

UL SITE AREAS
GH_5.075 ACRES-SECTOR 71 GURGAON[illegible]

POPULATION

S.NO.	TYPICAL UNIT	REQUIRED NOS.	PROVIDED NOS.	A/H SIZE	POPULATION NOS.
1	MAIN DWELLING UNITS		492	5	2460
2	DOMESTIC SERVANT @ 10%	49.20	70	2	140
3	RAS SINGLING UNIT @ 15% OF TOTAL UNITS	86.84	88	2	176
4	TOTAL PROPOSED POPULATION				2776
5	DENSITY	600 (+ 15%) PPA	547		

US: TAK AND NON TAK AREAS

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PROPOSED TOTAL F	

BUILDING BLOCK	NO. OF FLOORS	HEIGHT (M)	NO. OF FATS	UNIT OF DOMESTIC SEWAGE SERVING FLOORS	DOMESTIC SEWAGE SERVING FLOORS
			0-100000	100-150000	ABOVE 150000
TOWER A + Club	G+36	121.1	70	70	14-1500
TOWER B + Club	G+36	121.1	70	70	14-1500
TOWER C + Club	G+36	121.1	141	141	14-1500
TOWER D + Club	G+36	121.1	141	141	14-1500
TOWER E + Club	G+36	121.1	141	141	14-1500
COMMERCIAL	G	3.0	0	242	210
COMMERCIAL	G	3.0	0	242	210
COMMERCIAL	G+2	28.75	0	0	0
COMMERCIAL	G	6.3	0	0	0
COMMUNITY BUILDG.					
TOTAL			492		70

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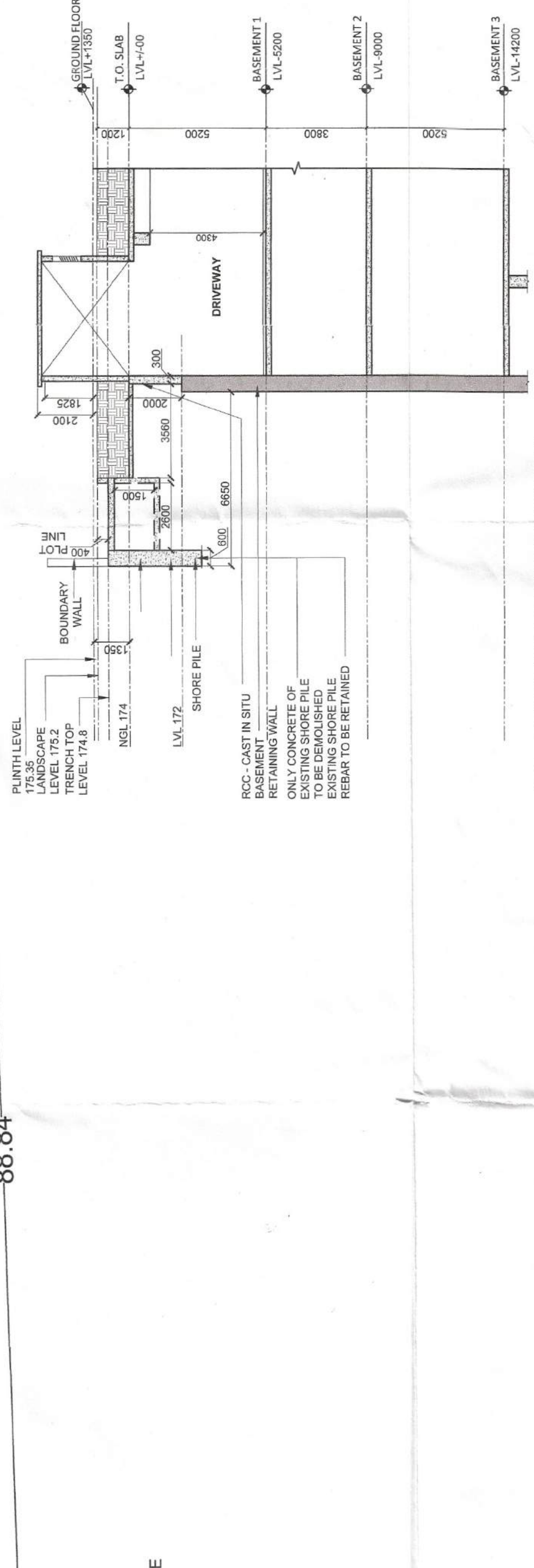
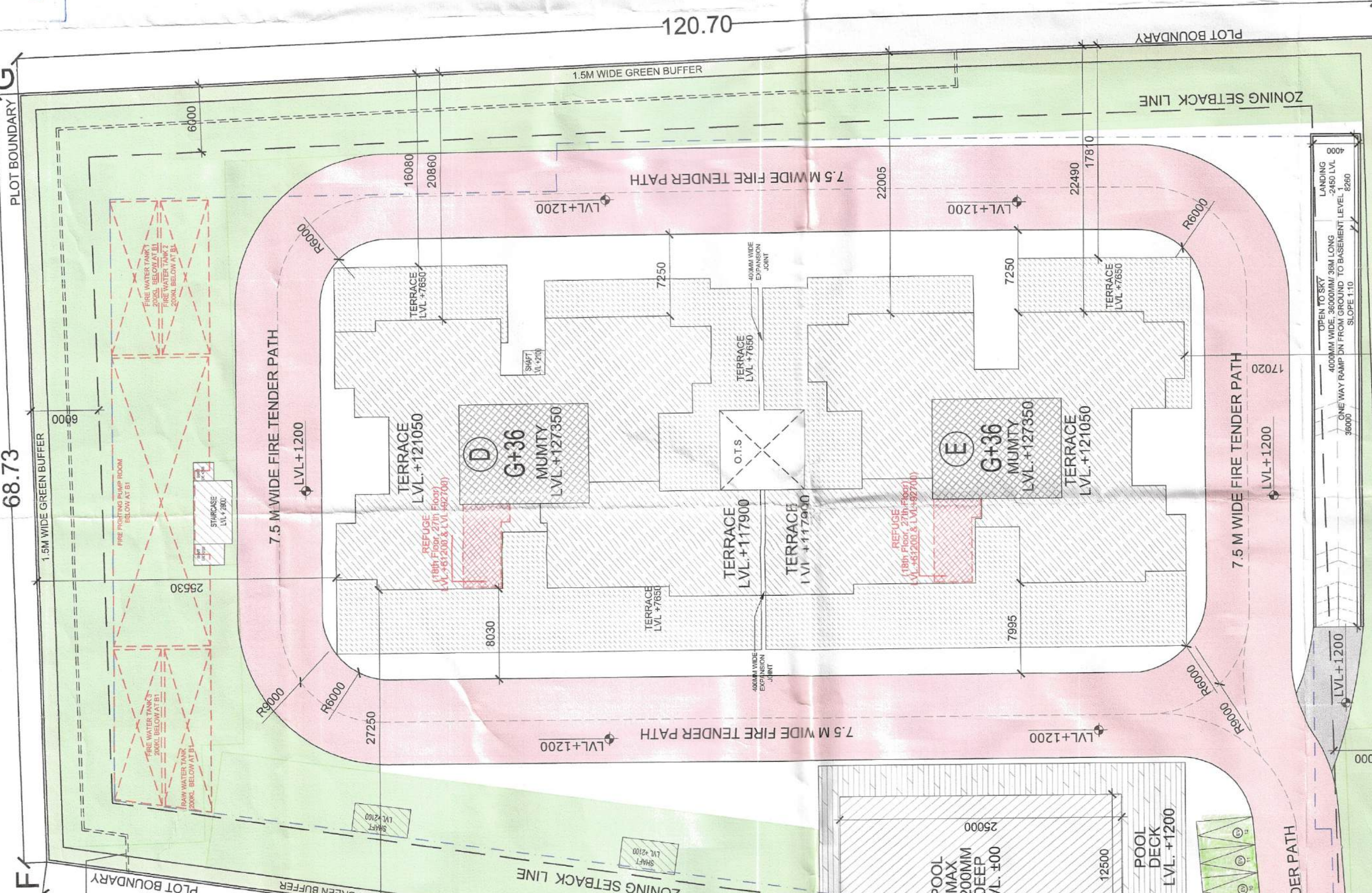
S.NO.	PARTICULAR	REQUIRED
A.	UNITS UPTO 40 UNDER 100000 (B+S 1CS)	282
B.	UNITS BETWEEN 100000 TO 150000 (B+S 0.7CS)	0
C.	UNITS MORE THAN 150000 (B+S 1CS)	315
D.	UNITS MORE THAN 150000 (B+S 1CS)	597
E.	TOTAL PARKING FOR MAIN DUS (TDS) (A+B+C)	30
F.	EWG (5% OF RESIDENTIAL PARKING)	15
G.	Commercial (1 CS FOR EVERY 50000)	4
H.	TOTAL	631
I.	Nursery/School (15% of d.240000)	121.50m

PARKING PROVISION		PERMISSIBLE (PER PER 1CS)	PROPOSED
S.NO.	PARTICULAR	PERMISSIBLE (PER PER 1CS)	
1.	COVERED (BASEMENT) 327000 SQM/250000S	94.5/14M	
	TOTAL	94.5/14M	100.07
S.NO.	PARTICULAR	EXPERIMENTAL PARKING	
1.	(1/2000 OF PER 1CS 100000)		PROPOSED
		REQUIRED	21
			12

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BAGGAGE PARKING DETAILS				
BAGGAGE	BASMENT-1	BASMENT-2	BASMENT-3	TOTAL
FLOOR AREA	14828.69	13221.15	12852.10	40973.95
AREA UNDER SERVICES-ANCILLARY	4782.318	3256.94	2583.97	10623.24
NET AREA FOR PARKING	9040.741	9972.32	9911.91	29524.97
PERMISSIBLE BAGGAGE PARKING - 4/32 (15%)	292	312	310	914
TOTAL PROPOSED PARKING IN BASMENT	467	237	373	1097

NOTE: APPROVAL FOR HT
LINE SHIFTING RECIEVED
FROM HVPNL AS
PER MEMO NO.
Ch. 54/ CETSE-225/III
DATED 28/04/2025



VENTILATION SHAFT SECTION

NOTE:

1. APPROVAL FOR HT LINE SHIFTING RECEIVED FROM HVPNL AS PER MEMO NO. Ch. 54/ CETSE-225/III DATED 28/04/2025

BIRLA ESTATES PVT. LTD.

MEP CONSULTANT:

ARCHITECT:

PROPOSED BUILDING PLAN FOR GROUP HOUSING

MEASURING 5.075 ACRES IN THE REVENUE ESTATE OF
VILLAGE FAZILPUR, JHARSA & BEGAMPUR KHATOLA,

(LICENSE NO. 72 OF 2025 DATED 21.05.2025) subject to comments in

SITE PLAN AND AREAS

DRG.NO. M-S-1.1

DATE :29/07/2025

NORTH

For BIRLA ESTATES PVT. LTD.

Authorized Signature:	0
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