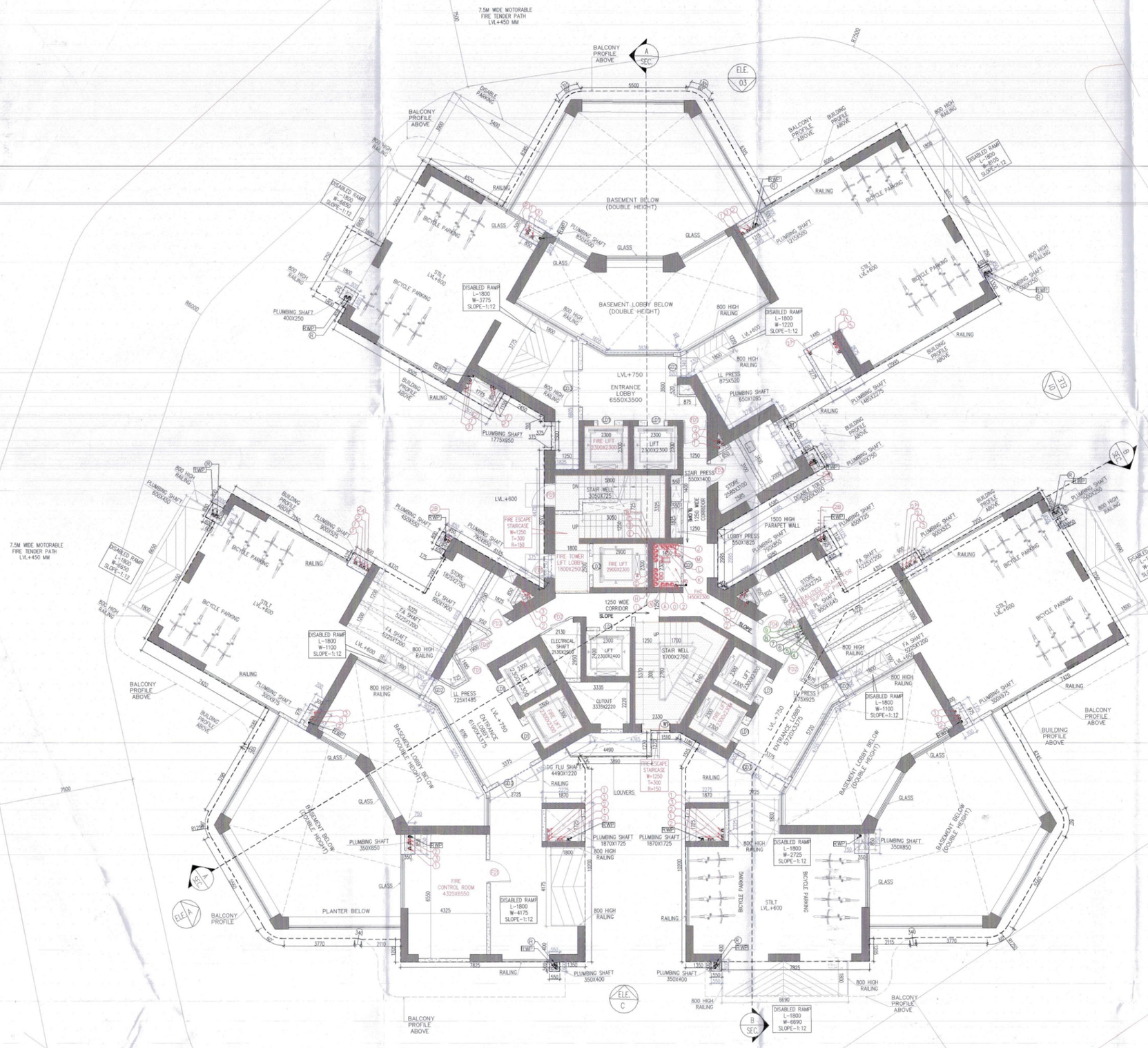


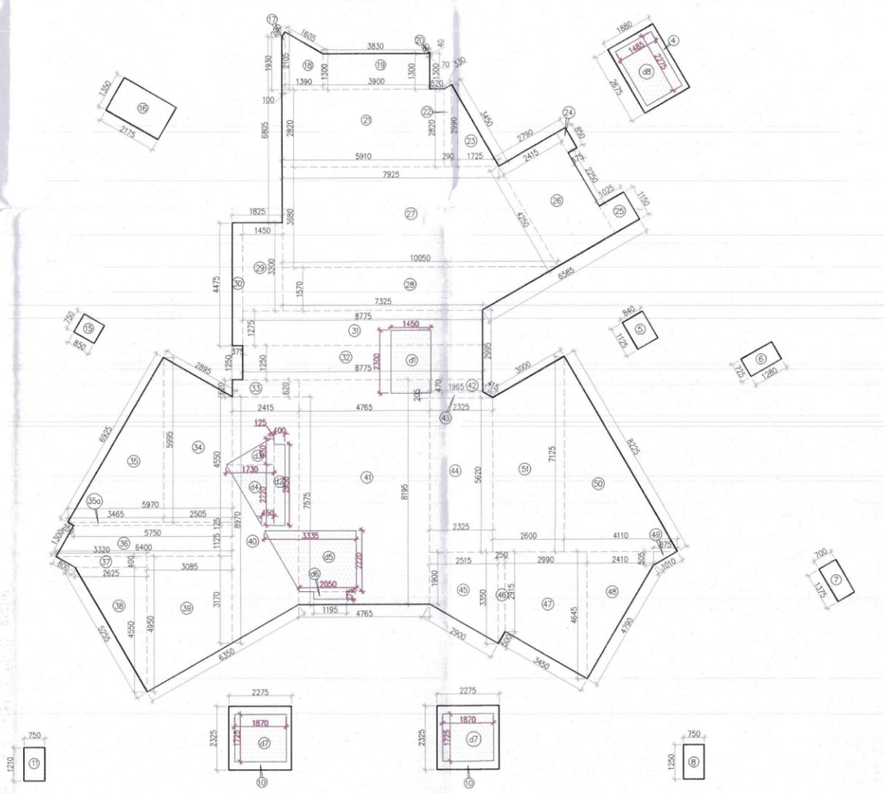
TOWER - A
STILT FLOOR PLAN
LVL+750

PLUMBING VERTICAL PIPES SCHEDULES:-		
1		100# SOIL PIPE
2		100# WASTE PIPE
2A		100# KITCHEN WASTE PIPE
2B		100# UTILITY WASTE PIPE
3		100# VENT PIPE
4		DOMESTIC WATER SUPPLY MAIN PIPE
5		DOMESTIC WATER SUPPLY BRANCH PIPE
6		FLUSHING WATER SUPPLY MAIN PIPE
7		FLUSHING WATER SUPPLY BRANCH PIPE
8		DOMESTIC WATER RISER TO OHT
9		FLUSHING WATER RISER TO OHT
R		ROOF RAIN WATER PIPE
RWP		BALCONY RAIN WATER PIPE
WC		WC DROP CUTOUT SIZE 150x150mm
FT		FLOOR TRAP CUTOUT SIZE 150x150mm
FD	CT	FLOOR DRAIN CUTOUT SIZE 100x100mm
WB		WASH BASIN CUTOUT SIZE 75x75MM
BD		BALCONY DRAIN
		RAIN WATER KHURRA SIZE 450X450 MM

FAR AREA OF GROUND FLOOR AREA CALCULATION (TOWER-A)								
GROSS – A								
1	1	X	1.250	X	0.900	=	1.125	SQ.MT.
2	1	X	0.800	X	0.650	=	0.520	SQ.MT.
3	1	X	2.175	X	1.350	=	2.936	SQ.MT.
4	1	X	1.000	X	0.850	=	0.850	SQ.MT.
5	1	X	0.850	X	0.750	=	0.638	SQ.MT.
6	1	X	1.375	X	0.775	=	1.066	SQ.MT.
7	2	X	0.700	X	1.375	=	1.925	SQ.MT.
8	2	X	0.750	X	1.200	=	1.800	SQ.MT.
9	2	X	2.275	X	2.325	=	10.579	SQ.MT.
10	2	X	0.550	X	0.800	=	0.880	SQ.MT.
11	1	X	1.275	X	0.725	=	0.924	SQ.MT.
12	1	X	0.600	X	0.450	=	0.270	SQ.MT.
12a	1	X	0.850	X	1.125	=	0.956	SQ.MT.
13	1	X	1.885	X	2.675	=	5.042	SQ.MT.
14	1	X	0.600	X	0.450	=	0.270	SQ.MT.
15	1	X	1.615	X	0.900	=	1.454	SQ.MT.
16	0.5	X	(0.820+0.805)	X	0.100	=	0.072	SQ.MT.
17	0.5	X	0.805	X	1.390	=	0.559	SQ.MT.
18	1	X	5.390	X	1.300	=	7.007	SQ.MT.
19	0.5	X	0.070	X	0.040	=	0.001	SQ.MT.
20	0.5	X	0.330	X	0.190	=	0.031	SQ.MT.
21	0.5	X	(6.260+7.925)	X	2.820	=	20.050	SQ.MT.
22	0.5	X	(7.925+10.560)	X	2.055	=	18.963	SQ.MT.
23	1	X	2.415	X	4.250	=	10.264	SQ.MT.
24	1	X	0.850	X	0.375	=	0.319	SQ.MT.
25	1	X	1.025	X	1.155	=	1.184	SQ.MT.
26	0.5	X	(10.960+11.495)	X	1.630	=	17.975	SQ.MT.
27	0.5	X	(11.495+8.775)	X	1.570	=	15.912	SQ.MT.
28	1	X	0.375	X	4.475	=	1.678	SQ.MT.
29	1	X	9.775	X	2.525	=	22.157	SQ.MT.
30	1	X	9.150	X	0.470	=	4.301	SQ.MT.
31	0.5	X	(5.965+4.675)	X	2.290	=	12.217	SQ.MT.
32	0.5	X	9.465	X	5.995	=	10.386	SQ.MT.
33	0.5	X	(5.750+6.400)	X	1.135	=	6.834	SQ.MT.
34	0.5	X	(6.400+5.710)	X	0.400	=	2.422	SQ.MT.
35	0.5	X	2.625	X	4.550	=	5.972	SQ.MT.
36	0.5	X	(4.550+2.770)	X	3.085	=	11.291	SQ.MT.
37	0.5	X	(8.910+7.725)	X	2.415	=	20.159	SQ.MT.
38	1	X	4.765	X	7.725	=	36.810	SQ.MT.
39	0.5	X	(1.965+2.325)	X	0.205	=	0.440	SQ.MT.
40	0.5	X	(7.725+8.860)	X	2.325	=	19.280	SQ.MT.
41	0.5	X	(8.145+7.125)	X	1.880	=	11.213	SQ.MT.
42	0.5	X	(2.820+2.715)	X	0.190	=	0.526	SQ.MT.
43	0.5	X	(2.820+2.390)	X	0.250	=	0.652	SQ.MT.
44	0.5	X	(2.390+4.115)	X	2.990	=	9.725	SQ.MT.
45	0.5	X	2.375	X	4.115	=	4.887	SQ.MT.
46	0.5	X	4.115	X	7.125	=	14.660	SQ.MT.
47	1	X	9.225	X	0.800	=	6.580	SQ.MT.
48	1	X	0.925	X	0.250	=	1.731	SQ.MT.
					TOTAL	=	**327.303**	**SQ.MT.**
DEDUCTION AREA								
GROSS - B								
d1	1	X	1.450	X	2.300	=	3.335	SQ.MT.
d2	1	X	0.400	X	2.950	=	1.180	SQ.MT.
d3	0.5	X	(0.128+1.730)	X	0.930	=	0.863	SQ.MT.
d4	0.5	X	(1.730+0.490)	X	2.220	=	2.430	SQ.MT.
d5	0.5	X	(3.335+2.950)	X	2.220	=	5.977	SQ.MT.
d6	1	X	1.195	X	0.275	=	0.329	SQ.MT.
d7	2	X	1.870	X	1.725	=	6.452	SQ.MT.
d8	1	X	1.485	X	2.275	=	3.378	SQ.MT.
					TOTAL	=	**23.933**	**SQ.MT.**

TOTAL FAR AREA OF GROUND FLOOR		GROSS – A	-	GROSS – B	
	=	**327.303**	-	**23.933**	
	=	**303.370**	**SQ.MT.**		

GROUND FLOOR - SCHEDULE OF DOOR AND WINDOWS							
TAG	WIDTH (MM)	HEIGHT(MM)	SILL (MM)	LINTEL (MM)	DOOR WINDOW TYPE	OPENING TYPE	LOCATION
SCHEDULE OF NON-FIRE RATED DOORS							
D1	1250	2450	0	2450	WOODEN FLUSH DOOR	SINGLE SHUTTER DOOR	DIFFERENTLY ABLED TOILET
SCHEDULE OFWINDOWS							
W1	1250	1200	1250	2450	FIXED WINDOW / OPENABLE	FIXED PANEL/ OPENABLE + GLASS	STAIRCASE 1
SCHEDULE OF FIRE RATED DOORS							
FD1	1250	2450	0	2450	METAL DOOR WITH VISION PANEL (MIN. 2HR. FIRE RATING)	SINGLE SHUTTER DOOR/ (MIN. 2HR FRE RATING)	STAIRCASE /SERVICES/LOBBY
FD2	900	2300	150	2450	METAL DOOR WITH VISION PANEL (MIN. 2HR. FIRE RATING)	SINGLE SHUTTER, OPENABLE OUTSIDE	ELECTRICAL SHAFT/LV SHAFT
FD3	1000	2450	0	2450	METAL DOOR WITH VISION PANEL (MIN. 2HR. FIRE RATING)	SINGLE SHUTTER DOOR/ (MIN. 2HR FRE RATING)	ENTRANCE DOOR/LIFT LOOBY/FIRE CONTROL ROOM
FD4	800	2450	0	2450	METAL DOOR WITH VISION PANEL (MIN. 2HR. FIRE RATING)	SINGLE SHUTTER DOOR/ (MIN. 2HR FRE RATING)	ENTRANCE DOOR/LIFT LOOBY/FIRE CONTROL ROOM
SCHEDULE OF SHAFT DOORS							
GD1	900	2300	150	2450	HINGED GLASS DOOR	SINGLE SHUTTER DOOR	FHC SHAFT
GD2	1100	2450	0	2450	HINGED GLASS DOOR(MIN. 2HR. FIRE RATING)	SINGLE SHUTTER DOOR	LOBBY ENTRANCE
GD3	2000	2450	0	2450	HINGED GLASS DOOR(MIN. 2HR. FIRE RATING)	SINGLE SHUTTER DOOR	LOBBY ENTRANCE
SCHEDULE OF LIFT OPENINGS							
LO1	900	2450	0	2450	AS PER VENDOR/ VT		LIFTS
LO2	1000	2450	0	2450	AS PER VENDOR/ VT		LIFTS



GROUND FLOOR AREA CALCULATION
TOWER-A

Note :-

1. BUILDING HAS AUTOMATIC SPRINKLER SYSTEM WHEREVER REQUIRED BY NBC.
2. BUILDING WILL BE DESIGNED (STRUCTURES) AS PER RELEVENT IS CODES FOR EARTH QUAKE RESISTANCE.
3. ALL TOILET & KITCHEN HAVE PERMANENT VENTILATION /EXHAUST
4. ALL BUILDINGS ARE NATURALLY VENTILATED AND WHERE EVER REQUIRED MECHANICAL VENTILATION IS PROPOSED WITH 100% POWER BACKUP.

Project

PROPOSED BUILDING PLAN OF GROUP HOUSING COLONY FOR PHASE 3 AREA MEASURING 8.19375 ACRES PART OF TOTAL LICENSED LAND MEASURING 34.175 ACRES(LICENCE NO. 16 OF 2008 DATED 31.01.2008, LICENCE NO. 28 OF 2008 DATED 17.02.2008, LICENCE NO. 44 OF 2011 DATED 13.05.2011) IN SECTOR-59 GURUGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY BTVS BUILDWELL PVT LTD. AND OTHERS IN COLLABORATION WITH BASE EXPORTS PVT LTD. AND BUZZ HOTELS PVT. LTD.

Architects:
Morphogenesis
Plot No. 41, Industrial Estate,
Okhla Phase-III,
New Delhi 110020, India
TEL: +91 11 41828070
FAX: 91 11 26490351
E Mail:studio@morphogenesis.org

Associate Architects:
SBA Design N Code LLP
Architecture·Codes·Interiors
(Formerly known as RSMS)
Plot no. 10 A&B, Bhawani Kunj,
Behind D2,Vasant Kunj,
New Delhi-110070.
Mob.: 9810791652,9811077209

S.T.P.(HQ) Member Secretary B.P.A.C. DTP(HQ)
S.T.P.(HQ) Member B.P.A.C. ATP(HQ)
JD.
ATP
DINESH KUMAR PATHO
ADTP (HQ) Member BPAC
FSO (HQ) Member BPAC

SANCTIONED TO BE READ WITH THIS OFFICE MEMO NO.: DATED :

OWNER'S SEAL & SIGNATURE

Checked and found ok for Public Health Indoorwill Service only subject to comments is forwarding letter No.

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

BIP HOLDER SEAL & SIGNATURE

ARCHITECT'S SEAL & SIGNATURE
REENA SHARMA B.ARCH. CA/2016/77247

JUL.-2026 | Scale : 1:100

Drawing Title:-
GROUND FLOOR PLAN & AREA CALCULATION (TOWER-A)

Drawing No:-
TA-01
03-20072026