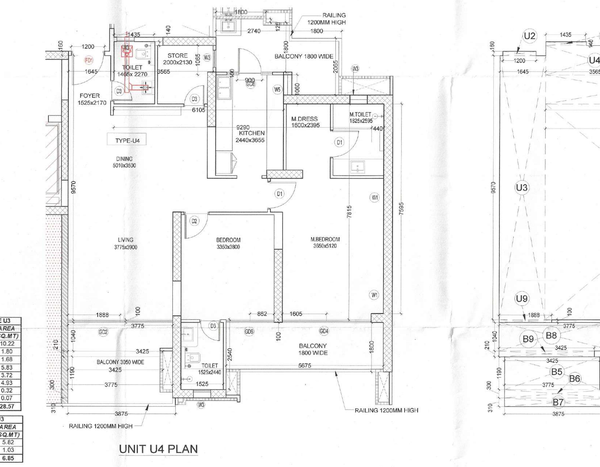
UNIT U3 AREA PLAN

BALCONY NON FAR AREA UNIT TYPE U3

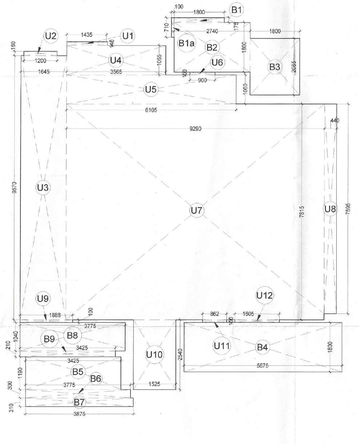
TAG	SHAPE	NO.	SIZE		AREA
			MM	MM	(SQ.M.T)
B1	RECTANGLE	1	5675	1600	10.22
B2	RECTANGLE	1	5605	316	1.80
B3	RECTANGLE	1	5600	300	1.68
B4	RECTANGLE	1	4900	1190	5.83
B5	RECTANGLE	1	1600	2355	3.72
B6	RECTANGLE	1	2740	1800	4.93
B7	RECTANGLE	1	1600	179	0.32
B7a	RECTANGLE	1	100	710	0.07
	TOTAL				28.57

BALCONY FAR AREA UNIT TYPE U3

TAG	SHAPE	NO.	SIZE		AREA
			MM	MM	(SQ.M.T)
B8	RECTANGLE	1	5600	1040	5.82
B9	RECTANGLE	1	4900	210	1.03
	TOTAL				6.85



UNIT U4 PLAN



UNIT U4 AREA PLAN

CARPET AREA UNIT TYPE - U4

TAG	SHAPE	NO.	SIZE		AREA
			MM	MM	(SQ.M.T)
U1	RECTANGLE	1	1435	140	0.20
U2	RECTANGLE	1	1200	165	0.19
U3	RECTANGLE	1	1645	9570	15.74
U4	RECTANGLE	1	3565	1065	3.80
U5	RECTANGLE	1	6105	1060	6.47
U6	RECTANGLE	1	900	100	0.09
U7	RECTANGLE	1	9260	7815	72.60
U8	RECTANGLE	1	440	7585	3.34
U9	RECTANGLE	1	1888	100	0.19
U10	RECTANGLE	1	1525	2540	3.87
U11	RECTANGLE	1	862	100	0.09
U12	RECTANGLE	1	1605	100	0.16
	TOTAL				106.74

BALCONY NON FAR AREA UNIT TYPE U4

TAG	SHAPE	NO.	SIZE		AREA
			MM	MM	(SQ.M.T)
B1	RECTANGLE	1	1800	175	0.30
B1a	RECTANGLE	1	100	710	0.07
B2	RECTANGLE	1	2740	1800	4.93
B3	RECTANGLE	1	1800	2065	3.72
B4	RECTANGLE	1	5675	1800	10.22
B5	RECTANGLE	1	3425	1190	4.08
B6	RECTANGLE	1	3775	300	1.13
B7	RECTANGLE	1	3875	310	1.20
	TOTAL				25.67

BALCONY FAR AREA UNIT TYPE U4

TAG	SHAPE	NO.	SIZE		AREA
			MM	MM	(SQ.M.T)
B8	RECTANGLE	1	3775	1040	3.93
B9	RECTANGLE	1	3425	210	0.72
	TOTAL				4.65

STAIRCASE & LIFT LOBBY PRESSURIZATION SCHEDULE

LOCATION (TOWER)	TAG NO.	REQD CUTOUT (MM)	LOCATION (SPACE SERVED)	CFM	NOS. OF FANS	GRILLE TYPE
1. REGALIA 2. IMPERIAL 3. ALTAIR 4. MAJESTIC	PZ 1	1200X450	STAIRCASE ST-01	13000	2	GRILLE WITH VCD
	PZ 2	1700X1050	LIFT LOBBY	45500	2	WITH FIRE MOTORIZED DAMPER
	PZ 3	1000X450	FIRE TOWER LOBBY	11250	2	GRILLE WITH VCD
	PZ 4	1200X450	STAIRCASE ST-02	13000	2	GRILLE WITH VCD
5. CROWN	PZ 1	1200X450	STAIRCASE ST-01	13000	2	GRILLE WITH VCD
	PZ 2	1700X1050	LIFT LOBBY	45500	2	WITH FIRE MOTORIZED DAMPER
	PZ 3	1000X450	FIRE TOWER LOBBY	11250	2	GRILLE WITH VCD
	PZ 4	1200X450	STAIRCASE ST-02	13000	2	GRILLE WITH VCD

TD=TRAVEL DISTANCE
FHC=TRAVEL DISTANCE

DOOR WINDOW SCHEDULE

TYPE	WIDTH	HEIGHT	CILL	LINTEL	DESCRIPTION
D1	1000	2400	00	2400	
D2	900	2100/2400	00	2100/2400	
D3	750	2100/2400	00	2100/2400	
D4	1200	2100/2400	00	2100/2400	
D5	1500	2100	00	2100	
W1	350	1200	1200	2400	
W2	800	1200	1200	2400	
W3	625	1200	1200	2400	
W4	1200	1200	1200	2400	
W5	740	1080	1200	2680	
W6	800	1080	1200	2680	
GD1	4260	2680	±00	2680	SLIDING DOOR
GD2	3775	2680	±00	2680	SLIDING DOOR
GD3	3240	2680	±00	2680	SLIDING DOOR
GD4	3210	2680	±00	2680	SLIDING DOOR
GD5	1740	2400	±0/1050	2400	DOOR WINDOW
GD6	1725	2680	±00	2680	SLIDING DOOR
GD7	1520	2680	±00	2680	SLIDING DOOR
GD8	1640	2400	±0/1050	2400	DOOR WINDOW
GD9	1280	2680	±00	2680	DOOR WINDOW
GD10	1200	4000	±00	4000	DOOR WINDOW
GD11	2400	2400	±00	2400	GLASS DOOR
FD1	1200	2400	00	2400	1HR FIRE RATED DOOR
FD2	900	2400	00	2400	1HR FIRE RATED DOOR
FD3	1200	2400	00	2400	2HR FIRE RATED DOOR
FD4	1800	2400	00	2400	2HR FIRE RATED DOOR
FD5	900	2400	00	2400	2HR FIRE RATED DOOR

PLUMBING LEGEND:

S NO.	SYMBOLS	
1	CO R	160 OD SOIL VERTICAL PIPE
2	CO R	160 OD WASTE VERTICAL PIPE
3	CO R	75Ø VENT PIPE VERTICAL PIPE
4	CO R	DOMESTIC WATER VERTICAL PIPE
5	CO R	FLUSHING WATER VERTICAL PIPE TOP/BLDOW
6	CO R	FLUSHING WATER VERTICAL PIPE
7	CO R	DOMESTIC WATER RISER VERTICAL PIPE
8	CO R	FLUSHING WATER RISER VERTICAL PIPE
9	CO R	110 OD BALCONY VERTICAL DRAIN PIPE
10	CO R	110 OD RAIN WATER VERTICAL PIPE
11	CO R	160 OD KITCHEN WASTE VERTICAL PIPE
12	CO R	110 OD BASEMENT DRAIN VERTICAL PIPE
13	CO	CLEANOUT
14	BD	BALCONY DRAIN
15	FD	FLOOR DRAIN
16	COP	CLEAN OUT PLUG
17		110 OD SOIL PIPE
18		110 OD WASTE PIPE
19		110 OD RAIN WATER PIPE
20		160 OD KITCHEN WASTE PIPE
21		DOMESTIC WATER SUPPLY PIPE
22		FLUSHING WATER SUPPLY PIPE
23		HOT WATER SUPPLY PIPE
24		40 OD WASTE PIPE
25		75 OD WASTE PIPE
26		75 OD BALCONY PIPE
27		75Ø VENT PIPE
28		KHURRA
29	FT & WC	CUTOUT SIZE 150mmX150mm
30		REQ. PLUMBING SHAFT
31		REQ. LEDGE WALL
32		

PROJECT:

PROPOSED BUILDING PLANS FOR RESIDENTIAL COLONY UNDER NEW INTEGRATED LICENSING POLICY-2022, AREA MEASURING 20.625 ACRES (LICENSE NO-121 OF 2025 DATED 17.07.2025) IN THE REVENUE ESTATE OF VILLAGE SHIKHOPUR IN SECTOR-78, DISTRICT - GURUGRAM

OWNER:

DVOK BUILDCON LLP
224, 2ND FLOOR, SUNCITY
BUSINESS TOWER, GOLF COURSE ROAD GURUGRAM, HARYANA

ARCHITECTS:

VASTUKRITI
ARCHITECTURE, INTERIORS, ENVIRONMENT
B-4/25, 2ND FLOOR, SAFDARJUNG ENCLAVE, NEW DELHI-110029
email: vastukriti.rohit@rediffmail.com
telefax: 91-11-26124342

OWNER'S SIGNATURE:

For DVOK BUILDCON LLP
Designated Partner/Authorised Signatory

ARCHITECT'S SIGNATURE:

ROHIT JAIN
Regn. No. CA/88/11434

DRAWING TITLE

'REGALIA', 'IMPERIAL', 'ALTAIR' & 'MAJESTIC' TOWERS - TERRACE, MUMTY, UNIT PLANS & AREAS

DATE:	02.08.2025
SCALE:	1:125 @ A0
DEALT	NEHA
DRG. NO.:	08

S.T.P.(HQ) Member Secretary B.P.A.C. — S.T.P.(G) Member B.P.A.C. — C.T.P.(HR) Chairman B.P.A.C.

DTP(HQ) — ATP(HQ)

AD — JD — P.A. — ATP

Checked and found ok for Public Interest. Service only subject to ... in forwarding letter No. 339225 dt. 27/11/25

SANCTIONED TO BE READ WITH THIS OFFICE MEMO NO.: 47983 DATED: 17/12/2025

DINESH KUMAR PA(HQ)

Superintending Engineer (HQ) for Chief Engineer-I HSVP, Panchkula

JDR (T) MEMBER BPAC