FAR AREA SUMMARY

	ACARE	SQM.
TOTAL PLOT AREA	36.2515	146704.38
NET LAND AREA FOR GROUND COVERAGE	36.20	146495.97
MAX. PERMISSIBLE FAR@ 175 OF 36.20 ACARE x ACARES = 146495.97 =		256367.95
MAX. PERMISSIBLE GROUND COVERAGE(35%ON 36.20)	12.67	51273.59
MAX. PERMISSIBLE DENSITY @250 /ACARE		9,0CD
FAR AREA ACHIEVED		255885.509
TOTAL GROUND COVERAGE		28591.80
PERM. GREEN AREA = 15% OF PLOT AREA (36.20 ACRE)		21974.40 SQM.
PROPOSED GREEN AREA		90034.74 SQM.

AREA(Calc)

1/4.423%
19.49 %

TOTAL FAR AREA DETAIL

	GROUND COVRAGE SQMT.	FAR AREA SQMT.	AREA UNDER STILT	AREA MUMTY &MACHINE RM	FIRE STAIR CASE AREA
TOWER AREA	595/.56	178132.27	2015.858	595	
EXECUTIVE APARTMENTS	2586.62	20278.35			337.74
EXECUTIVE FLOOR	9476.94	28664.27			
VILLAS AREA	6872.90	20762.58			
COMMUNITY BUILDING	1186.28	2647.47			
CONVENIENT SHOPPING	422.56	422.56			
EWS-1A CONVIMENT SHOPPING	357.23	3364.88			89.78
EWS-2	263.97	1623.34			
NURSERY SCHOOL	208.43				
PRIMARY SCHOOL	1171.98				
FIRE STAIR CASE ON G.FL	67.323				
	28591.80	255885.509	2015.86	595.00	427.53

TOTAL BUILT UP AREA DETAIL

	TOTAL AREA
TOTAL FAR AREA	255885.509
TOTAL AREA UNDER STILT	2015.858
MUMTY & MACHINE ROOM AREA	595.00
TOTAL BASEMENT AREA	138132.027
FIRE STAIR CASE AREA	427.528
TOTAL AREA	397055.922 SQM.

TOWER FAR AREA DETAIL

	A	B GROUND FLOOR AREA UNDER SILT	D TYP. F. AREA	FAR AREA (M.O.R)	G NO OF TYP. FL. (1ST TO 34TH FL)	H TOTAL AREA TYP.FLOOR	I (UPTO 34) (35 &36 TH)	L (34) (35 &36 TH)	M (34TH FL)	N (34TH FL)	O	P AREA ABOVE 35M (MACHINE RM
TOWER- T1	TACTAL GROUND COVERAGE/FLOOR	991.21	905.36	735.80	867.67	31	27789.44	1756.92	1935.06	580.2	426.13	32784.82	64.06
TOWER- T2		991.21	905.36	735.80	867.67	31	27789.44	1756.92	1935.06	581.85	391.45	34080.83	31.13
TOWER- T3		795.69	783.77	582.82	845.586	31	26161.466	494.615	479.215	224.336	208.866	13661.448	117.3
TOWER- T4		748.59	783.77	582.82	848.586	31	26161.466	494.615	479.215	224.336	208.866	14266.812	117.3
TOWER- T5		822.696	386.484	423.022	717.804	31	14363.28	1435.618	1376.106	717.909	689.652	39525.78	82.86
TOWER- T6		822.696	386.484	423.022	717.804	31	14363.28	1435.618	1376.106	717.909	689.652	39525.78	82.86
TOWER- T7		997.86	936.63	616.36	969.756	31	30762.5	1918.9	1823.72	956.75	911.88	749.28	647.07

	NO OF TYP FL. (1ST TO 34TH FL)	TOTAL AREA TYP.FLOOR	1ST FL. FL	2ND FL. FL	3RD FL. FL	4TH FL. FL	5TH FL. FL	6TH FL. FL	7TH FL. FL	8TH FL. FL	9TH FL. FL	10TH FL. FL	11TH FL. FL	12TH FL. FL	13TH FL. FL	14TH FL. FL	15TH FL. FL	16TH FL. FL	17TH FL. FL	18TH FL. FL	19TH FL. FL	20TH FL. FL	21TH FL. FL	22TH FL. FL	23TH FL. FL	24TH FL. FL	25TH FL. FL	26TH FL. FL	27TH FL. FL	28TH FL. FL	29TH FL. FL	30TH FL. FL	31TH FL. FL	32TH FL. FL	33TH FL. FL	34TH FL. FL	P AREA ABOVE 35M (MACHINE RM
TOWER- T1	31	27789.44	1756.92	1935.06	580.2	426.13																													32784.82	64.06
TOWER- T2	31	27789.44	1756.92	1935.06	581.85	391.45																													34080.83	31.13
TOWER- T3	31	26161.466	494.615	479.215	224.336	208.866																													13661.448	117.3
TOWER- T4	31	26161.466	494.615	479.215	224.336	208.866																													14266.812	117.3
TOWER- T5	31	14363.28	1435.618	1376.106	717.909	689.652	536.762	533.126	230.737	226.395	209.23	76.46																							39525.78	82.86
TOWER- T6	31	14363.28	1435.618	1376.106	717.909	689.652	536.762	533.126	230.737	226.395	209.23	76.46																							39525.78	82.86
TOWER- T7	31	30762.5	1918.9	1823.72	956.75	911.88	749.28	647.07	328.5	277.44	265.93	89.78																							38993.89	78.6
																																			178132.266	595

SQM. 178132.27

VILLA FAR AREA DETAIL

	A TOWER NAME	B HT. OF BULD.	C FAR AREA ON GR. FLOOR	D FAR AREA ON FIRST FLOOR	E FAR AREA ON SECOND FLOOR	F FAR AREA ON THIRD FLOOR	G TOTAL FAR AREA (C+D+E+F)	H NO OF VILLA	I TOTAL FAR AREA (DUM.) (G X H)	J TOTAL GROUND COVERAGE(DUM.) (C X H)
VILLA-1		G+3	164.46	34.92	89.33	39.23	318.93	24	10942.32	3947.28
VILLA-2		G+3	136.48	119.87	119.24	61.66	413.25	24	9930.96	3323.88
TOTAL								48	20873.28	6873.96

EXECUTIVE FLOOR AREA DETAIL

	A TOWER NAME	B HT. OF BULD.	C FAR AREA ON GR. FLOOR	D FAR AREA ON FIRST FLOOR	E FAR AREA ON SECOND FLOOR	F FAR AREA ON THIRD FLOOR	G TOTAL FAR AREA (C+D+E+F)	H NO OF EX. FL.	I TOTAL FAR AREA (DUM.) (G X H)	J TOTAL GROUND COVERAGE(DUM.) (C X H)
EX.FL.-1		G+3	395.78	237.62	195.23	141.54	694.57	15	13853.55	4205.70
EX.FL.-2		G+3	329.14	299.65	233.98	183.43	999.40	16	19938.72	5350.24
TOTAL								31	33864.27	9479.94

EWS AREA DETAIL

	A TOWER NAME	B HT. OF BULD.	C FAR AREA ON GR. FLOOR	D FAR AREA ON TYP. FLOOR	E NO OF TYP. FLOOR	F TOTAL AREA ON TYP.FLOOR (D x E)	G TOTAL FAR AREA (C+F)	H TOTAL GROUND COVERAGE(DUM.)	I FIRE STAIR AREA PER FL.	J TOTAL FIRE STAIR CASE (I x E)	K TOTAL AREA (G+J)
EWS-1 CONVIMENT SHOPPING		G+3	357.23	333.65	9	2967.45	3364.68	357.23	9.976	89.78	
EWS-1		G+3	263.97	257.97	6	1338.365	1623.334	263.97			
TOTAL							4979.019	621.2			

COMMUNITY BUILDING AREA DETAIL

	A TOWER NAME	B HT. OF BULD.	C FAR AREA ON LWR. GROUND FLOOR	D FAR AREA ON U.G.FL. FLOOR	E FAR AREA ON P.H. FLOOR	F TOTAL FAR AREA (C+D+E)	G TOTAL GROUND COVERAGE (C+D)
COMMUNITY BUILDING		LG-G-1	745.58	1186.28	712.64	2647.47	1186.28

CONVENIENT SHOPPING AREA DETAIL

	A TOWER NAME	B HT. OF BULD.	C FAR AREA ON GR. FLOOR	D NO OF BULD.	E TOTAL FAR AREA(TOTAL GROUND COVERAGE) (C+D)	F TOTAL GROUND COVERAGE(DUM.) (C+D)
CONVENIENT SHOPPING -1		G.FL	185.772	1	185.772	185.772
CONVENIENT SHOPPING -2		G.FL	200.539	1	200.539	200.539
KIOSKS		G.FL	15.135	2	30.35	30.35
					422.561	422.561

EXECUTIVE APARTMENT AREA DETAIL

	A NAME OF TOWER	B FL. OF BULDS	C GROUND FLOOR	D TYP. FL. AREA (1ST TO 34TH FL.)	E AREA OF DUPLEX (LOWER FL.)	F AREA OF DUPLEX (UPPER FL.)	G TOTAL AREA OF DUPLEX (E+F)	H AREA OF SIMPLEX	I TOTAL FAR AREA (C+D+G+H)	J TOTAL GROUND COVERAGE(C+G)	K FIRE STAIR CASE (F.S. PER FLOOR)	L TOTAL FIRE STAIR CASE (J X K)
EX. AP.(TYPE-A)	G+34	1018	1023.52	2441.01	241.05			312.978	4788.558	1264.52	1	1018
EX. AP.(TYPE-B)	G+34	1018	1023.52	2441.01	241.05			312.978	4788.558	1264.52	1	1018
EX. AP.(TYPE-C)	G+34	1011.5	1016.975	2425.455				310.986	4754.416	1256.461	1	1011.5

NOTE:- ONE STAIR CASE HAS BEAN EXCLUDED FROM FAR AREA

PERM. NO. OF EWS UNIT = 1063 x15/85

PERM. UNIT WITH SERVANTS = 1063 OF 15%	187.58
PROPOSED EWS UNIT	196.2
PROPOSED UNIT WITH SERVANTS	192
PROPOSED MAIN DWELLING UNITS	165
	1043
TOTAL UNITS	1255

SCHOOL AREA DETAIL

	GROUND FLOOR	FIRST FL.	TOATAL AREA
NURSERY SCHOOL (0.2 ACRE)	208.43	204.82	413.25
PRIMARY SCHOOL (1.0 ACRE)	1171.98		1171.98
			1585.23

PERMISSIBLE CONVENIENT SHOPPING AREA @ 0.8% OF PLOT AREA 732.480

PROPOSED CONVENIENT SHOPPING AREA

CONVENIENT SHOPPING (UNDER EWS APPT. -1)	303.452
CONVENIENT SHOPPING- (15.2)	422.561
TOTAL AREA	726.013

DENSITY CALCULATION

BUILDING NAME	TYPE	NO OF TOWERS	NO OF STOREY	NO TYP. FLOOR	NO OF UNIT TYP. FLOOR	TOTAL NO OF UNITS	DUPLEX	TOTAL UNIT	DWELLING UNITS PER HECTARE/ACRE	POPULATION	TOTAL POPULATION
TOWER T1	4BED ROOM	1	G+30	32	2 +(DUP.) 1 DUP.	126	9	126		5	640
				1	3	3	1	4		5	20
				1	4	4	1	5		5	25
			TOTAL UNIT OF TOWER -T1			133	9	135			
TOWER T2	4BED ROOM	1	G+30	34	2 + (DUP.) 1 DUP.	136	9	136		5	680
				1	4	4	1	5		5	20
			TOTAL UNIT OF TOWER -T2			140	10	141			
TOWER T3	3BED ROOM	1	G+32	18	3+(DUP.) 1 DUP.	72	2	72		5	360
				1	4	4		4		5	20
			TOTAL UNIT OF TOWER -T3			76	2	76			
TOWER T4	3BED ROOM	1	G+28	22	3+(DUP.) 1 DUP.	88	2	88		5	440
				1	4	4		4		5	20
			TOTAL UNIT OF TOWER -T4			92	2	94			
TOWER T5	3BED ROOM	1	G+30	20	3+(DUP.) 1+(DUP.) 1 DUP.	80	2	80		5	400
				2	4	8		8		5	35
				1	5	5		5		5	25
			TOTAL UNIT OF TOWER -T5			93	2	93			
TOWER T6	3BED ROOM	1	G+28	20	3+(DUP.) 1+(DUP.) 1 DUP.	80	2	80		5	400
				2	4	8		8		5	35
				1	5	5		5		5	25
			TOTAL UNIT OF TOWER -T6			93	2	93			
TOWER T7	4BED ROOM	1	G+33	30	4	120		120		5	600
				5	3+(DUP.) 1 DUP.	10	2	11		5	55
				1	4	4		4		5	20
				2	5	10		10		5	50
						144	6	145			
EXECUTIVE FLOOR -1		15	G+3	G.FL& F.FL	2 DUP.	30		30		5	150
				2ND &3RD	1DUP.						135
EXECUTIVE FLOOR -2		15	G+3	G.FL& F.FL	2 DUP.	32		32		5	160
				2ND &3RD	1DUP.		15	15		7	112
DUPLEX											
EXECUTIVE AP.TYPE-1		8	G+5	8	1			34		5	170
EXECUTIVE AP.TYPE-2		2	G+11	11	1	22		22		7	154
VILLA-1		24	G+3	1	1			24		7	168
VILLA-2		24	G+3	1	1			24		7	168
TOTAL MAIN UNIT = 999+ 143								999	165		5648
								1063			
EWS-1		1	G+9	9	14			126		2	252
EWS-2		1	G+5	6	11			66		2	132
								192			384
TOTAL UNITS								1255			6029

MAX. PERMISSIBLE DENSITY @250/ACARE= 36.20 x250 PROPOSED DENSITY = 6029 < 9050 OK !!

PARKING PROVIDED DETAIL

NAME OF BASEMENT	NO OF BASEMENT	TOTAL NO OF PARKING
BASEMENT -A	TB1- BASEMENT	562
	2ND BASEMENT	970
BASEMENT- B		132
BASEMENT- C		89
BASEMENT- D	1ST. BASEMENT	302
	2ND BASEMENT	302
	3RD BASEMENT	310.00
BASEMENT-E		SPT
	TOTAL PARKING	2641

PARKING REQUIRED

PARKING REQUIRED @ 1.5 ECS PER DWELLING UNIT		1063	1.5	1594.5
PARKING REQUIRED @ 15% OF TOTAL CONVENIENCE SHOPPING CATEGORY = 15% OF TOTAL PARKING		192.5	15.75%	29
TOTAL PARKING				1623.5
TOTAL PARKING REQUIRED @ 75% OF TOTAL PARKING 1594.5				1195.875
PROPOSED PARKING				197
BASEMENT PARKING				2640
TOTAL PARKING				2778

BASEMENT AREA DETAIL

NAME OF BASEMENT	NO OF BASEMENT	TOTAL AREA	AREA SERVICES LOBBY	TOTAL AREA FOR PARKING
BASEMENT -A	1ST. BASEMENT	26668.75	1078.95	25589.8
	2ND BASEMENT	27915.72	3676.88	24238.84
BASEMENT- B		9047.639	258.367	8789.272
BASEMENT- C		6396.848	623.9	5772.948
BASEMENT- D	1ST. BASEMENT	13596.35	1076.51	12270.04
	2ND BASEMENT	14193.17	1923.13	12270.04
	3RD BASEMENT	13164.00	897.02	12266.98
BASEMENT- D'		616.09	0	616.09
BASEMENT-E		26531.46	7327.87	19203.59
		138132.027	17715.427	121919.6

EWS PARKING DETAIL

SURFACE - = 108 TO 140 =33
II ND BASEMENT - D = 268 TO 302 = 47
TOTAL = 80 ECS

RESERVE FOR

AREA CALCULATION ORGNISED GREEN AREA

NO	SIZE (IN m)	AREA(IN Sqm.)
G1	65.429 X 10.060	640.10
G2	130.600 X 182.909	23851.34
G3	93.324 X 110.330	11131.99
G4	3.775x3.000 , 26.381+26.339	90.31
G5	10.910 x 3.772 , 13.993 x 56.430	865.15
G6	ASP.LINE	1207.19
	TOTAL AREA	= 37366.48 Sqm.

DEDUCT AREA

NO	GROUND COVERAGE(IN Sqm.)
TOWER-T3	756.69
TOWER-T4	756.69
TOWER-T5	836.012
TOWER-T6	836.012
TOWER-T7	997.39
COMMANTY BUL.	1345.695
TOTAL AREA	= 5796.03 Sqm.

TOTAL GREEN AREA = 37366.48 - 5796.03 = 31570.45 sqm.

NOTES

1. Dimensions are not to be scaled.
2. All dimensions are in MM.
3. All walls are 230 MM thick, unless otherwise specified.
4. All electrical installations shall be as per provisions of NBC.
5. Fire fighting safety provisions will be as per relevant NBC Provisions.
6. All buildings will have 100% power back up.
7. Buildings are 100% Mechanically Ventilated Lighted.
8. Extended basement slab is designed to take fire tender load.
9. Gate & boundary wall as per design

10. ALL HANDICAP RAMP SLOPE 1:15 WITH RAILING

SOLAR WATER HEATING SYSTEM: You are to have Water Heating System as per norms specified by MNRES and shall be made operational in each building block before applying for an occupation certificate.

RAIN WATER HARVESTING: That the rain water harvesting system shall be provided as per Central Ground Water Authority norms/Haryana Govt. notification as applicable.

BOUNDARY WALL, GATE AND GATE POSTS HEDGES AND FENCES: Such Boundary wall, railings or their combination, hedges or fences along with gates and gate posts shall be constructed as per design approved by DTCP thereon, in addition to the gates/grills an additional adult gate not exceeding 1.20 meters width may be allowed in the front boundary wall

EARTH GUARD: The Building is Earth Quake resistance as per norms specified by NBC

SPRINKLERS: In the entire building the sprinkler system shall be installed as per site norms and providence contains mentioned in code.

AIR CONDITIONING AND VENTILATION: The building will be Air conditioned and Mechanically Ventilated.

GENERAL:
i) The width of the roadtile would be governed by Rule 32 of the Rules,1965
ii) The BCC shall strictly adhere to the buildings shall confirm to the National Building Code/bis No.IS 1st 1983 and rules thereof from notice.
iii) That the applicant shall get Centrally Coupled Fluorescent Lamps fitting for internal lighting as well as Campus lighting.

LEGEND FOR SERVICES

- WATER LINE
- SEWER LINE
- STORM WATER LINE
- MANHOLE
- STORM WATER INLET

LEGEND FOR ROAD NETWORK

- 24 M WIDE ROAD
- 18 M WIDE ROAD
- 12 M WIDE ROAD
- 9 M WIDE ROAD

LEGEND FOR BUILDING

- RESIDENTIAL
- COMMERCIAL
- PUBLIC & SEMI PUBLIC
- INDUSTRIAL
- PUBLIC UTILITIES

LEGEND FOR LAND USE

- RESIDENTIAL
- COMMERCIAL
- PUBLIC & SEMI PUBLIC
- INDUSTRIAL
- PUBLIC UTILITIES
- GREEN BELT

LEGEND FOR OTHERS

- ROAD CENTRE LINE
- PLOT BOUNDARY
- BUILDING LINE
- SET BACK LINE
- MAIN GATE ent./exit ROAD W-SLOPE 1:10

LICENCED AREA OF M/S PMC BUILDWELL PVT.LTD.

LICENCED AREA OF M/s VIPUL LTD.

LICENCED AREA OF M/s VIPUL LTD.

NOTE:- BOUNDARY WALL SHOWN BOTH SIDE OF REVENUE RASTA

3.35M(2K) WIDE REVENUE RASTA

3.35M WIDE REVENUE RASTA

30.0 M WIDE NALLAH

24 M WIDE ROAD

30 M GREEN BELT

90 M WIDE SOUTHERN PERIPHERY ROAD

PRIMARY SCHOOL GROUND FLOOR + 1ST FLOOR

LAND FOR PRIMARY SCHOOL 68.04 x 59.115 = 4021.40 sqmt.(1Acre)

LAND FOR NURSERY SCHOOL 0.2 Acre(0.08 = 810.70 sqmt. 41.99 x 5.439 = 228.37 sqmt. 41.99 x 14.439 = 606.33 sqmt. = 810.70 sqmt.

CONVENIENT SHOPPING (GROUND FLOOR)

COMMUNITY BUILDING (G+1)

BASKETBALL COURT

TENNIS COURT

OTHER'S LAND

BASEMENT BLOCK-A

BASEMENT BLOCK-B

BASEMENT BLOCK-C

BASEMENT BLOCK-D

BASEMENT BLOCK-E

ESW PARKING

(BOUNDARY WALL DETAIL)

PLAN

TYPICAL DETAIL OF RAIN WATER PIT

CULVERT DETAIL

SECTION

TYPICAL DETAIL OF RAIN WATER PIT

PROJECT
REVISED BUILDING PLANS FOR
Group Housing scheme measuring 36.2515 acres (License No. 155 of 2008 dated 14.06.2008 and License No. 200 of 2008 dated 08.12.2008) in sector 72 Gurgaon Manesar Urban Complex being developed by Gurgaon infratech pvt.ltd., Landscape Structures Pvt. Ltd. & Ardent Properties Pvt. Ltd.

DRAWING TITLE
SITE PLAN

OWNERS SIGN.

ARCHITECTS SIGN.
NISHIT GUPTA
ARCHITECT
LIC. No.: GA/91/13697

SCALE = 1:700

DRAWN BY

DATE

DRG. NO. TH/SA/SUB-01