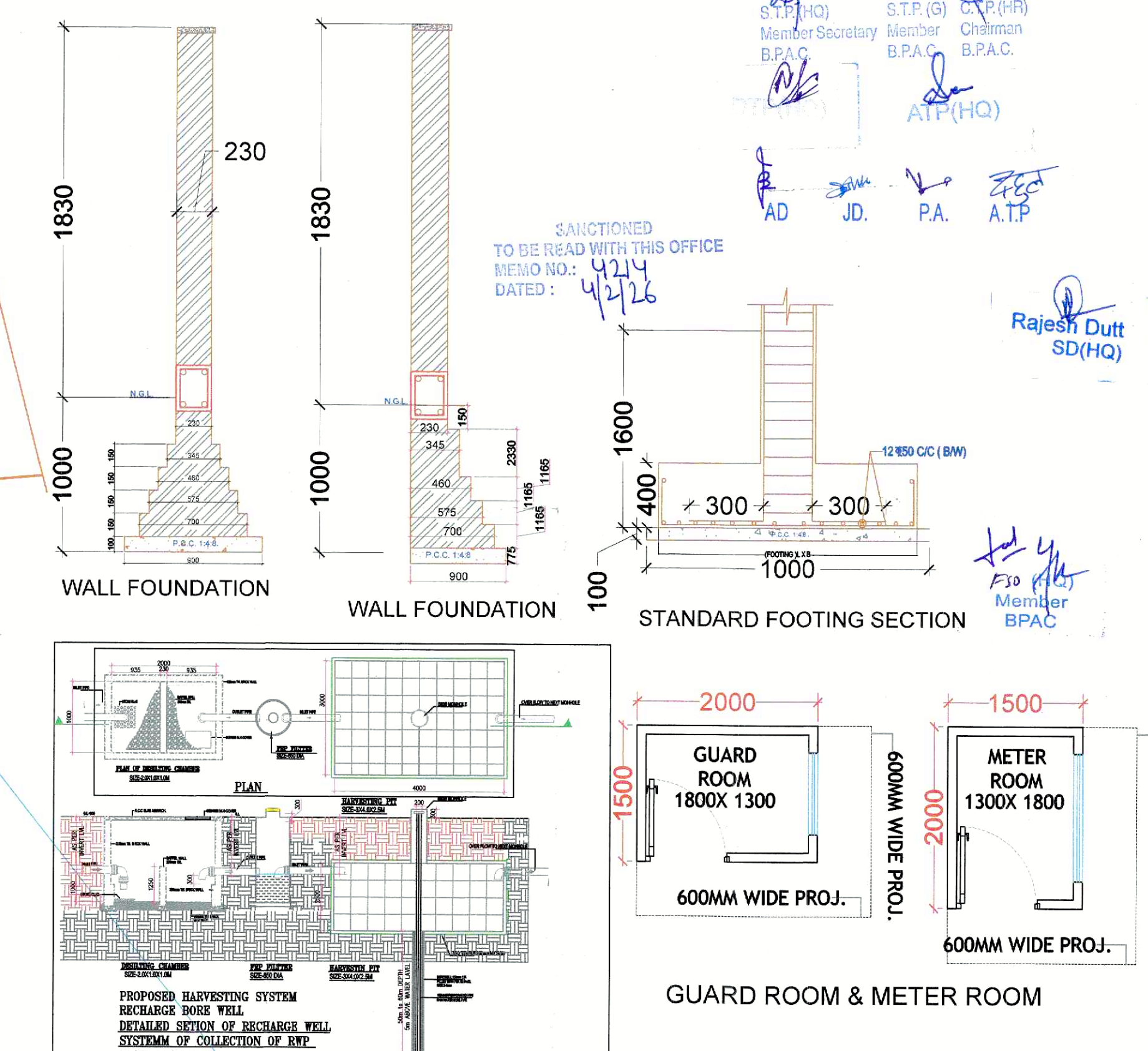
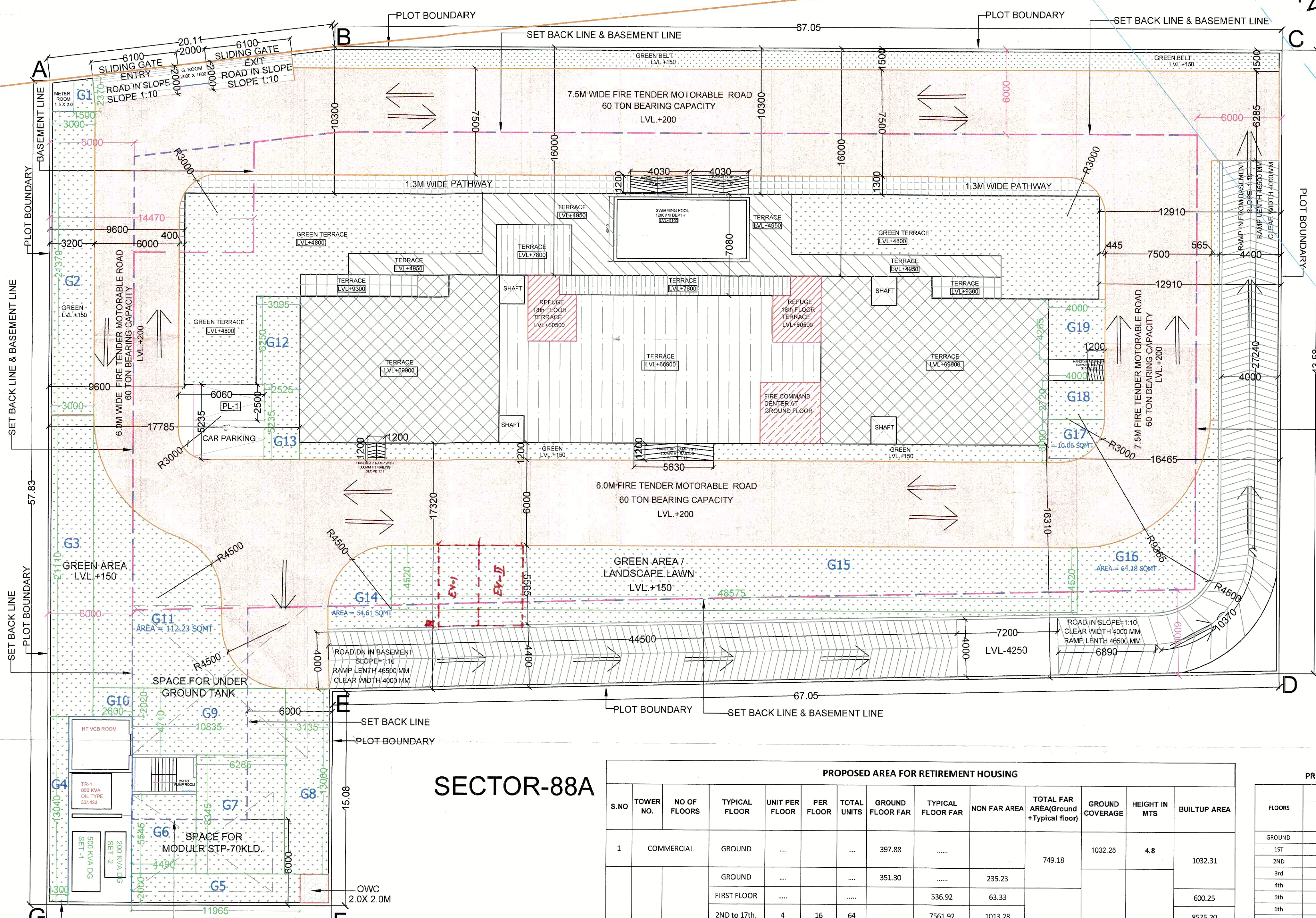


SECTOR-88B  
12.0M WIDE SERVICE ROAD

60.0M WIDE ROAD

12.0M WIDE SERVICE ROAD  
LVL ±0.0

66 KV HT LINE



SANCTIONED TO BE READ WITH THIS OFFICE  
MEMO NO.: 4214  
DATED: 4/2/26

Sanctioning Authority:  
S.T.P. (H) Member Secretary B.P.A.C.  
S.T.P. (G) Member B.P.A.C.  
C.A.P. (R) Chairman B.P.A.C.  
ATP (HQ)  
AD, JD, PA, ATP  
Rajesh Dutt SD (HQ)  
F30 Member BPAC

SECTOR-88A

AREA AND POPULATION STATEMENT - (BUILDING DESCRIPTION)

S.No.	Bldg Type	Description	No. of Units @ Ground Floor Level	Total No. of Apartments	Population	CAWFT AREA	BALCONY / TERRACE AREA
TOWER A	SBK Type 1	...	9	18	4	72	102.140
	SBK Type 1A	...	9	18	4	72	102.140
	SBK Type 2	...	9	18	3	54	102.140
	SBK Type 2A	...	8	16	3	48	102.140
TOWER B	SBK Type 3	...	1	2	3	6	33.970
	SBK Type 4	...	1	2	3	6	33.970
GRAND TOTAL			74	258			

PROPOSED AREA FOR RETIREMENT HOUSING

S.NO	TOWER NO.	NO OF FLOORS	TYPICAL FLOOR	UNIT PER FLOOR	PER FLOOR	TOTAL UNITS	GROUND FLOOR FAR	TYPICAL FLOOR FAR	NON FAR AREA	TOTAL FAR AREA (Ground + Typical floor)	GROUND COVERAGE	HEIGHT IN MTS	BUILTUP AREA	
1	COMMERCIAL		GROUND				397.88			749.18	1032.25	4.8	1032.31	
2	A & B (GROUND + 20th FLOOR)		GROUND				351.30		235.23				600.25	
			FIRST FLOOR					536.92	63.33		9262.40		69.90	8575.20
			2ND TO 17th	4	16	64		7561.92	1013.28					538.16
			18th (REFUGEE FLOOR)	4	1	4		444.05	94.11					571.10
			19th	4	1	4		507.77	63.33					211.74
			20th	2	1	2		211.74					211.74	
3			FIRST BASEMENT AREA						2390.48				2390.48	
4			SECOND BASEMENT AREA						2390.48				2390.48	
5			MUMTY NON FAR AREA						83.88				83.88	
6			GUARD & METER ROOM AREA						6.00				6.00	
7			STP AREA						70.00				70.00	
8			UGT AREA WITH STAIRCASE						140.15				140.15	
TOTAL						74		6466.39		10011.58	1032.25		16609.75	

PROPOSED AREA STATEMENT

FLOORS	FAR AREA	NON FAR AREA	BUILT UP AREA
GROUND	749.18	283.13	1032.31
1ST	536.92	63.33	600.25
2ND	472.62	63.33	535.95
3rd	472.62	63.33	535.95
4th	472.62	63.33	535.95
5th	472.62	63.33	535.95
6th	472.62	63.33	535.95
7th	472.62	63.33	535.95
8th	472.62	63.33	535.95
9th	472.62	63.33	535.95
10th	472.62	63.33	535.95
11th	472.62	63.33	535.95
12th	472.62	63.33	535.95
13th	472.62	63.33	535.95
14th	472.62	63.33	535.95
15th	472.62	63.33	535.95
16th	472.62	63.33	535.95
17th	472.62	63.33	535.95
18th	444.05	94.11	538.16
19th	507.77	63.33	571.10
20th	211.74		211.74
MUMTY / MACHINE ROOM		83.88	83.88
TOTAL AREA	10011.58		11612.64

PARKING SUMMARY

TOTAL NO. OF DU'S	=	74
PARKING REQUIRED @ 1 ECS PER MAIN DU	=	74 ECS
PROPOSED BASEMENT PARKING DETAIL		
PROPOSED FIRST BASEMENT PARKING AREA	=	1675.15 SQMT
BASEMENT PARKING REQUIRED @ 32 = 1 ECS	=	52.35 ECS
SAY	=	52 ECS
NO OF BAYS PROVIDED ON BASEMENT	=	46 NOS
PROPOSED SECOND BASEMENT PARKING AREA		
BASEMENT PARKING REQUIRED @ 32 = 1 ECS	=	2088.12 SQMT
SAY	=	65 ECS
NO OF BAYS PROVIDED ON BASEMENT	=	54 NOS
TOTAL NO OF PARKING IN BASMENT	=	100 NOS
OPEN PARKING DETAIL		
P1 ( 5.235 X 6.060 )	=	31.724
SAY	=	31.724
OPEN PARKING DETAIL	=	1.379
HANDICAPPED PARKING	=	2 NOS
EV PARKING	SAY	2 NOS
NO OF BAYS PROVIDED ON OPEN	=	4 NOS
TOTAL NO OF BAYS PROVIDED	=	104 NOS

CLIENT: M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

PROJECT: PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.08.2021 OVER AN AREA MEASURING 1.03125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR - 88A, DISTRICT GURUGRAM ( HARYANA ) (LICENCE NO 165 OF 2025 DATED 04.09.2025) BEING DEVELOPED BY M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

SCALE: 1:100

IN FORWARD AT: 19/11/25

DRAWING NAME: SITE PLAN

DRAWING NO.: [Signature]

APPLICANT'S SIGN: [Signature]

ARCHITECT'S SIGN: [Signature]