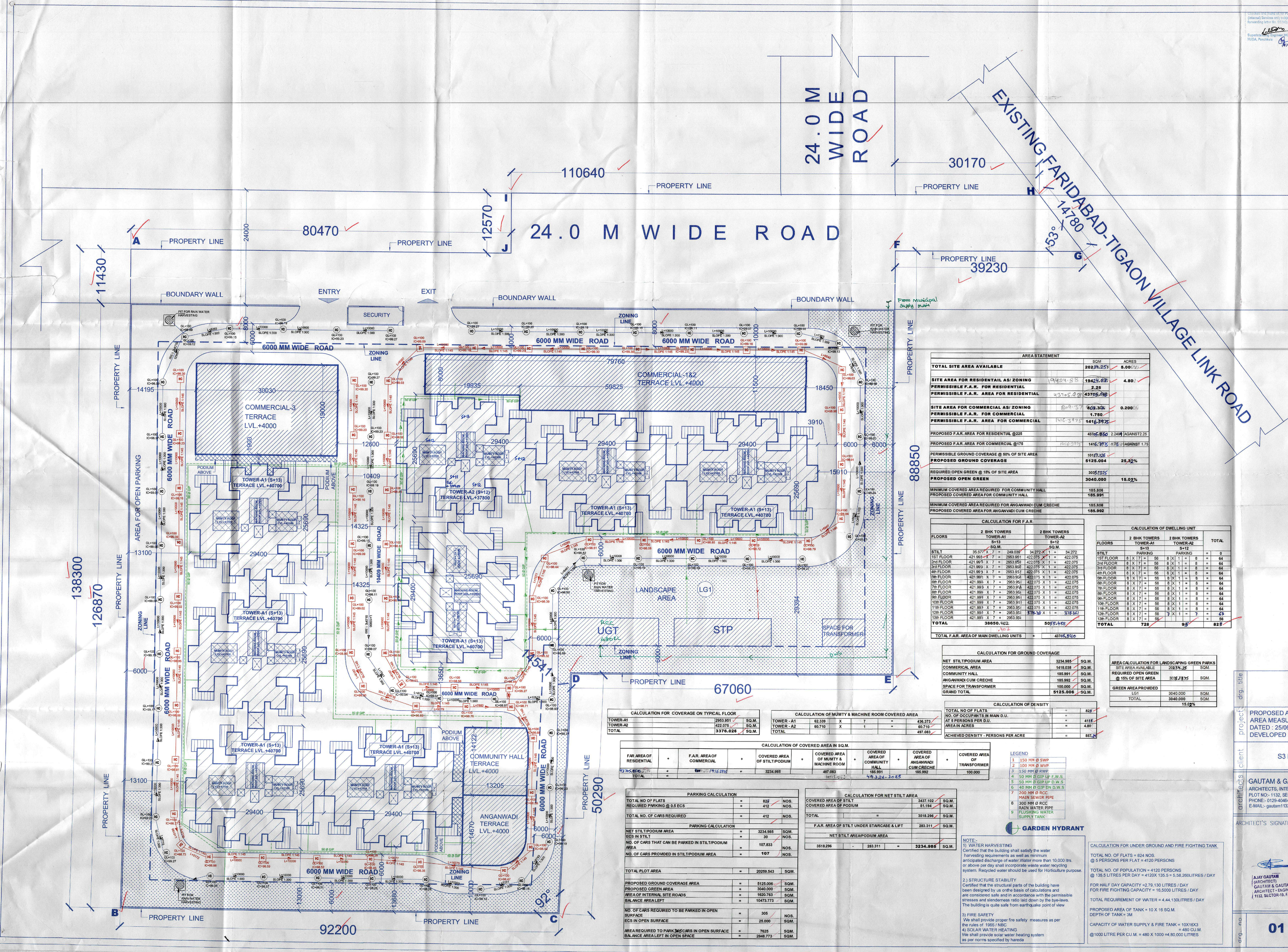


AREA STATEMENT		SQM		ACRES	
TOTAL SITE AREA AVAILABLE		20239.257		5.00	
SITE AREA FOR RESIDENTAIL AS/ ZONING	19424.82	19424.82		4.80	
PERMISSIBLE F.A.R. FOR RESIDENTIAL		2.25			
PERMISSIBLE F.A.R. AREA FOR RESIDENTIAL	43705.848	43705.848			
SITE AREA FOR COMMERCIAL AS/ ZONING	809.37	809.37		0.200	
PERMISSIBLE F.A.R. FOR COMMERCIAL		1.750			
PERMISSIBLE F.A.R. AREA FOR COMMERCIAL	1416.3975	1416.3975			
PROPOSED F.A.R. AREA FOR RESIDENTIAL @225		43705.850	2.2499	AGAINST 2.25	
PROPOSED F.A.R. AREA FOR COMMERCIAL @175	1416.3975	1416.3975	1.75	AGAINST 1.75	
PERMISSIBLE GROUND COVERAGE @ 50% OF SITE AREA		10117.128			
PROPOSED GROUND COVERAGE		5125.004		25.32%	
REQUIRED OPEN GREEN @ 15% OF SITE AREA		3035.7385			
PROPOSED OPEN GREEN		3040.000		15.02%	
MINIMUM COVERED AREA REQUIRED FOR COMMUNITY HALL		185.806			
PROPOSED COVERED AREA FOR COMMUNITY HALL		185.991			
MINIMUM COVERED AREA REQUIRED FOR ANGANWADI CUM CRECHE		185.806			
PROPOSED COVERED AREA FOR ANGANVADI CUM CRECHE		185.992			

CALCULATION FOR F.A.R.							
FLOORS	2 BHK TOWERS TOWER-A1 S+13 SQ.M.			2 BHK TOWERS TOWER-A2 S+12 SQ.M.			
STILT	35.577	X 7	= 249.039	34.272	X 1	= 34.272	
1ST FLOOR	421.993	X 7	= 2953.951	422.075	X 1	= 422.075	
2nd FLOOR	421.993	X 7	= 2953.951	422.075	X 1	= 422.075	
3rd FLOOR	421.993	X 7	= 2953.951	422.075	X 1	= 422.075	
4th FLOOR	421.993	X 7	= 2953.951	422.075	X 1	= 422.075	
5th FLOOR	421.993	X 7	= 2953.951	422.075	X 1	= 422.075	
6th FLOOR	421.993	X 7	= 2953.951	422.075	X 1	= 422.075	
7th FLOOR	421.993	X 7	= 2953.951	422.075	X 1	= 422.075	
8th FLOOR	421.993	X 7	= 2953.951	422.075	X 1	= 422.075	
9th FLOOR	421.993	X 7	= 2953.951	422.075	X 1	= 422.075	
10th FLOOR	421.993	X 7	= 2953.951	422.075	X 1	= 422.075	
11th FLOOR	421.993	X 7	= 2953.951	422.075	X 1	= 422.075	
12th FLOOR	421.993	X 7	= 2953.951	576.50	X 1	= 576.50	
13th FLOOR	421.993	X 7	= 2953.951				
TOTAL	38650.142			5055.488			
TOTAL F.A.R. AREA OF MAIN DWELLING UNITS			=	43705.848			

CALCULATION OF DWELLING UNIT									
FLOORS	2 BHK TOWERS TOWER-A1 S+13				2 BHK TOWERS TOWER-A2 S+12				TOTAL
STILT	PARKING				PARKING				0
1ST FLOOR	8	X	7	= 56	8	X 1	= 8	=	64
2nd FLOOR	8	X	7	= 56	8	X 1	= 8	=	64
3rd FLOOR	8	X	7	= 56	8	X 1	= 8	=	64
4th FLOOR	8	X	7	= 56	8	X 1	= 8	=	64
5th FLOOR	8	X	7	= 56	8	X 1	= 8	=	64
6th FLOOR	8	X	7	= 56	8	X 1	= 8	=	64
7th FLOOR	8	X	7	= 56	8	X 1	= 8	=	64
8th FLOOR	8	X	7	= 56	8	X 1	= 8	=	64
9th FLOOR	8	X	7	= 56	8	X 1	= 8	=	64
10th FLOOR	8	X	7	= 56	8	X 1	= 8	=	64
11th FLOOR	8	X	7	= 56	8	X 1	= 8	=	64
12th FLOOR	8	X	7	= 56	7	X 1	= 7	=	63
13th FLOOR	8	X	7	= 56					56
TOTAL	728				95				823

CALCULATION FOR GROUND COVERAGE		
NET STILT/PODIUM AREA	3234.985	SQ.M.
COMMERICAL AREA	1418.038	SQ.M.
COMMUNITY HALL	185.991	SQ.M.
ANGANWADI CUM CRECHE	185.992	SQ.M.
SPACE FOR TRANSFORMER	100.000	SQ.M.
GRAND TOTAL	5125.006	SQ.M.

CALCULATION OF DENSITY		
TOTAL NO OF FLATS	=	823
NO. OF OCCUPANTS IN MAIN D.U. AT 5 PERSONS PER D.U.	=	4115
AREA IN ACRES	=	4.80
ACHIEVED DENSITY - PERSONS PER ACRE	=	857.29

AREA CALCULATION FOR LANDSCAPING GREEN PARKS		
SITE AREA AVAILABLE	20239.25	SQM.
REQUIRED OPEN GREEN @ 15% OF SITE AREA	3035.8875	SQM.
GREEN AREA PROVIDED		
LG1	3040.000	SQM.
TOTAL	3040.000	SQM.
	15.02%	

CALCULATION FOR COVERAGE ON TYPICAL FLOOR		
TOWER-A1	2953.951	SQ.M.
TOWER-A2	422.075	SQ.M.
TOTAL	3376.026	SQ.M.

CALCULATION OF MUMTY & MACHINE ROOM COVERED AREA					
TOWER - A1	62.339	X	7	=	436.373
TOWER - A2	60.710	X	1	=	60.710
TOTAL					497.083

CALCULATION OF COVERED AREA IN SQ.M.										
FAR AREA OF RESIDENTIAL	+	F.A.R. AREA OF COMMERCIAL	+	COVERED AREA OF STILT/PODIUM	+	COVERED AREA OF MUMTY & MACHINE ROOM	+	COVERED AREA OF COMMUNITY HALL	+	COVERED AREA OF ANGANWADI CUM CRECHE	+	COVERED AREA OF TRANSFORMER
43705.850	+	1416.3975	+	3234.985		497.083		185.991		185.992		100.000
TOTAL	=							49.326.3085				

PARKING CALCULATION			
TOTAL NO OF FLATS	=	823	NOS.
REQUIRED PARKING @ 0.5 ECS	=	412	NOS.
TOTAL NO. OF CARS REQUIRED	=	412	NOS.
PARKING CALCULATION			
NET STILT/PODIUM AREA	=	3234.985	SQM.
ECS IN STILT	=	30	NOS.
NO. OF CARS THAT CAN BE PARKED IN STILT/PODIUM AREA	=	107.833	NOS.
NO. OF CARS PROVIDED IN STILT/PODIUM AREA	=	107	NOS.
TOTAL PLOT AREA	=	20239.543	SQM.
PROPOSED GROUND COVERAGE AREA	=	5125.006	SQM.
PROPOSED GREEN AREA	=	3040.000	SQM.
AREA OF INTERNAL SITE ROADS	=	1620.763	SQM.
BALANCE AREA LEFT	=	10473.773	SQM.
NO. OF CARS REQUIRED TO BE PARKED IN OPEN SURFACE	=	305	NOS.
ECS IN OPEN SURFACE	=	25.000	SQM.
AREA REQUIRED TO PARK 305 CARS IN OPEN SURFACE	=	7625	SQM.
BALANCE AREA LEFT IN OPEN SPACE	=	2848.773	SQM.

CALCULATION FOR NET STILT AREA				
COVERED AREA OF STILT			3437.102	SQ.M.
COVERED AREA OF PODIUM			81.194	SQ.M.
TOTAL		=	3518.296	SQ.M.
F.A.R. AREA OF STILT UNDER ST/AIRCASE & LIFT			283.311	SQ.M.
NET STILT AREA/PODIUM AREA				
3518.296	-	283.311	= 3234.985	SQ.M.

LEGEND	
1	150 MM Ø SWP
2	100 MM Ø WVP
3	150 MM Ø RWP
4	50 MM Ø GIP UP F.W.S
5	50 MM Ø GIP UP D.W.S
6	40 MM Ø GIP DN D.W.S
7	200 MM Ø RCC MAIN SEWER PIPE
8	300 MM Ø RCC RAIN WATER PIPE
9	FLUSHING WATER SUPPLY TANK

GARDEN HYDRANT

NOTE:-
1) WATER HARVESTING
Certified that the building shall satisfy the water harvesting requirements as well as minimum anticipated discharge of water. Water more than 10,000 ltrs. or above per day shall incorporate waste water recycling system. Recycled water should be used for Horticulture purpose.

2) STRUCTURE STABILITY
Certified that the structural parts of the building have been designed by us on the basis of calculations and are considered safe and in accordance with the permissible stresses and slenderness ratio laid down by the bye-laws. The building is quite safe from earthquake point of view

3) FIRE SAFETY
We shall provide proper fire safety measures as per the rules of 1965 / NBC
4) SOLAR WATER HEATING
We shall provide solar water heating system as per norms specified by hareda

CALCULATION FOR UNDER GROUND AND FIRE FIGHTING TANK

TOTAL NO. OF FLATS = 824 NOS.
@ 5 PERSONS PER FLAT = 4120 PERSONS

TOTAL NO. OF POPULATION = 4120 PERSONS
@ 135.5 LITRES PER DAY = 4120X 135.5 = 5,58,260LITRES / DAY

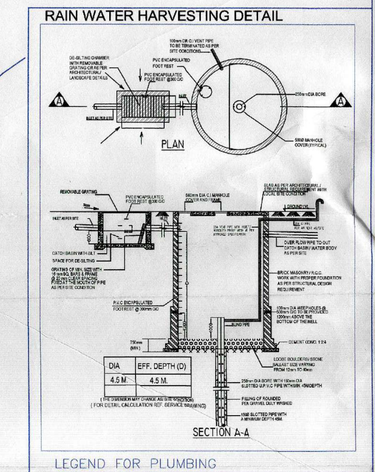
FOR HALF DAY CAPACITY =2,79,130 LITRES / DAY
FOR FIRE FIGHTING CAPACITY = 16,5000 LITRES / DAY

TOTAL REQUIREMENT OF WATER = 4,44,130LITRES / DAY

PROPOSED AREA OF TANK = 10 X 16 SQ.M.
DEPTH OF TANK = 3M

CAPACITY OF WATER SUPPLY & FIRE TANK = 10X16X3
= 480 CU.M
@1000 LITRE PER CU.M. = 480 X 1000 =4 80,000 LITRES

RAIN WATER HARVESTING DETAIL



LEGEND FOR PLUMBING

- MANHOLE FOR DRAINAGE
- MANHOLE FOR SEWERAGE
- G.L. ..... GROUND LEVEL.
- I.L. ..... INVERT LEVEL.
- C.L. ..... CONNECTION LEVEL.
- M. ..... METRE
- L. ..... LENGTH
- B.F.V. ..... BUTTER FLY VALVE
- C.V. ..... CHECK/NON-RETURN VALVE

SANCTIONED
To be issued on receipt of memo no. 3896 dt 28/11/14

project dg. title: SITE PLAN

PROPOSED AFFORDABLE GROUP HOUSING SCHEME FOR AREA MEASURING 5.00625 ACRES(LICENSE NO. 59 OF 2014 DATED : 25/06/2014 IN SECTOR -82, FARIDABAD BEING DEVELOPED BY S3 BUILDWELL PVT.LTD.

client: S3 BUILDWELL PVT.LTD.

architects: GAUTAM & GAUTAM ASSOCIATES
ARCHITECTS, INTERIOR DESIGNERS & VALUERS
PLOT NO:- 1132, SECTOR-19, FARIDABAD.
PHONE:- 0129-4046461, 4046462. FAX:- 0129-4046463
E-MAIL:- gautam1132@gmail.com

ARCHITECT'S SIGNATURE:-
AJAY GAUTAM (ARCHITECT) GAUTAM & GAUTAM ASSOCIATES ARCHITECT • ENGINEERS • VALUERS 1132, SECTOR-19, FARIDABAD-121002 CA/91/13814

OWNER SIGNATURE:-
For S3 Buildwell Private Limited
Authorised Signatory

drg. no. 01

scale: 1:200

date: JUL.-2014