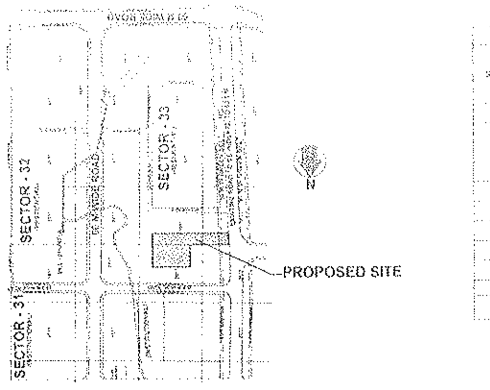


KEY PLAN

SUMMERY STATEMENT OF NON F. A. R. AREA

S. No.	BLOCK	No. OF FLOORS	No. OF BLOCKS	BALCONY AREA EACH UNIT	REFERENCE	BALCONY AREA EACH FLOOR	BALCONY AREA OF 1 BLOCK	TOTAL BALCONY AREA OF ALL BLOCKS	BLOCK WISE TOTAL	MUMTY / MACHINE ROOM AREA OF EACH BLOCK	TOTAL MUMTY / MACHINE ROOM AREA OF ALL BLOCKS	TOTAL NON F.A.R. AREA	UNIT
1	BLOCK - 1 (4 Nos. A-1)	10	17	9.515	SHEET No. 04/15	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	SQM
2	BLOCK - 1 (2 Nos. A-2)	10	17	[illegible]	SHEET No. 04/15	[illegible]	[illegible]	[illegible]					
3	BLOCK - 1 (2 Nos. A-3)	10	17	[illegible]	SHEET No. 04/15	[illegible]	[illegible]	[illegible]					
4	BLOCK - 2 (4 Nos. A-1)	10	2	[illegible]	SHEET No. 05/15	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	SQM
5	BLOCK - 2 (4 Nos. A-2)	10	2	[illegible]	SHEET No. 05/15	[illegible]	[illegible]	[illegible]					
6	BLOCK - 2 (2 Nos. A-4)	10	2	[illegible]	SHEET No. 05/15	[illegible]	[illegible]	[illegible]					
7	BLOCK - 2 (2 Nos. A-4)	10	2	[illegible]	SHEET No. 05/15	[illegible]	[illegible]	[illegible]					
8	BLOCK - 3 (2 UNITS OF A-5)	2	1	[illegible]	SHEET No. 06/15	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	SQM
9	BLOCK - 4 (12 UNITS OF A-7)	4	1	[illegible]	SHEET No. 06/15	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	SQM
9	COMMERCIAL		1		SHEET No. 07/15			417.339	417.339			[illegible]	SQM
	TOTAL NON FAR AREA											13,019.456	SQM.

DETAIL OF DWELLING UNITS.

FLOOR	BLOCK-1 TYPE 'A-1'	BLOCK-1 TYPE 'A-2'	BLOCK-1 TYPE 'A-3'	BLOCK-2 TYPE 'A-1'	BLOCK-2 TYPE 'A-2'	BLOCK-2 TYPE 'A-4'	BLOCK-2 TYPE 'A-6'	BLOCK-3 TYPE 'A-5'	BLOCK-4 TYPE 'A-7'	FLOOR WISE TOTAL
Ground / STILT	PARKING	PARKING	PARKING	PARKING	PARKING	PARKING	PARKING	PARKING	COMMERCIAL BLOCK	
1st FLOOR	4	2	2	4	4	2	2	2	COMMERCIAL BLOCK	32
2nd FLOOR	4	2	2	4	4	2	2	2	12	34
3rd FLOOR	4	2	2	4	4	2	2		12	37
4th FLOOR	4	2	2	4	4	2	2		12	37
5th FLOOR	4	2	2	4	4	2	2		12	37
6th FLOOR	4	2	2	4	4	2	2			26
7th FLOOR	4	2	2	4	4	2	2			26
8th FLOOR	4	2	2	4	4	2	2			26
9th FLOOR	4	2	2	4	4	2	2			26
10th FLOOR	4	2	2	4	4	2	2			26
Total	40	20	20	40	40	20	20	4	48	
No. OF BLOCKS	17	17	17	2	2	2	2	1	1	
TOTAL No. OF UNITS	680	340	340	80	80	40	40	4	48	1652

SUMMERY OF No. OF DWELLING UNITS

S. No.		A - 1	A - 2	A - 3	A - 4	A - 5	A - 6	A - 7	TOTAL
		TYPE OF UNITS							
1	No. OF UNITS	760	420	340	40	4	40	48	1652

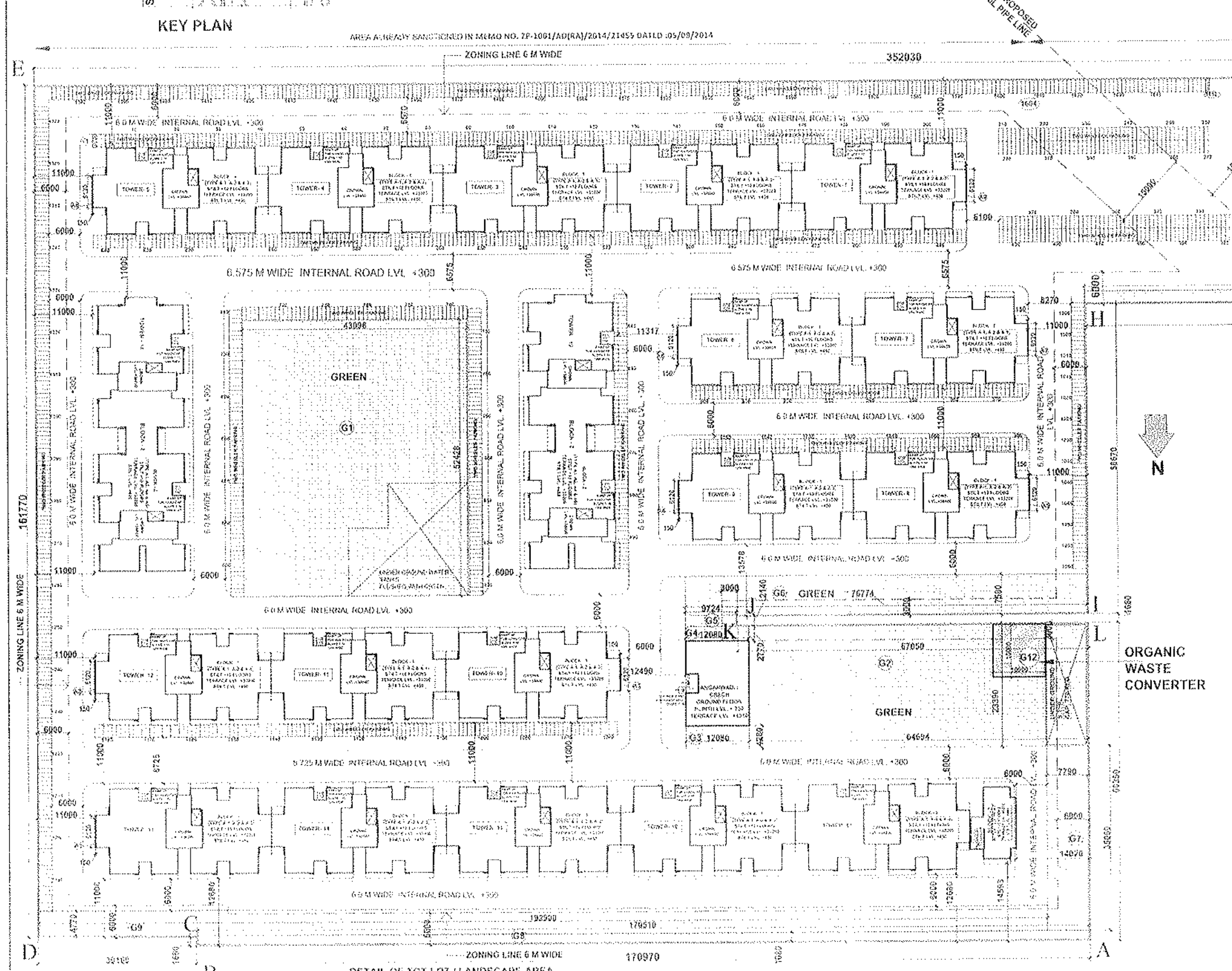
REVISED SUBMISSION DRAWING

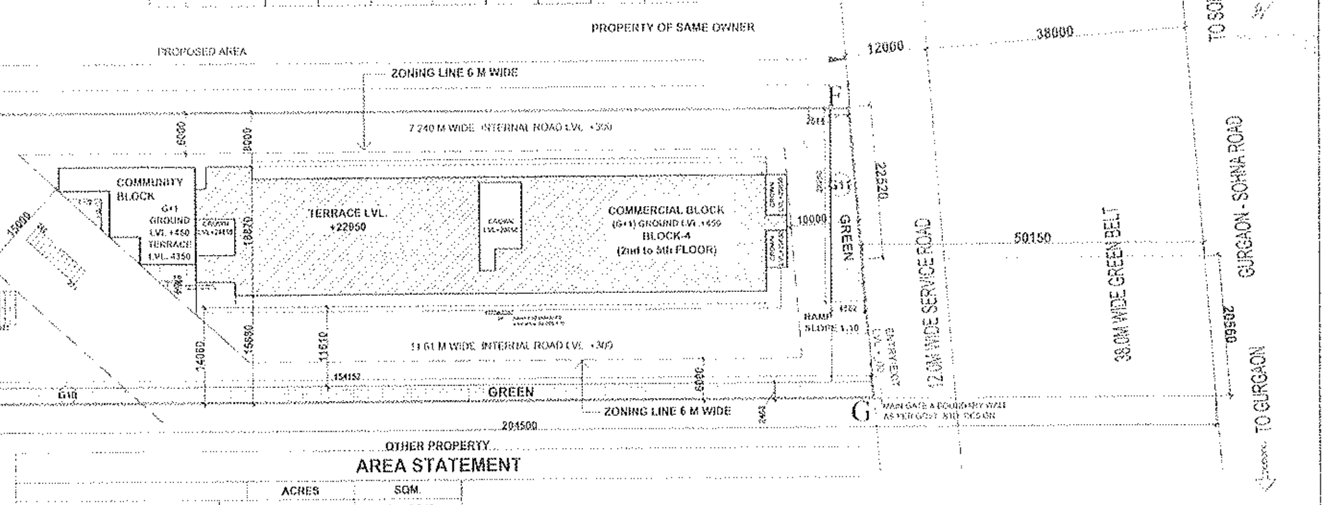
DRAWING TITLE: LAYOUT PLAN

DRAWING NO: 01A/16A

PROJECT

REVISED BUILDING PLAN FOR AFFORDABLE GROUP HOUSING SCHEME MEASURING 9.95475 ACRES (LICENCE NO. 67 OF 2014 DATED 16-07-2014) IN SECTOR-33, SOHNA BEING DEVELOPED BY BREEZ BUILDERS AND DEVELOPERS PVT. LTD.





AREA STATEMENT

		ACRES	SQM.
TOTAL PLOT AREA	=	9.82375	39,755.243
AREA FOR COMMERCIAL COMPONENT @ 4 % OF 9.82375 ACRES (TOTAL PLOT AREA)	=	0.39295	1,590.210
BALANCE PLOT AREA FOR HOUSING	=	9.43080	38,165.033

		PERMISSIBLE / REQUIRED	PROPOSED	
PLOT AREA FOR COMMERCIAL	=	1,590.210 SQM.		
F.AR. FOR COMMERCIAL	=	1.75	1.705	
COVERED AREA FOR COMMERCIAL	=	2,782.867 SQM.	2,711.220 SQM	REFER SHEET No. 07A/12A
PLOT AREA FOR RESIDENTIAL	=	38,165.033 SQM.		
F.A.R. ON RESIDENTIAL 2.25% (ADDITIONAL FAR 3% FOR SOLID WASTE MANAGEMENT)	=	2.28	2.2799	REFER SHEET No. 01A / 12A
COVERED AREA FOR RESIDENTIAL	=	87,016.275 SQM.	87012.976	REFER SHEET No. 01A / 12A
STILT AREA	=		9,191.615 SQM	REFER SHEET No. 02A / 12A
GROUND COVERAGE	=	19,877.621 SQM.	11,131.016 SQM.	REFER SHEET No. 01A / 12A
% OF PLOT AREA	=	50.00%	28.003 %	
No. OF DWELLING UNITS	=	1604 (Min.) to 1698 (Max.)	1,652	REFER SHEET No. 01A / 12A
OCCUPANCY PER DWELLING UNIT	=	5	5	
TOTAL POPULATION	=	8020 (Min.) - 8490 (Max.)	8260	
DENSITY	=	850 (Min.) - 900 (Max.) UNITS / ACRE	875.85 UNITS / ACRE	
GREEN AREA	=	5,963.286 SQM.	6,326.649 SQM	
% OF PLOT AREA	=	15.000 %	15.913 %	
CAR PARKING	=	0.5 E.C.S. PER DWELLING UNIT		
TWO WHEELER PARKING	=	1 No. OF 0.8 x 2.5 M SIZE PER DWELLING UNIT	1652 Nos	REFER SHEET No. 01A / 12A
TOTAL CAR PARKING SPACE	=	826E.C.S	1011	REFER SHEET No. 02A / 12A
TOTAL AREA FOR PARKING	= @ 25 SQM. PER E.C.S.	= 826 x 25 = 20,650 SQM	26,635.773 SQM.	REFER SHEET No. 02A / 12A
COMMUNITY BUILDINGS				
1 No. AGANWADI / CRECHE	=	185.81 SQM	186.567 SQM	AREA ALREADY SANCTIONED IN MEMO NO ZP-1001/AD(RA)/2014/21455 DATED :05/09/2014
1 No. COMMUNITY CENTER	=	185.81 SQM.	186.262 SQM	REFER SHEET No. 08A / 12A

AREA STATEMENT

1 PREVIOUS F.A.R @ 2.25 FOR RESIDENTIAL	=	85,871.324 SQM.
2 F.A.R ALREADY SANCTIONED FOR RESIDENTIAL	=	85,735.891 SQM
3 BALANCE F.A.R (85871.324 - 85735.891)	=	135.433 SQM
4 ALLOWABLE STAIRCASE F.A.R OF EXISTING BLOCK 01 ALREADY SANCTIONED EXCLUDING GROUND FLOOR (135.68 SQM x 17 BLOCKS)	=	2291.36 SQM
5 ALLOWABLE STAIRCASE F.A.R OF EXISTING BLOCK 02 ALREADY SANCTIONED EXCLUDING GROUND FLOOR (221.244 SQM X 2 BLOCKS)	=	442.488 SQM
6 ALLOWABLE STAIRCASE F.A.R OF EXISTING BLOCK 03 ALREADY SANCTIONED EXCLUDING GROUND FLOOR (19.75 SQM X 1 BLOCKS)	=	19.75 SQM
7 TOTAL ALLOWABLE F.A.R BALANCE F.A.R + ALLOWABLE STAIRCASE F.A.R OF BLOCK 01 + BLOCK 02 + BLOCK 03	=	2,889.031 SQM
8 ADDITIONAL F.A.R @ 3% FOR RESIDENTIAL ON 38,165.033 SQM	=	1,144.951 SQM
9 GRAND TOTAL OF ALLOWABLE F.A.R TOTAL ALLOWABLE F.A.R + ADDITIONAL 3% (2,889.031 SQM + 1,144.951 SQM)	=	4,033.982 SQM
10 PROPOSED F.A.R FOR RESIDENTIAL (BLOCK 04)	=	4,035.675 SQM

DETAIL OF TOT-LOT / LANDSCAPE AREA

TOT LOT AREA REQUIRED : = 15% OF PLOT AREA
= 39,755.243 x 15 % = 5,963.286 SQM

PROPOSED TOT-LOT AREA

Shape No.	Nos.		Length		Width		Area	
G1	1	x	43.096	x	52.428	=	2,259.437	SQM
G2	1	x	64.694	x	23.390	=	1,513.193	SQM
G3	1	x	12.080	x	4.280	=	51.702	SQM
G4	1	x	12.080	x	2.770	=	33.462	SQM
G5	1	x	9.724	x	2.140	=	20.809	SQM
G6	1	x	76.774	x	7.580	=	581.947	SQM
G7	1	x	7.790	x	35.050	=	273.040	SQM
G8	1	x	170.510	x	1.680	=	286.457	SQM
G9	1	x	193.900	x	4.770	=	928.133	SQM
G10	1	x	154.152	x	2.465	=	380.347	SQM
G11	1	x	3.753	x	28.230	=	105.922	SQM
					SUB TOTAL	=	6426.649	SQM
DEDUCTION FOR ORGANIC WASTE CONVERTER								
G12	1	x	10	x	10.000	=	100.000	SQM
					TOTAL	=	6326.649	SQM

TOT LOT PROVIDED = 6,326.649 SQM
= 15.913% OF PLOT AREA

SUMMERY STATEMENT OF GROUND COVERAGE

S. No.	BLOCK	No. OF BLOCKS	GROUND COVERAGE OF 1 BLOCK	GROUND COVERAGE OF ALL BLOCKS	UNIT	
1	BLOCK - 1	17	450.151	7,652.567	SQM	REFER SHEET No. 04A / 12A
2	BLOCK - 2	2	698.005	1,396.010	SQM	REFER SHEET No. 05A / 12A
3	BLOCK - 3	1	97.639	97.639	SQM	REFER SHEET No. 06A / 12A
4	BLOCK - 4	1	54.811	54.811	SQM	REFER SHEET No. 06A / 12A
4	COMMERCIAL	1	1,474.540	1,474.540	SQM	REFER SHEET No. 07A / 12A
5	END WALLS OF BLOCK 1			82.620	SQM	REFER SHEET No. 03A / 12A
5	COMMUNITY	1		186.262	SQM	REFER SHEET No. 08A / 12A
6	ANGANWADI			186.567	SQM	AREA ALREADY SANCTIONED IN MEMO NO ZP-1001/AD(RA)/2014/21455 DATED :05/09/2014
				11,131.016	SQM	
				27.929	%	

SUMMERY STATEMENT OF F. A. R. AREA FOR HOUSING

S. No.	BLOCK	No. of FLOORS	No. OF BLOCKS	EACH FLOOR AREA	BLOCK AREA OF 1 BLOCK	GROUND FLOOR AREA for FAR	FIRST FLOOR AREA for FAR	TOTAL AREA OF 1 BLOCK	TOTAL AREA OF ALL BLOCKS	UNIT	
1	BLOCK - 1	10	17	409.928	4,099.280	36.734		4,136.014	70,312.238	SQM	REFER SHEET No. 04A / 12A
2	BLOCK - 2	10	2	626.675	6266.750	45.253		6,246.506	12,493.000	SQM	REFER SHEET No. 05A / 12A
3	BLOCK - 3	2	1	87.214	174.427	15.616		[illegible]	[illegible]	SQM	REFER SHEET No. 06A / 12A
4	BLOCK - 4	4	1	[illegible]	3957.495	54.41	23.77	4,035.675	4,035.675	SQM	REFER SHEET No. 06A / 12A
	TOTAL								86.930.356	SQM	
ADD FOR 9 Nos. END WALLS FOR BLOCK 1 AT END OF BLOCKS (1st to 10th FLOORS) MENTIONED AS 'A1' AT IN SHEET No. 1											
1		10	9	[illegible]				[illegible]	[illegible]	SQM	
	TOTAL F.A.R. ACHIEVED								87.012.976	SQM	
	OR								227.991	%	

DRAWING TITLE: LAYOUT PLAN

BREEZ BUILDERS AND DEVELOPERS PVT. LTD.
OWNER

ARCHITECT
VIRENDER ASSOCIATES

01A/16A