Sec-103

(1)

AREA SUMMARY

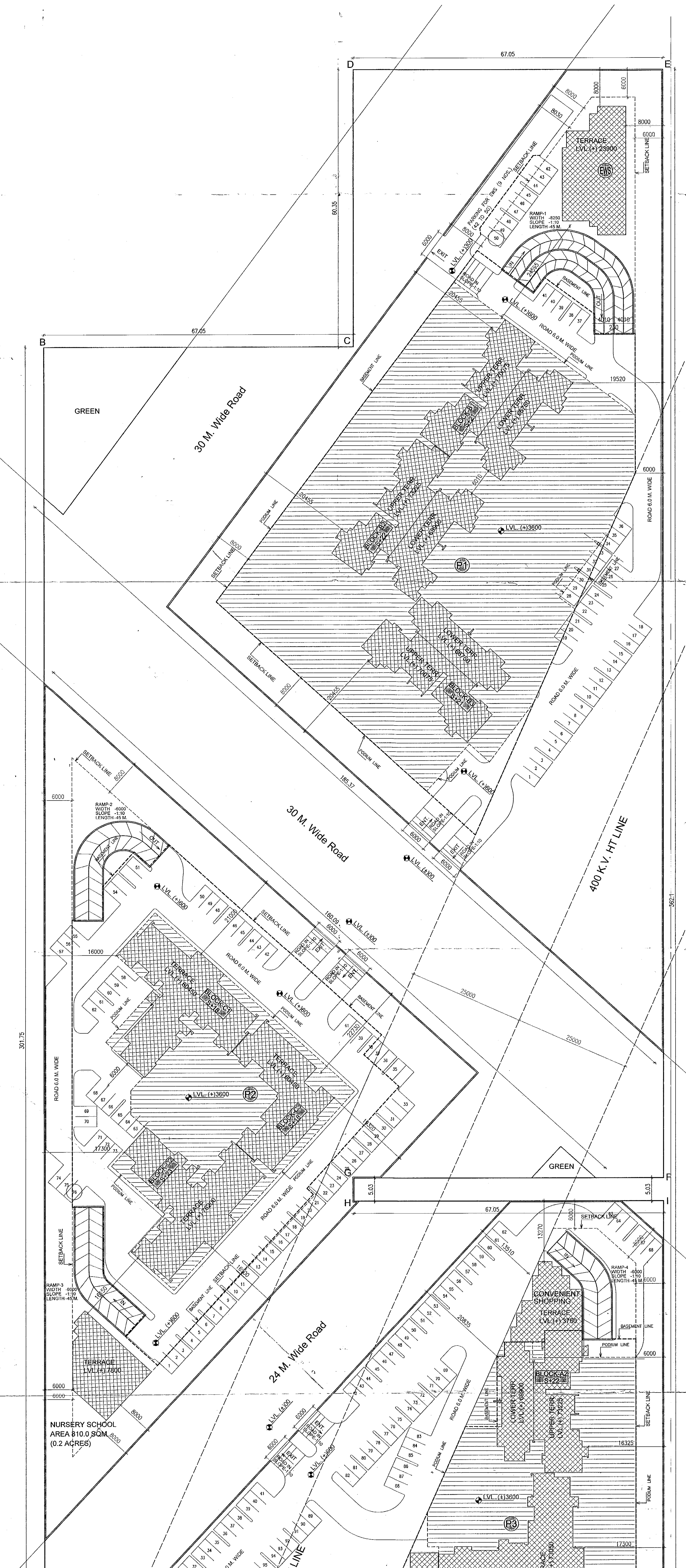
S.No.	Blk. No.	Ground Covd.	Area in stilt	Ground in FAR	1st	2nd	3rd	4th	5th	6th	7th	8th	9th	10th	11th	12th
	BLOCKS															
1	A1	552.99	456.55	96.44	540.99	540.99	540.99	540.99	540.99	540.99	540.99	540.99	540.99	540.99	540.99	540.99
2	A2	436.83	316.92	71.11	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83
3	B1	460.46	389.35	71.11	448.46	448.46	448.46	448.46	448.46	448.46	448.46	448.46	448.46	448.46	448.46	448.46
4	B2	466.35	395.24	71.11	448.46	448.46	448.46	448.46	448.46	454.35	454.35	454.35	454.35	448.46	448.46	448.46
	B3	436.83	365.72	71.11	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83
5	C1	464.40	396.56	67.84	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40
6	C2	464.40	396.56	67.84	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40
7	C3	324.52	263.69	60.83	312.52	312.52	312.52	312.52	312.52	312.52	312.52	312.52	312.52	312.52	312.52	312.52
	TOTAL	**3606.78**	**2980.59**	**577.39**	**3504.89**	**3504.89**	**3504.89**	**3504.89**	**3504.89**	**3510.78**	**3510.78**	**3510.78**	**3510.78**	**3504.89**	**3504.89**	**3504.89**
1	COMMUNITY BUILDING	334.81	0.00	334.81	215.09											
2	E.W.S.	322.87	0.00	322.87	316.87	316.87	316.87	316.87	316.87	316.87	316.87					
4	CON. SHOPPING	220.42	0.00	220.42												
5	NURSARY SCHOOL	228.75	0.00	228.75	130.82											
6	PODIUM	7056.12	7056.12													
	GRAND TOTAL	**11769.75**	**10036.71**	**1684.24**	**4167.67**	**3821.76**	**3821.76**	**3821.76**	**3821.76**	**3827.65**	**3827.65**	**3510.78**	**3510.78**	**3504.89**	**3504.89**	**3504.89**

S.No.	Blk. No.	13th	14th	15th	16th	17th	18th	19th	20th	21st	22nd	23rd	24th	FAR	Mumty/ Machine	Covd.	Dwelling units	Person
	BLOCKS																	
1	A1	540.99	540.99	540.99	540.99	540.99	540.99	540.99	540.99	540.99	540.99			11998.22	93.97	12548.74	66	330
2	A2	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83	282.42			9274.96	73.85	9665.73	86	430
3	B1	448.46	448.46	448.46	448.46	448.46	448.46	448.46	448.46	282.62				9322.93	73.85	9786.13	82	410
4	B2	448.46	448.46	448.46	448.46	448.46	448.46	448.46	448.46	448.46	282.62			9794.95	73.85	10264.04	86	430
	B3	424.83	424.83	424.83	424.83	424.83	424.83	424.83	424.83	282.42				8850.13	73.85	9289.70	82	410
5	C1	452.40	452.40	452.40	452.40	452.40	452.40							8211.04	67.92	8675.52	54	270
6	C2	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40	452.40		10473.04	67.92	10937.52	69	345
7	C3	312.52	312.52	312.52	312.52	312.52	312.52							5686.19	59.57	6009.45	36	180
	TOTAL	**3504.89**	**3504.89**	**3504.89**	**3504.89**	**3504.89**	**3504.89**	**2739.97**	**2739.97**	**2431.72**	**1558.43**	**452.40**	**0.00**	**73611.46**	**584.78**	**77176.83**	**561**	**2805**
1	COMMUNITY BUILDING													549.90		549.90		
2	E.W.S.													2540.96	46.04	2587.00	104	208
4	CON. SHOPPING													220.42		220.42		
5	NURSARY SCHOOL													359.57	30.28	389.85		
6	PODIUM													0.00		7056.12		
	GRAND TOTAL	**3504.89**	**3504.89**	**3504.89**	**3504.89**	**3504.89**	**3504.89**	**2739.97**	**2739.97**	**2431.72**	**1558.43**	**452.40**	**0.00**	**77282.31**	**661.10**	**87980.12**	**665**	**3013**
															SERVICE PER.		66	132
															PROPOSED DENSITY		=	**3145**

MAIN AREA CHART							
PLOT AREA	=	10.919	ACRES	=	44187.56	SQ.M.	
PERMISSIBLE COVERED AREA ON GROUND FLOOR @35 %				=	15465.64	SQ.M.	
PERMISSIBLE COVERED AREA ON FIRST & ABOVE FLOORS @30 %				=	13256.27	SQ.M.	
PERMISSIBLE F.A.R. @175 %				=	77328.22	SQ.M.	
PERMISSIBLE COVERED AREA FOR COVVENIENT SHOPPING @0.50%				=	220.94	SQ.M.	
PERMISSIBLE DENSITY @300 PERSON PER ACRE				=	3276.00	PERSON	
PROPOSED COVERED AREA ON GROUND FLOOR (IN F.A.R.)				=	1684.24	SQ.M.	
PROPOSED COVERED AREA ON GROUND FLOOR (UNDER STILTS)				=	10036.71	SQ.M.	
TOTAL PROPOSED COVERED AREA ON GROUND FLOOR				=	11769.75	SQ.M.	26.64%
PROPOSED F.A.R.				=	77282.31	SQ.M.	174.90%
PROPOSED COVERED AREA OF BLOCKS & PODIUM				=	87980.12	SQ.M.	
PROPOSED COVERED AREA OF BASEMENT				=	14440.41	SQ.M.	
PROPOSED TOTAL COVERED AREA				=	102420.53	SQ.M.	
E.W.S. CALCULATIONS							
PROPOSED DWELLING UNITS INCLUDING EWS				=	665	NOS.	
REQUIRED NO. OF E.W.S.	=	665	x 15%	=	100	NOS.	
PROVIDED NO. OF E.W.S.				=	104	NOS.	
DOMESTIC SERVENT							
REQUIRED NO. OF DOMESTIC SERVENT	=	561	x 10%	=	56	NOS.	
PROVIDED NO. OF DOMESTIC SERVENT				=	66	NOS.	

PARKING CALCULATIONS			
PROPOSED DWELLING UNITS	=	561	
PARKING REQUIRED @ 1.5 CAR PER FLAT	=	842	CARS
COVERED PARKING REQUIRED @ 75 % OF TOTAL PARKING	=	632	CARS
PARKING REQUIRED FOR EWS @ 5 % OF TOTAL PARKING	=	43	CARS
PROPOSED AREA UNDER PARKING IN BASEMENT	=	13564.08	SQ.M.
PROPOSED PARKING IN BASEMENT	=	**346**	CARS
PROPOSED AREA PER CAR PARKING IN BASEMENT	=	39.20	SQ.M.
PROPOSED AREA UNDER COVD. PARKING ON GROUND FLOOR	=	10036.71	SQ.M.
PROPOSED COVERED PARKING ON GROUND FLOOR	=	**308**	CARS
PROPOSED AREA PER COVD. CAR PARKING ON GROUND FLOOR	=	32.59	SQ.M.
PROPOSED TOTAL COVERED PARKING	=	**654**	CARS
PROPOSED AREA UNDER ROAD & PARKING	=	8910.65	SQ.M.
PROPOSED OPEN PARKING ON GROUND FLOOR	=	**244**	CARS
PROPOSED AREA PER CAR PARKING	=	36.52	SQ.M.
PROPOSED COVERED PARKING FOR EWS	=	34	CARS
PROPOSED OPEN PARKING FOR EWS	=	9	CARS
PROPOSED TOTAL PARKING FOR EWS	=	43	CARS
PROPOSED TOTAL PARKING	**=**	**898**	**CARS**

GREEN AREA CALCULATIONS							
PLOT AREA	=	10.919	ACRES	=	44187.56	SQ.M.	
REQUIRED GREEN AREA @15 %				=	6628.13	SQ.M.	
PROPOSED GREEN AREA				=	7229.96	SQ.M.	16.36%



4 K. WIDE REVENUE RASTA

D.T.P (HQ) Member Secretary B.P.C.

S.T.P. (G) Member B.P.C.

C.T.P. (Hr.) Chairman B.P.C.

AD JD SD ATP

SANCTIONED

To be read in conjuction with memo No 31364-73 Dtd. 27/2/13

Checked and [illegible] (Internal [illegible] ments [illegible] forwarding [illegible] 51... Dt. 30/1/13

(HQ)

M/s. Desert Moon Realtors Private Limited

Authorised Signatory

ANIL TREHAN
ARCHITECT
CA-80/5708
PLANNERS GROUP PVT. LTD.
W-12/29, DLF City, Phase-III
GURGAON-122 002

NOTE :-
1. GATE & BOUNDARY WALL AS PER STANDARD DESIGN
2. SPRINKLER SYSTEM AS PER N.B.C.
3. LIFTS & SERVICE AREA WITH 100 % POWER BACKUP

OWNER'S SIGN.	ARCHITECT'S SIGN.		
OWNER'S **DESERT MOON REALTORS PVT. LTD.** 153, OKHLA INDUSTRIAL ESTATE PHASE-III, NEW DELHI-110020	Architects **PLANNERS GROUP PVT. LTD.** W-12/29, Ist FLOOR, DLF CITY, PHASE-III GURGOAN-122002 PHONE:-95-124-4060050,51 FAX:- 4060050,51 E-mail:- plannersgroup@airtelmail.in :- trehan@plannersgroup.org		
Project PROPOSED BUILDING PLAN OF GROUP HOUSING SCHEME MEASURING 10.919 ACRE (LICENSE NO 94 OF 2012 DATED 05.09.2012) IN SECTOR- 103, GURGAON, MANESAR URBAN COMPLEX BEING DEVELOPED BY DESERT MOON REALTORS PVT. LTD.	Sheet SITE PLAN		North
	Scale 1 : 400	Date 20-10-12	Drg. No. CO/LA/S-01