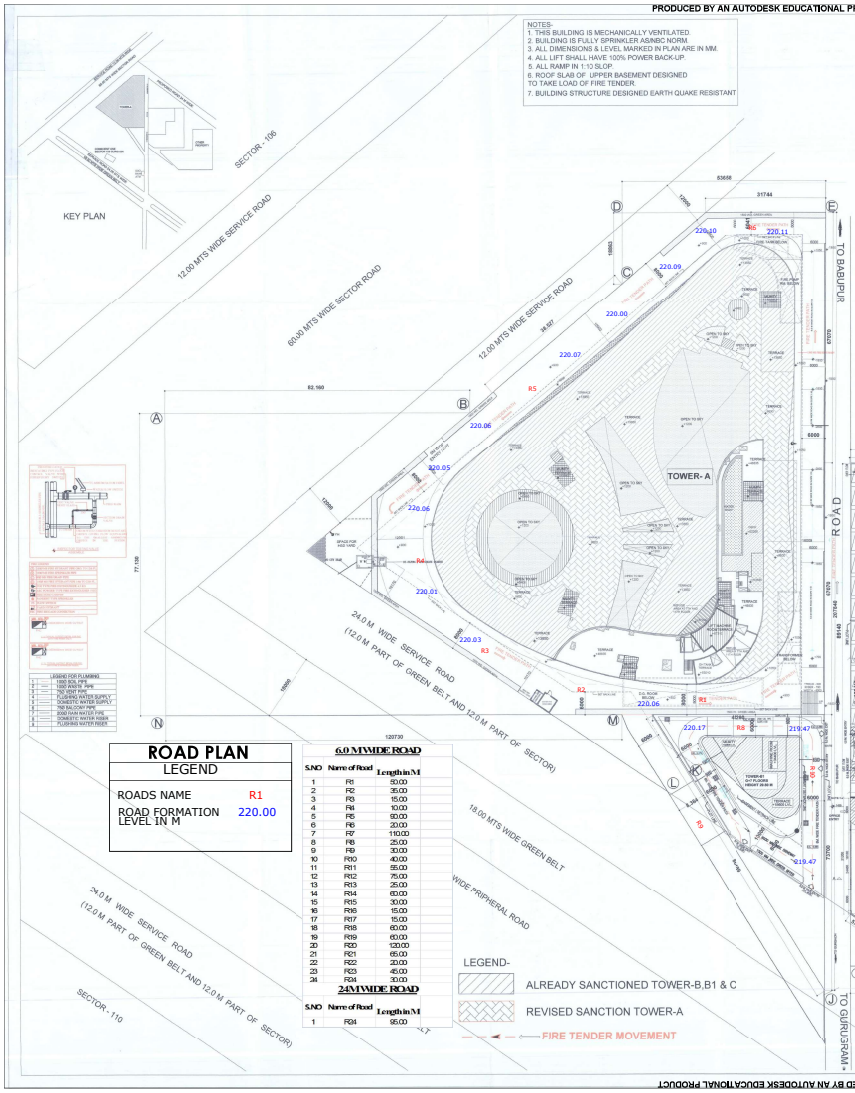
PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

NOTES-
1. THIS BUILDING IS MECHANICALLY VENTILATED.
2. BUILDING IS FULLY SPRINKLER AS/NBC NORM.
3. ALL DIMENSIONS & LEVEL MARKED IN PLAN ARE IN MM.
4. ALL LIFT SHALL HAVE 100% POWER BACK-UP.
5. ALL RAMP IN 1:10 SLOP.
6. ROOF SLAB OF UPPER BASEMENT DESIGNED TO TAKE LOAD OF FIRE TENDER
7. BUILDING STRUCTURE DESIGNED EARTH QUAKE RESISTANT



Area details			Remarks
Total plot area	8.66964	Acres	
	35084.7526	Sqm.	
Net area for FAR	8.66964	Acres	
	35084.7526	Sqm.	
Permissible FAR @1.75	61398.2821	Sqm.	
Additional 12% FAR of GRIHA 4 Star Tower B & C Additional 12% FAR of IGBC and GRIHA Tower A	7369.4757 14738.9514	Sqm. Sqm.	C - (35084.7526 X 0.12) = 4209.0903 B - (35084.7526 X 0.12) = 4209.0903 A - (35084.7526 X 0.12) = 8418.1806
TOTAL ADDITIONAL FAR FOR IGBC AND GRIHA	4209.183		
Total permissible FAR (12% + 12%)	65607.467	Sqm.	
Utilised FAR	82256.083	sqm.	
Permissible Ground Coverage@50%	21050.880	Sqm.	

Area detail

S. No.	Plot	Permissible ground coverage (50%)	Proposed ground coverage (sqm.)	Permissible FAR	Achieved FAR (sqm.)
1	Tower-A	5253.548	5282.212	15369.22	25669.21
2	Tower -B	5258.832	3843.430	10183.97	16355.65
3	Tower-C	7560.493	2923.1097	21976.30	25251.143
	Total	21050.86	12125.75	63530.480	67276.00

Area Statement

S. No.	Development Indices	Tower Type							
		Residential							
		A - Already Sanctioned	B,B1 & B2 - Already Sanctioned	B,B1 & B2 - Proposed	C - Already Sanctioned	C - Proposed	Total		
1	FAR (Basement)	807.276	885.68	565.79	1675.66	3062.72	3485.57	4000	7962.11
2	Ground Basement			1025.79	1025.00	2322.75	2322.75	2322.75	2322.75
3	Upper Basement		897.19	1025.79	1025.00	2322.75	2322.75	2322.75	2322.75
4	Stilt Floor (part)							1025.00	1025.00
	Total Basement Area	807.276	1682.87	2617.37	3725.66	7708.22	8131.07	9670.50	13632.61
5	Lower Ground Floor	782.85	1741.449	1230.12	1635.18	2710.22	2322.75	2322.75	2322.75
6	Ground Floor	779.2	1826.795	1177.42	2542.69	3316.16	1890.65	2142.35	1077.49
7	First Floor		2062.1	1230.12	2542.69	3316.16	1890.65	2142.35	1077.49
8	Third Floor		2062.1	1230.12	2490.55	3316.16		2142.35	1077.49
9	Fourth Floor		2062.1	1244.516	2490.55	2791.71	1760.36	2179.71	1401.05
10	Fifth Floor		2062.1	1230.12	2490.55	2791.71	1760.36	2179.71	1401.05
11	Sixth Floor		2062.1	1230.12	2490.55	2791.71	1760.36	2179.71	1401.05
12	Seventh Floor		2062.1	1230.12	2490.55	2791.71	1760.36	2179.71	1401.05
13	Eighth Floor		2062.1	1230.12	2490.55		1760.36	1187.12	1401.05
14	Ninth Floor		2062.1	1230.12	2490.55			1187.12	1401.05
15	Tenth Floor		2062.1	1230.12	2490.55			1187.12	1401.05
16	Eleventh Floor			1230.12				1187.12	1401.05
17	Twelfth Floor			1230.12				1187.12	1401.05
18	Thirteenth Floor							1187.12	1401.05
19	Fourteenth Floor							1187.12	1401.05
20	Fifteenth Floor							1187.12	1401.05
21	Sixteenth Floor							1187.12	1401.05
22	Seventeenth Floor							1187.12	1401.05
23	Terrace			1187.12				1187.12	1401.05
	Total	2368.34	28833.449	20890.58	34035.893		20351.133	35204.580	35204.580
	Grand Total	2875.616		23508.15	37761.553		28482.13	44875.08	

Site Area detail

Sr. No.	Plot	Plot Area Acres	Sqm.
1	Tower-A	3.4164	13822.63
2	Tower -B	2.165	8761.43
3	Tower-C	3.089	12500.72
	Total	8.66964	35084.73

KS Calculation
By-laws considered:
3ECS per 80 sqm
For basement parking
1ECS per 25 sqm
For surface parking

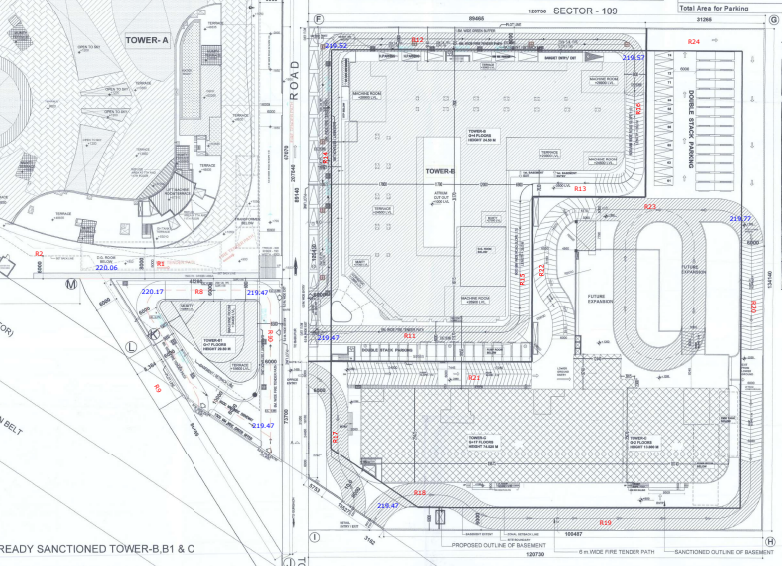
Total no of car parking required	1365.12	Cars
Total no of covered car parking	1186.36	Cars
Permissible ECS in Basement (1 ECS - 30 sqm. in Basement)	3765.51	
	3765.51	sqm
Total no of surface car parking	147.00	Cars

Development Indices	FAR Achieved (in sqm.)	No. of cars Required	Covered car Parking required	Surface parking Required
Tower - A	25669.21	513.4	513.4	
Tower -B	16355.65	326.71	327.71	45.01
Tower - C	25251.14	455.02	365.27	69.76
Total	65276.00	1295.12	1186.38	114.76

Car parking Details:					
Development Indices	Basement parking provided				Surface parking Total covered parking provided
	Basement - 4	Basement -3	Basement - 2	Basement -1	
Tower - A		187	170	170	513
Tower -B+B1		152	135	118	366	52
Tower - C	00	148	80	140	428	75
Total					1307	127

Area provided for parking in Basements:

Tower - A	16320.00
Tower - B	13334.00
Tower - C	15367.13
Total Area for Parking	45021.131



TOWER - A AREA CHART

AREA CHART:		
TOTAL PLOT AREA	13822.63	
PERMISSIBLE F.A.R	25669.22	IQM
PERMISSIBLE GROUND COVERAGE	3459.54	IQM

FLOOR	FAR AREA (SQM)	NON FAR AREA (SQM)	COVERED AREA (SQM)
PROPOSED AREA ON BASEMENT - 3 FLOOR	0.000	8595.172	8595.172
PROPOSED AREA ON BASEMENT - 2 FLOOR	0.000	8875.759	8875.759
PROPOSED AREA ON BASEMENT - 1 FLOOR	0.000	7855.779	7855.779
PROPOSED AREA ON GROUND FLOOR	6390.212	0.000	6390.212
PROPOSED AREA ON FIRST FLOOR	6427.952	358.024	6785.976
PROPOSED AREA ON SECOND FLOOR	4040.106	1032.624	5072.730
PROPOSED AREA ON THIRD FLOOR	2794.602	1034.909	3829.511
PROPOSED AREA ON 4TH FLOOR	2044.551	175.704	2220.255
PROPOSED AREA ON 5TH FLOOR	1072.664	147.957	1220.620
PROPOSED AREA ON 6TH FLOOR	1072.663	147.957	1220.620
PROPOSED AREA ON 7TH FLOOR	1035.258	185.362	1220.620
PROPOSED AREA ON 8TH FLOOR	1072.663	147.957	1220.620
PROPOSED AREA ON 9TH FLOOR	1035.189	185.487	1220.620
PROPOSED AREA ON 10TH FLOOR	1041.307	179.313	1220.620
PROPOSED AREA ON 11TH FLOOR	1044.582	175.988	1220.620
PROPOSED AREA ON 12TH FLOOR	1044.582	175.988	1220.620
PROPOSED AREA ON TERRACE FLOOR	116.913	71.727	188.640
PROPOSED AREA ON MUMTY	0.000	141.457	141.457
TOTAL AREA ON ALL FLOORS	25669.210 (SQM) FAR AREA	28081.512 (SQM) NON FAR AREA	53750.728 (SQM) COVERED AREA

OWNER'S SIGNATURE

ARCHITECT SIGNATURE

REVISED BUILDING PLAN FOR TOWER-A OF ADDITIONAL LICENSE AREA MEASURING 0.27008 ACRE (LICENSE NO. 28 OF 2019 DATED - 25.02.2019 - IN ALREADY LICENSED AREA OF COMMERCIAL COLONY MEASURING 8.38583 ACRES (LICENSE NO. 162 OF 2008 DATED 18.06.2008 & LICENCE NO. 83 OF 2014 DATED 09.08.2014) TOTAL AREA MEASURING **8.66964 ACRES** IN SECTOR 106, GURUGRAM MANESAR URBAN COMPLEX
BEING DEVELOPED BY SHIV SHAKTI ESTATES PVT. LTD. IN COLLABORATION WITH SHRIMAYA BUILCON PVT. LTD.

PROJECT - CONSCIENT ONE - (TOWER - A)

LAYOUT PLAN

DRAWING NO AR-01

SCALE - 1:400 DATE :

ARCHITECT
ASHWIN ALVA ASSOCIATES
N-83, SOUTH AVENUE, SAINIK FARM, NEW DELHI - 110062
TEL/PHONE: +91 - 9205504, 9205507, 26506348, 26506349
e: admin@aaa.co.in www.aaa.co.in

NORTH :

S.NO	Name of Road	Length in M
	6.0 M WIDE ROAD	
1	R1	50.00
2	R2	35.00
3	R3	15.00
4	R4	10.00
5	R5	50.00
6	R6	20.00
7	R7	110.00
8	R8	25.00
9	R9	30.00
10	R10	40.00
11	R11	55.00
12	R12	75.00
13	R13	25.00
14	R14	60.00
15	R15	30.00
16	R16	15.00
17	R17	15.00
18	R18	60.00
19	R19	60.00
20	R20	120.00
21	R21	65.00
22	R22	20.00
23	R23	45.00
24	R24	30.00
	24 M WIDE ROAD	
1	R24	95.00

ROAD PLAN
LEGEND

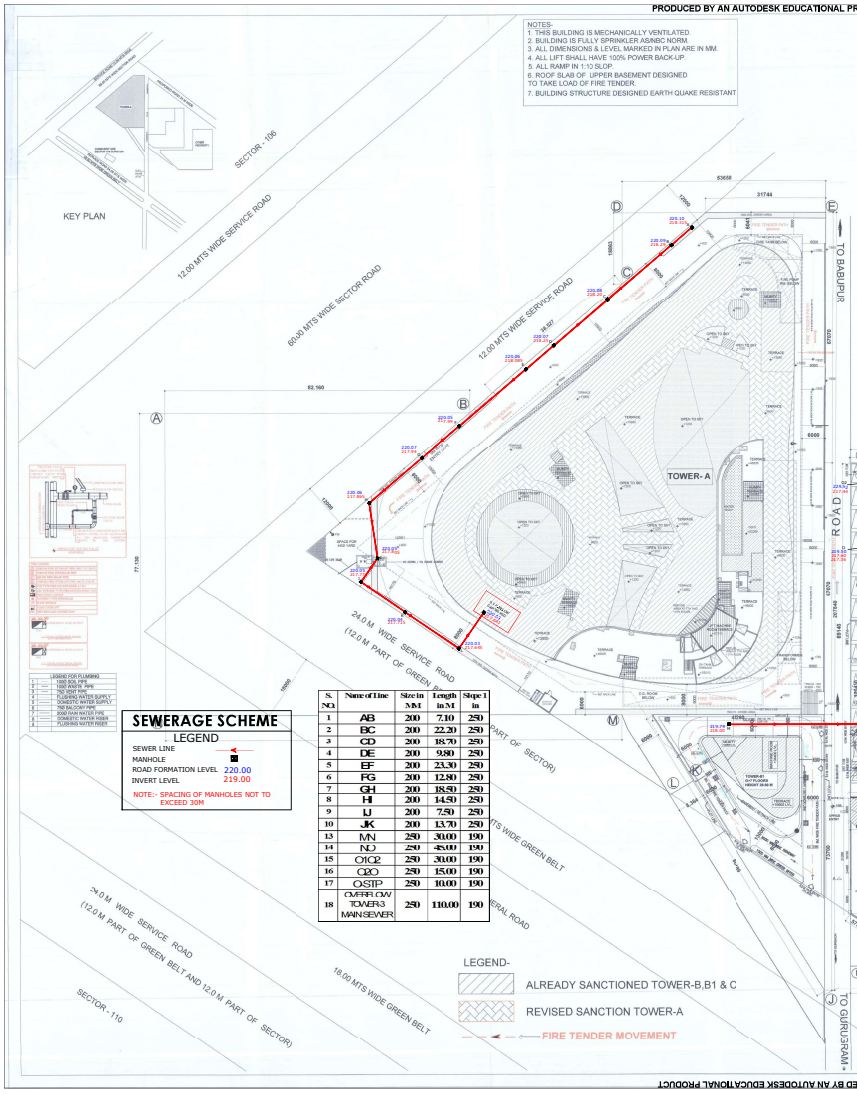
ROADS NAME R1
ROAD FORMATION LEVEL IN M 220.00

LEGEND-
ALREADY SANCTIONED TOWER-B,B1 & C
REVISED SANCTION TOWER-A
FIRE TENDER MOVEMENT

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

NOTES-
1. THIS BUILDING IS MECHANICALLY VENTILATED.
2. BUILDING IS FULLY SPRINKLER AS/NBC NORM.
3. ALL DIMENSIONS & LEVEL MARKED IN PLAN ARE IN MM.
4. ALL LIFT SHALL HAVE 100% POWER BACK-UP.
5. ALL RAMP IN 1:10 SLOP.
6. ROOF SLAB OF UPPER BASEMENT DESIGNED TO TAKE LOAD OF FIRE TENDER
7. BUILDING STRUCTURE DESIGNED EARTH QUAKE RESISTANT



S. NO.	Name of Line	Size in MM	Length in M	Slope 1 in
1	AB	200	7.10	250
2	BC	200	22.20	250
3	CD	200	18.70	250
4	DE	200	9.80	250
5	EF	200	23.30	250
6	FG	200	12.80	250
7	GH	200	18.50	250
8	HI	200	14.50	250
9	IJ	200	7.50	250
10	JK	200	13.70	250
13	MN	250	30.00	190
14	NO	250	45.00	190
15	OTG2	250	30.00	190
16	G2O	250	15.00	190
17	OSTP	250	10.00	190
18	OVERFLOW TOWER3 MAINSEWER	250	110.00	190

Area details			Remarks
Total plot area	8.66964	Acres	
	35084.7526	Sqm.	
Net area for FAR	8.66964	Acres	
	35084.7526	Sqm.	
Permissible FAR @1.75	61398.2821	Sqm.	
Additional 12% FAR of GRIHA 4 Star Tower B & C Additional 12% FAR of IGBC and GRIHA Tower A	7370.7938 8844.9526	Sqm. Sqm.	C - (35084.7526 x 0.12) = 4209.0903 B - (8466.85 x 0.12) = 1015.9620 A - (11.48874 x 4046.85) X 0.12) = 5579.0316
TOTAL ADDITIONAL FAR FOR IGBC AND GRIHA	4210.182		
Total permissible FAR (17% + 12%)	69608.467	Sqm.	
Utilised FAR	83256.083	sqm.	
Permissible Ground Coverage@40%	21050.860	Sqm.	

Area detail

S. No.	Plot	Permissible ground coverage sqm.	Proposed ground coverage sqm.	Permissible FAR sqm.	Achieved FAR sqm.
1	Tower-A	5793.548	5280.212	25549.02	25669.21
2	Tower-B	5256.852	3840.430	10135.97	10335.65
3	Tower-C	7500.459	2923.1097	25794.35	25251.143
	Total	21550.86	12123.75	61608.440	61256.00

Area Statement

S. No.	Development Indices	Sanctioned F.A.R Area in Sq.mtrs	F.A.R Area in Sq.mtrs	A.G.B.C.A.R. Penalty	A.R.Area in Sq.mtrs	Tower Type B Area in Sq.mtrs	B.G.B. Penalty	C Area in Sq.mtrs	C. Penalty	Total
1	Civil Basement	867.24	867.24	867.24	867.24	3062.72	3062.72	3481.57	4350.0	17842.11
2	Second Basement		867.24	867.24	1735.48	3062.72	6125.44	3481.57	6963.14	22235.14
3	First Basement		867.24	867.24	2602.72	3062.72	9188.16	3481.57	10444.71	29647.35
4	Ground Basement				2602.72	3062.72	12250.88		13926.28	31842.59
	Total Basement Area	867.24	3468.12	2601.72	7808.16	12250.88	30565.32	10444.71	35684.13	102566.19
5	Lower ground Floor							1222.26		
6	Ground Floor	782.85	2741.44	1958.12	3525.28	3918.42	7840.84	2610.9	5220.18	23816.73
7	First Floor	1751.2	2626.75	3177.42	2542.69	3916.36	7832.72	2610.9	5220.18	23577.49
8	Second Floor		2602.2	2602.2	2602.2	3062.72	7832.72	2610.9	5220.18	23930.92
9	Third Floor		2602.2	2602.2	2602.2	3062.72	7832.72	2610.9	5220.18	23972.11
10	Fourth Floor		2602.2	2602.2	2602.2	3062.72	7832.72	2610.9	5220.18	23972.11
11	Fifth Floor		2602.2	2602.2	2602.2	3062.72	7832.72	2610.9	5220.18	23972.11
12	Sixth Floor		2602.2	2602.2	2602.2	3062.72	7832.72	2610.9	5220.18	23972.11
13	Seventh Floor		2602.2	2602.2	2602.2	3062.72	7832.72	2610.9	5220.18	23972.11
14	Eighth Floor		2602.2	2602.2	2602.2	3062.72	7832.72	2610.9	5220.18	23972.11
15	Ninth Floor		2602.2	2602.2	2602.2			2610.9	5220.18	15577.8
16	Tenth Floor			2602.2	2602.2			2610.9	5220.18	15035.48
17	Eleventh Floor			2602.2	2602.2			2610.9	5220.18	15035.48
18	Twelfth Floor							2610.9	5220.18	7831.08
19	Thirteenth Floor							2610.9	5220.18	7831.08
20	Fourteenth Floor							2610.9	5220.18	7831.08
21	Fifteenth Floor							2610.9	5220.18	7831.08
22	Sixteenth Floor							2610.9	5220.18	7831.08
23	Terrace			1222.26						1222.26
	Total	2533.85	28222.149	29000.18	29808.09	34000.000	85000.00	29222.133	58444.266	306230.66
	Grand Total	2533.85		29000.18		34000.000		29222.133		306230.66

Site Area detail

Sr. No.	Plot	Plot Area Acres	Sqm.
1	Tower-A	3.4614	13922.63
2	Tower -B	2.165	8761.43
3	Tower-C	3.019	12500.72
	Total	8.66964	35084.73

FCS Calculation Bye-laws considered: As 1 car per 50 sqm. For basement parking		
1 ECS per 25 sqm. For surface parking		
Total no of car parking required	1305.12	Cars
Total no of covered car parking	1286.16	Cars
Permissible ECS in Basement (1 ECS - 30 sqm. in Basement)	37955.51 37955.51	sqm
Total no of surface car parking	317.00	Cars

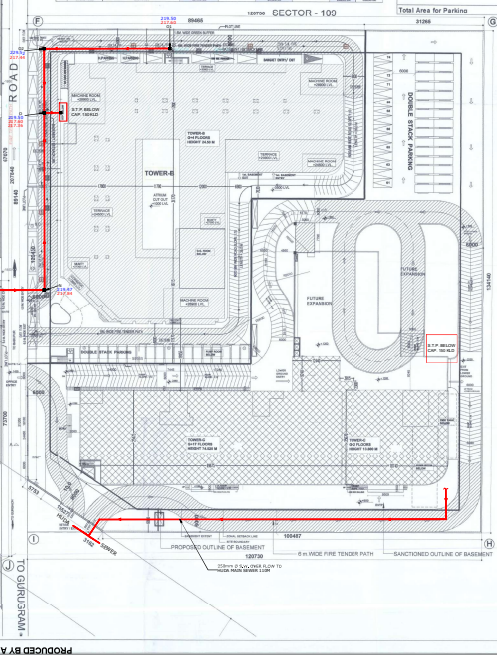
Development Indices	FAR Achieved (in sqm.)	No. of cars Required	Covered car Parking required	Surface parking Required
Tower - A	25669.21	513.4	513.4	
Tower -B	16335.65	326.71	377.71	49.01
Tower - C	25251.14	505.02	395.27	69.75
Total	67256.00	1345.12	1286.38	118.76

Car parking Details:					
Development Indices	Basement parking provided				Total covered parking provided
	Basement - 4	Basement -3	Basement - 2	Basement -1	
Tower - A		187	170	170	513
Tower -B+B1		192	135	138	366
Tower - C	00	148	80	140	428
Total					1307

Surface parking
76
52
76
127

Area provided for parking in Basements:

Tower - A	16320.00
Tower - B	13334.00
Tower - C	15367.13
Total Area for Parking	45021.131



TOWER - A AREA CHART

AREA CHART:		
TOTAL PLOT AREA	13922.63	SQM
PERMISSIBLE F.A.R	25549.02	SQM
PERMISSIBLE GROUND COVERAGE	5793.548	SQM

FLOOR	FAR AREA (SQM)	NON FAR AREA (SQM)	COVERED AREA (SQM)
PROPOSED AREA ON BASEMENT - 5 FLOOR	0.000	8595.172	8595.172
PROPOSED AREA ON BASEMENT - 2 FLOOR	0.000	8875.759	8875.759
PROPOSED AREA ON BASEMENT - 1 FLOOR	0.000	7855.779	7855.779
PROPOSED AREA ON GROUND FLOOR	6390.212	0.000	6390.212
PROPOSED AREA ON FIRST FLOOR	5427.957	350.024	5778.4791
PROPOSED AREA ON SECOND FLOOR	4040.106	1012.624	4043.798
PROPOSED AREA ON THIRD FLOOR	2798.812	1016.989	1815.911
PROPOSED AREA ON 4TH FLOOR	2044.593	175.704	1835.620
PROPOSED AREA ON 5TH FLOOR	1872.664	147.957	1720.620
PROPOSED AREA ON 6TH FLOOR	1872.664	147.957	1720.620
PROPOSED AREA ON 7TH FLOOR	1835.258	185.962	1720.620
PROPOSED AREA ON 8TH FLOOR	1872.664	147.957	1720.620
PROPOSED AREA ON 9TH FLOOR	1835.189	185.487	1720.620
PROPOSED AREA ON 10TH FLOOR	1541.307	176.713	1720.620
PROPOSED AREA ON 11TH FLOOR	1364.582	155.088	1720.620
PROPOSED AREA ON 12TH FLOOR	1364.582	155.088	1720.620
PROPOSED AREA ON TERRACE FLOOR	116.913	71.727	188.640
PROPOSED AREA ON MUMTY	0.000	141.457	141.457
TOTAL AREA ON ALL FLOORS	25669.210 (SQM) FAR AREA	28081.512 (SQM) NON FAR AREA	53750.728 (SQM) COVERED AREA

OWNER'S SIGNATURE

ARCHITECT SIGNATURE

REVISED BUILDING PLAN FOR TOWER-A OF ADDITIONAL LICENSE AREA MEASURING 0.27009 ACRE (LICENSE NO. 28 OF 2019 DATED - 25.02.2019 - IN ALREADY LICENSED AREA OF COMMERCIAL COLONY MEASURING 8.39333 ACRES (LICENSE NO. 192 OF 2008 DATED 18.06.2008 & LICENCE NO. 83 OF 2014 DATED 09.08.2014) TOTAL AREA MEASURING **8.66964 ACRES** IN SECTOR 106, GURUGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY SHIV SHAKTI ESTATES PVT. LTD. IN COLLABORATION WITH SHRIMAYA BUILDCON PVT. LTD.

PROJECT - CONSCIENT ONE - (TOWER - A)

LAYOUT PLAN

DRAWING NO AR-01

SCALE - 1:400 DATE :

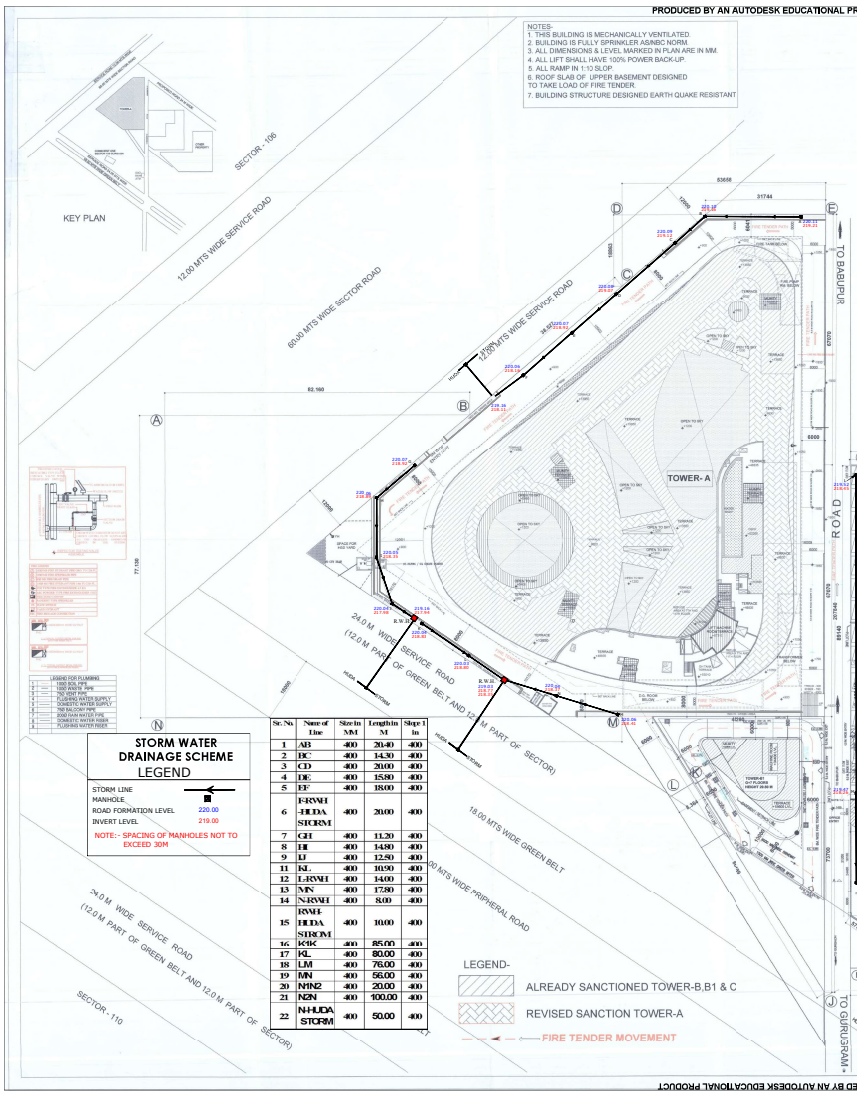
ARCHITECT
ASHWIN ALVA ASSOCIATES
N-83, SOUTH AVENUE, SAINIK FARM, NEW DELHI - 110062
TEL/PHONE: +91 - 9205504, 9205507, 26506348, 26506349
e: admin@aaa.co.in www.aaa.co.in

NORTH

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

NOTES-
1. THIS BUILDING IS MECHANICALLY VENTILATED.
2. BUILDING IS FULLY SPRINKLER AS/NBC NORM.
3. ALL DIMENSIONS & LEVEL MARKED IN PLAN ARE IN MM.
4. ALL LIFT SHALL HAVE 100% POWER BACK-UP.
5. ALL RAMP IN 1:10 SLOP.
6. ROOF SLAB OF UPPER BASEMENT DESIGNED TO TAKE LOAD OF FIRE TENDER.
7. BUILDING STRUCTURE DESIGNED EARTH QUAKE RESISTANT.



Sr. No.	Name of Line	Size in MM	Length in M	Slope 1 in
1	AB	400	20.40	400
2	BC	400	14.30	400
3	CD	400	20.00	400
4	DE	400	15.80	400
5	EF	400	18.00	400
6	F-RWH -HUDA STORM	400	20.00	400
7	GH	400	11.20	400
8	HI	400	14.80	400
9	IJ	400	12.50	400
11	KL	400	10.90	400
12	L-RWH	400	14.00	400
13	MN	400	17.80	400
14	N-RWH	400	8.00	400
15	RWH -HUDA STORM	400	10.00	400
16	KOC	400	85.00	400
17	KL	400	80.00	400
18	LM	400	76.00	400
19	MN	400	56.00	400
20	MN2	400	20.00	400
21	NZN	400	100.00	400
22	N-HUDA STORM	400	50.00	400

STORM WATER DRAINAGE SCHEME
LEGEND

STORM LINE
MANHOLE
ROAD FORMATION LEVEL 220.00
INVERT LEVEL 219.00

NOTE:- SPACING OF MANHOLES NOT TO EXCEED 30M

LEGEND-
ALREADY SANCTIONED TOWER-B,B1 & C
REVISED SANCTION TOWER-A
FIRE TENDER MOVEMENT

Area details			Remarks
Total plot area	8.66964	Acres	
	35084.7526	Sqm.	
Net area for FAR	8.66964	Acres	
	35084.7526	Sqm.	
Permissible FAR @1.75	61398.2821	Sqm.	
Additional 12% FAR of GRIHA 4 Star Tower B & C Additional 12% FAR of IGBC and GRIHA Tower A	7369.4737 14738.9474	Sqm. Sqm.	C - (3449.4 X 4046.85) X 0.12) = 1690.064 B - (3449.4 X 4046.85) X 0.12) = 1690.397 A - (11.4824 X 4046.85) X 0.12) = 5579.014
TOTAL ADDITIONAL FAR FOR IGBC AND GRIHA	4218.142		
Total permissible FAR (17% + 12%)	65616.467	Sqm.	
Utilised FAR	60256.083	sqm.	
Permissible Ground Coverage@50%	21050.380	Sqm.	

Area detail

S. No.	Plot	Permissible ground coverage sqm.	Proposed ground coverage sqm.	Permissible FAR sqm.	Achieved FAR sqm.
1	Tower-A	8793.548	5280.212	15389.22	25669.21
2	Tower -B	5256.832	3840.430	10193.97	16320.65
3	Tower-C	7000.000	2923.1097	12250.10	23251.143
	Total	21050.80	12123.75	63033.540	65241.00

Area Statement

S. No.	Development Indices	Tower Type							
		Residential							
		A - Already Sanctioned	A2 - A Newly Sanctioned	A3 - IGBC GRI Proposed	B - Already Sanctioned	B1(B Proposed)	C - Already Sanctioned	C - Proposed	Total
1	FAR Basement	3817.24	2811.14	7411.74	4479.41	3556.72	3481.17	4203.0	29460.12
2	Ground Basement		4297.19	1273.79	1270.50	1332.71	1332.71	1332.71	10339.61
3	Ground Basement		1273.79	1273.79	1270.50	1332.71			5150.79
4	Fourth Basement							1270.50	1270.50
	Total Basement Area	3817.24	3481.12	10959.71	2018.48	3570.72	2813.88	8806.21	46060.72
1	Lower ground Floor							1332.71	
2	Ground Floor	782.85	2741.449	1230.112	1635.18	1710.22	1582.04	2110.0	12290.79
3	First Floor	779.2	2326.755	1177.842	2542.69	1616.16	1890.01	2142.0	12477.69
4	Second Floor		2552.1	1177.842	2542.69	1616.16	1890.01	2142.0	12920.81
5	Third Floor		2552.1	1177.842	2542.69	1616.16		2142.0	10030.81
6	Fourth Floor		2552.1	1244.016	2542.69	1741.71	1760.36	2142.0	12982.91
7	Fifth Floor		2552.1	1244.016	2542.69	1741.71	1760.36	2142.0	12982.91
8	Sixth Floor		2552.1	1255.800	2542.69	1756.76	1760.36	2142.0	12989.72
9	Seventh Floor		2552.1	1255.200	902.92	1756.76	1760.36	2142.0	10369.31
10	Eighth Floor		2552.1	1255.200	902.92		1760.36	2142.0	10612.60
11	Ninth Floor		2552.1	1255.200				2142.0	5949.30
12	Tenth Floor			1255.200				2142.0	3397.20
13	Eleventh Floor			1255.200				2142.0	3397.20
14	Twelfth Floor			1255.200				2142.0	3397.20
15	Thirteenth Floor							2142.0	2142.00
16	Fourteenth Floor							2142.0	2142.00
17	Fifteenth Floor							2142.0	2142.00
18	Seventeenth Floor							2142.0	2142.00
	Total	1562.05	28221.149	19993.19	19193.09		20331.133	35004.100	
	Grand Total	2079.102		29952.91			20331.133	35004.100	

Site Area detail

Sr. No.	Plot	Plot Area Acres	Plot Area Sqm.
1	Tower-A	3.4614	13922.63
2	Tower -B	2.165	8761.43
3	Tower-C	3.019	12500.72
	Total	8.66964	35084.73

FCS Calculation
Bye-laws considered:
Ratio per 50 sqm
For Basement parking
1 ECS per 25 sqm.
For surface parking

Total no of car parking required	1365.12	Cars
Total no of covered car parking	1386.16	Cars
Permissible ECS in Basement		
(1 ECS - 30 sqm. in Basement)	3765.51	
	3765.51	sqm.
Total no of surface car parking	147.00	Cars

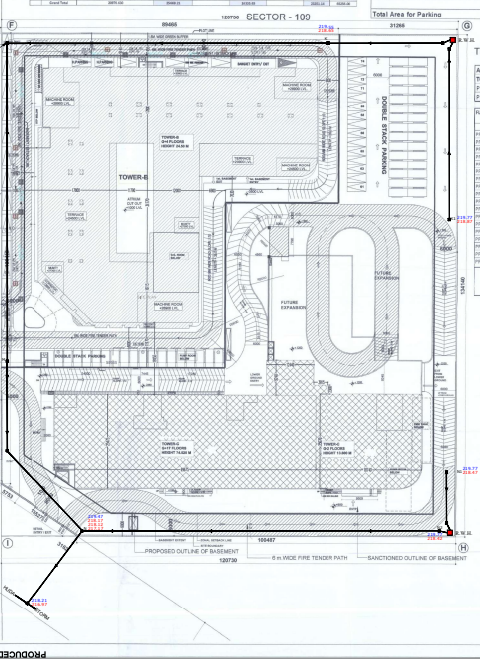
Development Indices	FAR Achieved (in sqm.)	No. of cars Required	Covered car Parking required	Surface parking Required
Tower - A	25669.21	513.4	513.4	
Tower -B	16320.65	326.71	377.71	49.01
Tower - C	23251.14	465.02	465.27	49.76
Total	65241.00	1305.12	1386.38	98.78

Car parking Details:

Development Indices	Basement parking provided				Total covered parking provided	Surface parking
	Basement - 4	Basement -3	Basement - 2	Basement -1		
Tower - A		187	170	170	513	
Tower -B+B1		192	135	138	366	52
Tower - C	00	148	80	140	428	75
Total					1307	127

Area provided for parking in Basements:

Tower - A	16320.00
Tower - B	13334.00
Tower - C	15367.13
Total Area for Parking	45021.131



TOWER - A AREA CHART

AREA CHART:		
TOTAL PLOT AREA	13922.63	IQM
PERMISSIBLE F.A.R	25669.22	IQM
PERMISSIBLE GROUND COVERAGE	3479.54	IQM

FLOOR	FAR AREA (SQM)	NON FAR AREA (SQM)	COVERED AREA (SQM)
PROPOSED AREA ON BASEMENT - 5 FLOOR	0.000	8595.172	8595.172
PROPOSED AREA ON BASEMENT - 2 FLOOR	0.000	8875.759	8875.759
PROPOSED AREA ON BASEMENT - 1 FLOOR	0.000	7855.779	7855.779
PROPOSED AREA ON GROUND FLOOR	6390.212	0.000	6390.212
PROPOSED AREA ON FIRST FLOOR	6427.957	338.024	6765.981
PROPOSED AREA ON SECOND FLOOR	4040.106	1032.624	5072.730
PROPOSED AREA ON THIRD FLOOR	2794.602	1016.909	3811.511
PROPOSED AREA ON 4TH FLOOR	2044.553	175.704	2220.257
PROPOSED AREA ON 5TH FLOOR	1072.663	147.957	1220.620
PROPOSED AREA ON 6TH FLOOR	1072.663	147.957	1220.620
PROPOSED AREA ON 7TH FLOOR	1035.258	185.362	1220.620
PROPOSED AREA ON 8TH FLOOR	1072.663	147.957	1220.620
PROPOSED AREA ON 9TH FLOOR	1035.189	185.487	1220.620
PROPOSED AREA ON 10TH FLOOR	1041.307	178.713	1220.620
PROPOSED AREA ON 11TH FLOOR	1064.582	155.088	1220.620
PROPOSED AREA ON 12TH FLOOR	1064.582	155.088	1220.620
PROPOSED AREA ON TERRACE FLOOR	116.913	71.727	188.640
PROPOSED AREA ON MUMTY	0.000	141.457	141.457
TOTAL AREA ON ALL FLOORS	25669.210 (SQM) FAR AREA	28081.512 (SQM) NON FAR AREA	53750.728 (SQM) COVERED AREA

OWNER'S SIGNATURE

DIVYANSHU BATRA
DIV2070503140
ARCHITECT SIGNATURE

REVISED BUILDING PLAN FOR TOWER-A OF ADDITIONAL LICENSE AREA MEASURING 0.27008 ACRE (LICENSE NO. 28 OF 2019 DATED - 25.02.2019 - IN ALREADY LICENSED AREA OF COMMERCIAL COLONY MEASURING 8.38583 ACRES (LICENSE NO. 182 OF 2008 DATED 18.06.2008 & LICENCE NO. 83 OF 2014 DATED 09.08.2014) TOTAL AREA MEASURING **8.66964 ACRES** IN SECTOR 106, GURUGRAM MANESAR URBAN COMPLEX
BEING DEVELOPED BY SHIV SHAKTI ESTATES PVT. LTD.
IN COLLABORATION WITH SHRIMAYA BUILDCON PVT. LTD.

PROJECT - CONSCIENT ONE - (TOWER - A)

LAYOUT PLAN DRAWING NO AR-01

SCALE - 1:400 DATE :

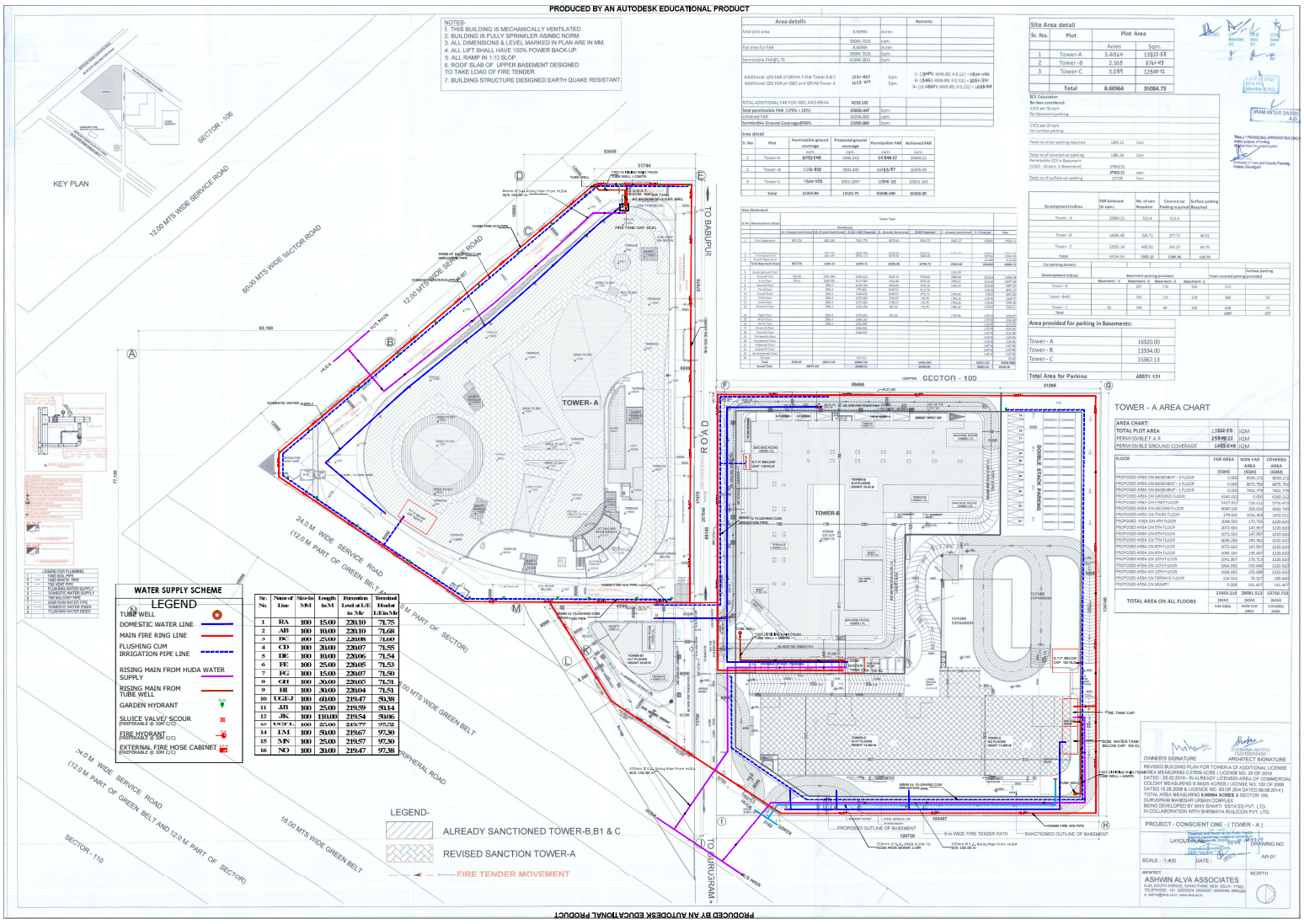
ARCHITECT
ASHWIN ALVA ASSOCIATES
N-85, SOUTH AVENUE, SAINIK FARM, NEW DELHI - 110062
TEL/PHONE: +91 - 9205504, 9205507, 26506348, 26506349
e: admin@aaa.co.in www.aaa.co.in

NORTH :

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT
PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT
PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

NOTES-
1. THIS BUILDING IS MECHANICALLY VENTILATED.
2. BUILDING IS FULLY SPRINKLER AS/NBC NORM.
3. ALL DIMENSIONS & LEVEL MARKED IN PLAN ARE IN MM.
4. ALL LIFT SHALL HAVE 100% POWER BACK-UP.
5. ALL RAMP IN 1:10 SLOP.
6. ROOF SLAB OF UPPER BASEMENT DESIGNED TO TAKE LOAD OF FIRE TENDER.
7. BUILDING STRUCTURE DESIGNED EARTH QUAKE RESISTANT.



Area details			Remarks
Total plot area	8.66964	Acres	
	35084.7526	Sqm.	
Net area for FAR	8.66964	Acres	
	35084.7526	Sqm.	
Permissible FAR @1.75	61398.2821	Sqm.	
Additional 12% FAR of GRIHA 4 Star Tower B & C Additional 12% FAR of IGBC and GRIHA Tower A	7369.4157 11673.3911	Sqm. Sqm.	C- (13477x 4046.85) X 0.12) = 7369.416 B- (8466x 4046.86) X 0.12) = 4104.391 A- (11-4487x 4046.86) X 0.12) = 7569.000
TOTAL ADDITIONAL FAR FOR IGBC AND GRIHA	4235.182		
Total permissible FAR (12% + 12%)	65633.467	Sqm.	
Utilised FAR	60256.003	Sqm.	
Permissible Ground Coverage@40%	21050.860	Sqm.	

Site Area detail			
Sr. No.	Plot	Plot Area	
		Acres	Sqm.
1	Tower-A	3.4454	13932.63
2	Tower -B	2.165	8761.43
3	Tower-C	3.0989	12540.72
	Total	8.66964	35084.73

Area detail				
S. No.	Plot	Permissible ground coverage	Proposed ground coverage	Permissible FAR	Achieved FAR
		sqm.	sqm.	sqm.	sqm.
1	Tower-A	8293.848	4280.212	25369.07	25369.21
2	Tower -B	5256.858	3643.430	16135.97	16135.65
3	Tower-C	7560.153	2922.1097	23376.35	23251.143
	Total	21050.86	10845.75	65000.40	65256.00

Area Statement										
S. No.	Development Indices	Tower Type								
		Residential								
		A (Already Sanctioned)	B (Already Sanctioned)	B (SEC-108) Proposed	C (Already Sanctioned)	B (Proposed)	C (Already Sanctioned)	C (Proposed)	Total	
1	FAR Permitted	8293.85	4104.39	7369.41	7569.00	8761.43	7569.00	12540.72	48238.80	
2	Basement	1827.26	1845.10	3693.75	3693.75	3693.75	3693.75	3693.75	22041.11	
3	Ground Floor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	6.00	
4	Ground Coverage	4280.212	3643.430	2922.1097	2922.1097	2922.1097	2922.1097	2922.1097	21555.1151	
5	Total Basement Area	1827.26	1845.10	3693.75	3693.75	3693.75	3693.75	3693.75	22041.11	
6	Total Built Up Area	8017.276	3440.10	10495.75	10593.00	10761.75	10593.00	15540.00	69440.90	69440.71
7	Lower Ground Floor	782.00	2741.449	3230.112	3435.18	2732.02	3230.00	2530.00	18679.79	
8	Ground Floor	2731.2	2828.755	3177.842	2542.00	3016.16	2800.00	2142.00	19317.80	
9	First Floor		2828.755	2542.00	2542.00	3016.16	2800.00	2142.00	17870.91	
10	Third Floor		2828.755	2542.00	2542.00	3016.16		2142.00	15071.11	
11	Fourth Floor		2828.755	2544.016	2544.016	2741.71	2768.06	2142.00	15618.55	
12	Fifth Floor		2828.755	2544.016	2544.016	2741.71	2768.06	2142.00	15618.55	
13	Sixth Floor		2828.755	2544.016	2544.016	2741.71	2768.06	2142.00	15618.55	
14	Seventh Floor		2828.755	2544.016	2544.016	2741.71	2768.06	2142.00	15618.55	
15	Eighth Floor		2828.755	2544.016	2544.016		2768.06	2142.00	15618.55	
16	Ninth Floor		2828.755	2544.016				2142.00	12514.77	
17	Tenth Floor		2828.755	2544.016				2142.00	12514.77	
18	Eleventh Floor		2828.755	2544.016				2142.00	12514.77	
19	Twelfth Floor			2544.016				2142.00	4686.02	
20	Thirteenth Floor							2142.00	2142.00	
21	Fourteenth Floor							2142.00	2142.00	
22	Fifteenth Floor							2142.00	2142.00	
23	Sixteenth Floor							2142.00	2142.00	
24	Total		28282.550	28544.032				32130.00	88956.58	
25	Grand Total	4559.212	28282.550	28544.032	5978.016	8490.09	5968.06	32130.00	108951.69	
26	Net Area	2457.212	26437.450	24850.282	2284.016	5728.34	2274.06	28436.25	92467.58	

Development Indices	FAR Achieved (In sqm.)	No. of cars Required	Covered car Parking required	Surface parking Required
Tower - A	25369.21	513.6	513.6	
Tower -B	16135.65	326.71	377.71	49.01
Tower - C	23251.14	465.02	465.27	49.76
Total	65256.00	1305.32	1356.58	98.78

Car parking details:					
Development Indices	Basement parking provided				Surface parking Total covered parking provided
	Basement - 3	Basement -2	Basement -1	Basement -1	
Tower - A	187	187	170	170	713
Tower -B+B1	192	135	138	166	52
Tower - C	00	148	80	140	228	75
Total					1307	127

Area provided for parking in Basements:	
Tower - A	16320.00
Tower - B	13334.00
Tower - C	15367.13
Total Area for Parking	45021.131

TOWER - A AREA CHART

AREA CHART:		
TOTAL PLOT AREA	13932.63	SQM
PERMISSIBLE F.A.R	25369.22	SQM
PERMISSIBLE GROUND COVERAGE	3489.54	SQM

FLOOR	FAR AREA (SQM)	NON FAR AREA (SQM)	COVERED AREA (SQM)
PROPOSED AREA ON BASEMENT - 3 FLOOR	0.000	8595.172	8595.172
PROPOSED AREA ON BASEMENT - 2 FLOOR	0.000	8875.759	8875.759
PROPOSED AREA ON BASEMENT - 1 FLOOR	0.000	7855.779	7855.779
PROPOSED AREA ON GROUND FLOOR	6260.212	0.000	6260.212
PROPOSED AREA ON FIRST FLOOR	5427.812	2351.024	7778.836
PROPOSED AREA ON SECOND FLOOR	4040.106	1032.624	4043.798
PROPOSED AREA ON THIRD FLOOR	2794.612	1034.624	1828.921
PROPOSED AREA ON 4TH FLOOR	2044.916	175.704	1220.620
PROPOSED AREA ON 5TH FLOOR	1872.664	147.957	1220.620
PROPOSED AREA ON 6TH FLOOR	1872.664	147.957	1220.620
PROPOSED AREA ON 7TH FLOOR	1835.258	185.362	1220.620
PROPOSED AREA ON 8TH FLOOR	1872.664	147.957	1220.620
PROPOSED AREA ON 9TH FLOOR	1835.189	185.487	1220.620
PROPOSED AREA ON 10TH FLOOR	1041.307	176.713	1220.620
PROPOSED AREA ON 11TH FLOOR	1064.982	155.088	1220.620
PROPOSED AREA ON 12TH FLOOR	1064.982	155.088	1220.620
PROPOSED AREA ON TERRACE FLOOR	116.913	71.727	188.640
PROPOSED AREA ON MUMTY	0.000	141.407	141.407
TOTAL AREA ON ALL FLOORS	25369.210 (SQM) FAR AREA	28081.512 (SQM) NON FAR AREA	53750.728 (SQM) COVERED AREA

WATER SUPPLY SCHEME

LEGEND

- TUBE WELL
- DOMESTIC WATER LINE
- MAIN FIRE RING LINE
- FLUSHING CUM IRRIGATION PIPE LINE
- RISING MAIN FROM HUDA WATER SUPPLY
- RISING MAIN FROM TUBE WELL
- GARDEN HYDRANT
- SLUICE VALVE/ SCOUR (PREFERABLE @ 30M C/C)
- FIRE HYDRANT (PREFERABLE @ 30M C/C)
- EXTERNAL FIRE HOSE CABINET (PREFERABLE @ 30M C/C)

Sr. No.	Name of Line	Size in NM	Length in M	Elevation Level at L.E in Mtr	Terminal Elevation L.E in Mtr
1	RA	100	15.00	220.10	71.75
2	AB	100	10.00	220.10	71.68
3	DC	100	25.00	220.08	71.60
4	CD	100	20.00	220.07	71.55
5	DE	100	10.00	220.06	71.54
6	FE	100	25.00	220.05	71.53
7	FG	100	15.00	220.07	71.50
8	GH	100	30.00	220.05	71.51
9	HI	100	30.00	220.04	71.51
10	UGH-J	100	60.00	219.47	51.38
11	JH	100	25.00	219.39	51.14
12	JK	100	110.00	219.54	51.06
13	UGN-L	100	25.00	219.77	95.38
14	LM	100	50.00	219.67	97.30
15	MN	100	25.00	219.57	97.30
16	NO	100	20.00	219.47	97.38

OWNER'S SIGNATURE — ARCHITECT SIGNATURE

REVISED BUILDING PLAN FOR TOWER-A OF ADDITIONAL LICENSE AREA-4 MEASURING 0.27858 ACRE (LICENSE NO. 28 OF 2019 DATED - 25.02.2019 - IN ALREADY LICENSED AREA OF COMMERCIAL COLONY MEASURING 8.38583 ACRES (LICENSE NO. 192 OF 2008 DATED 18.06.2008 & LICENCE NO. 89 OF 2014 DATED 09.08.2014) TOTAL AREA MEASURING **8.66964 ACRES** IN SECTOR 106, GURUGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY SHIV SHAKTI ESTATES PVT. LTD. IN COLLABORATION WITH SHRIMAYA BUILDCON PVT. LTD.

PROJECT - CONSCIENT ONE - (TOWER - A)

LAYOUT PLAN — DRAWING NO AR-01

SCALE - 1:400 — DATE :

ARCHITECT
ASHWIN ALVA ASSOCIATES
N-85, SOUTH AVENUE, SAINIK FARM, NEW DELHI - 110062
TEL/PHONE: +91 - 9205504, 9205507, 26506348, 26506349
e: admin@aaa.co.in www.aaa.co.in

NORTH :

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT