

SITE LAYOUT PLAN WITH ALL CALCULATION

| S. NO. | DISCRPTION | AREA IN ACRES | AREA IN METERS |
|--|--|---------------|----------------|
| 1 | TOTAL APPLIED LICENSED LAND | 5.0625 | 20487.21 |
| 2 | Area Under 24 Meter Internal Road+5 mt. Road Widning | 1.543 | 6246.289 |
| 3 | NET PLANNED AREA | 5.00335 | 20247.837 |
| 4 | COMMERCIAL AREA 4% OF LAND | 0.20013 | 809.913 |
| a | PERMISSIBLE COMMERCIAL @ 1.75 FAR | | 1417.349 |
| 5 | RESIDENTIAL PLAN AREA 96% OF TOTAL LAND | 4.80322 | 19437.923 |
| a | PERMISSIBLE RESIDENTIAL @ 2.25 FAR | | 43735.328 |
| TOTAL PERMISSIBLE FAR (RESIDENTIAL + COMMERCIAL) (4a+5a) | | | |

| | PERMISSIBLE / REQUIRED | Percentage | PROPOSED | Percentage | |
|----|---|-------------|----------|------------|---------|
| 1 | COVERD AREA (F.A.R.) | 43735.33 | 225% | 43715.24 | 224.90% |
| 2 | GROUND COVERAGE ALLOWED | 10123.91848 | 50% | 4811.49 | 23.76% |
| 3 | COMMERCIAL AREA 4% @ 1.75 FAR | 1417.3486 | 175% | 1417.04 | 174.96% |
| 4 | OPEN AREA (a+b+c) | 10123.91848 | 50% | 12370.44 | 61.10% |
| a | OPEN AREA UNDER SECTOR ROAD | | | 6264.18 | |
| b | OPEN AREA UNDER RAMP | | | 265.9 | |
| c | OPEN AREA UNDER INTERNAL ROAD | | | 4919.11 | |
| d | AREA UNDER OPEN PARKING ROAD | | | 921.25 | |
| 5 | GREEN 15% OF NET PLANNED AREA | 3037.175545 | 15% | 3039.86 | 15.01% |
| 6 | CREACH NOT LESS THAN | 185.8 | | 185.97 | |
| 7 | COMMUNITY NOT LESS THAN | 185.8 | | 185.97 | |
| 8 | NUMBER OF UNITS | 720.4824 | | 724 | |
| 9 | DENSITY @ 750 PPA (4.80322 X 750) | 3602.412 | | 3620 | |
| 10 | DENSITY @ 900 PPA (4.80322 X 900) | 4322.8944 | | NA | |
| 11 | SCOOTER PARKING EQUIVALENT TO 50% CAR PARKING | 362 | | 362 | |

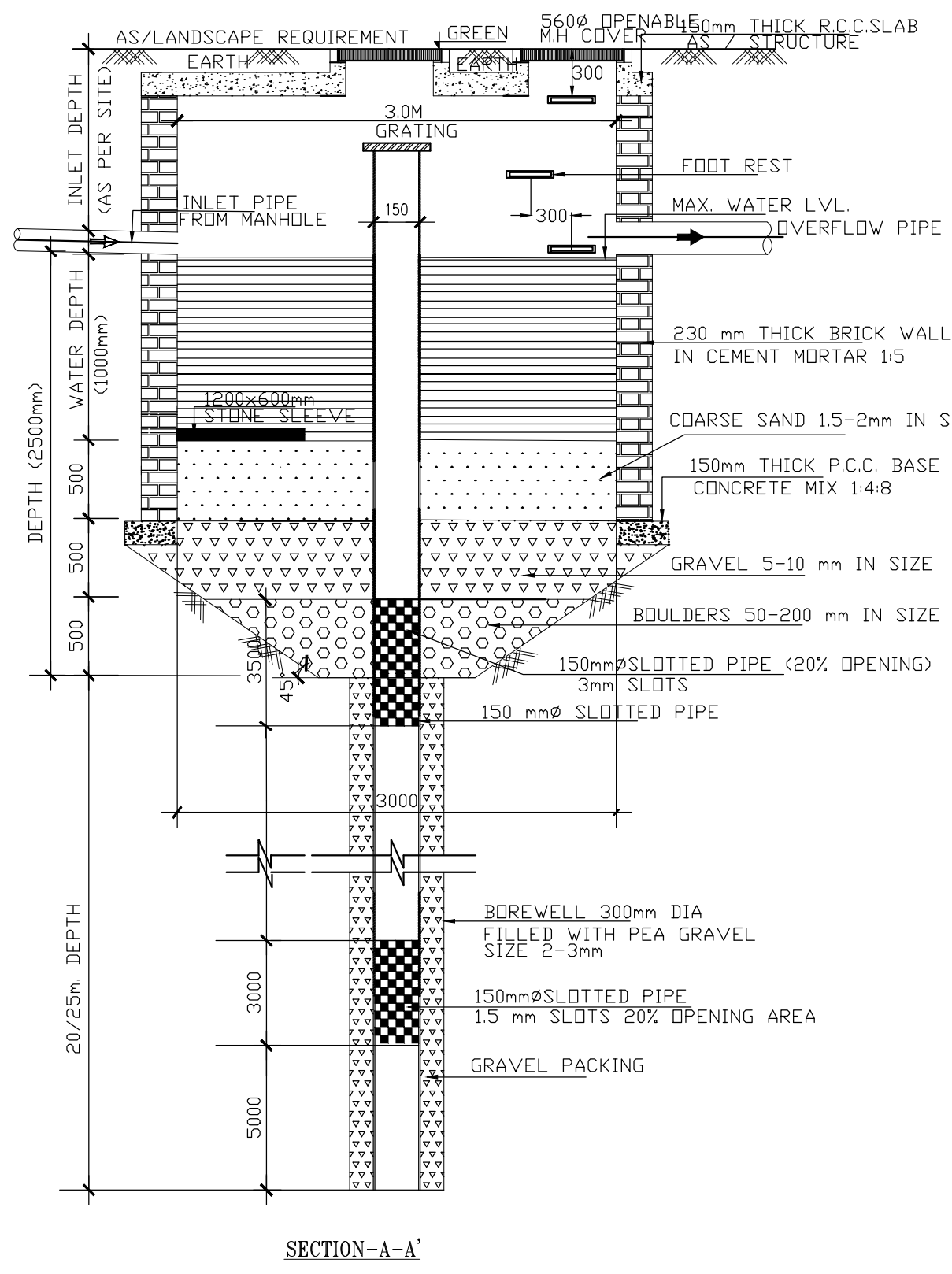
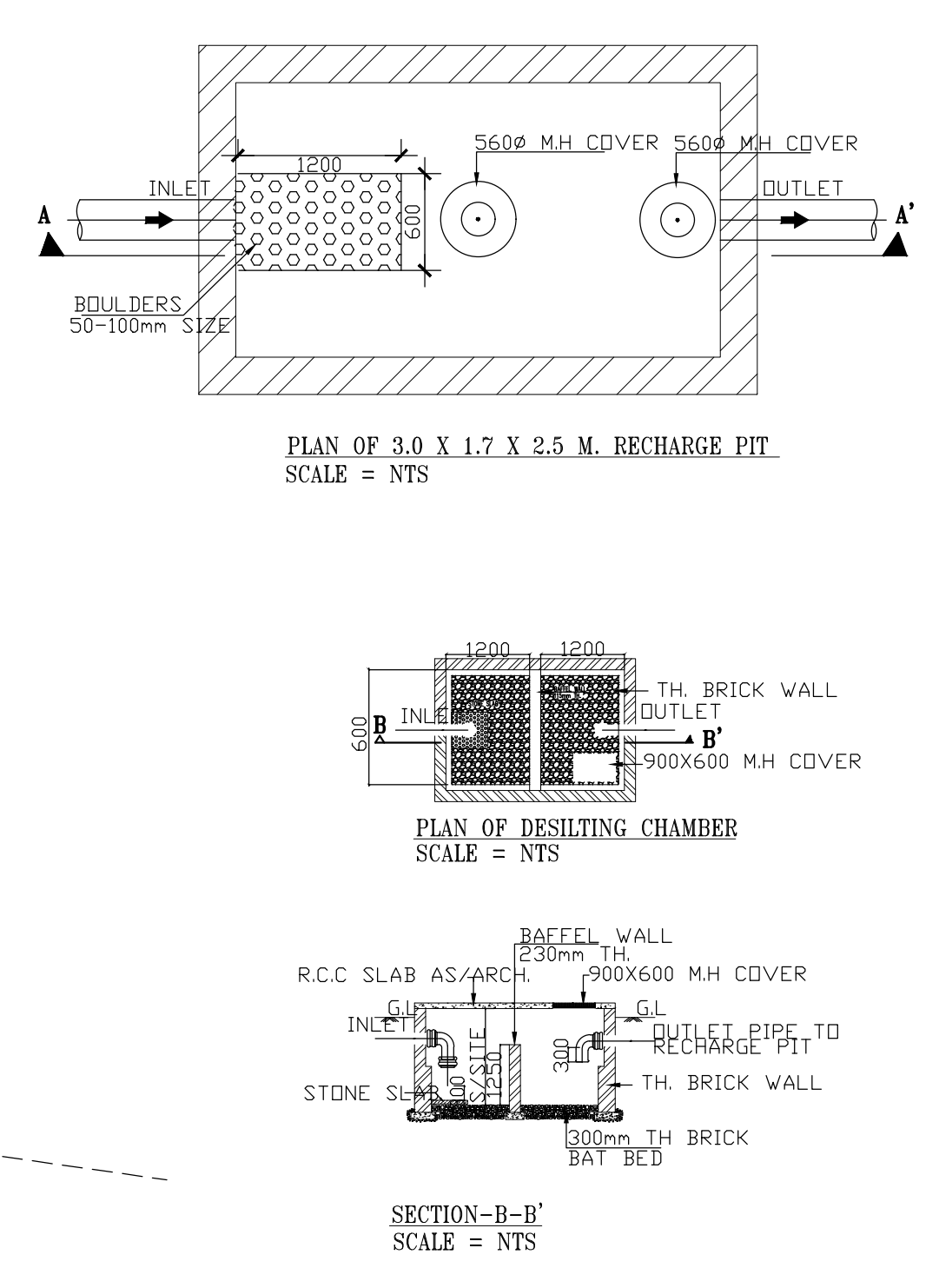
| DISCRPTION | UNIT NUMBERS DETAIL | | |
|----------------------------|----------------------------|---------------|----------------------------|
| | NO. OF UNITS ON EACH FLOOR | NO. OF FLOORS | TOTAL NO. OF FLAT IN TOWER |
| TOWER-1 | 4 | 13 | 52 |
| TOWER-2 | 4 | 13 | 52 |
| TOWER-3 | 4 | 12 | 48 |
| TOWER-4 | 4 | 12 | 48 |
| TOWER-5 | 4 | 9 | 36 |
| TOWER-6 | 4 | 9 | 36 |
| TOWER-7 | 4 | 3 | 12 |
| TOWER-8 | 4 | 9 | 36 |
| TOWER-9 | 4 | 9 | 36 |
| TOWER-10 | 4 | 1 | 4 |
| TOWER-11 | 10 | 1 | 10 |
| TOWER-12 | 14 | 1 | 14 |
| TOWER-13 | 10 | 8 | 80 |
| TOWER-14 | 1 | 8 | 8 |
| TOTAL UNITS OF THE PROJECT | | | 724 |

| DESCRIPTION | FAR CALCULATION OF TOWERS (A1 TO A12) | | | | | | | | | | | | AREA IN SQ METER |
|--|---------------------------------------|----------|----------|----------|----------|----------|----------|----------|----------|-----------|-----------|-----------|------------------|
| | TOWER-A1 | TOWER-A2 | TOWER-A3 | TOWER-A4 | TOWER-A5 | TOWER-A6 | TOWER-A7 | TOWER-A8 | TOWER-A9 | TOWER-A10 | TOWER-A11 | TOWER-A12 | |
| STILT FLOOR | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.41 | 55.464 | 723.17 |
| 1ST FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 2ND FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 3RD FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 4TH FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 5TH FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 6TH FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 7TH FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 8TH FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 9TH FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 10TH FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 11TH FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 12TH FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| 13th FLOOR | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 283.36 | 395.25 |
| TOTAL AREA OF TOWER IN SQ METER | 3744.41 | 3744.41 | 3461.05 | 3461.05 | 3389.29 | 3389.29 | 3389.29 | 3389.29 | 2870.41 | 2870.41 | 6419.31 | 3565.30 | 43693.51 |
| F.A.R. OF FIRE CONTROL ROOM | | | | | | | | | | | | | 9.74 |
| F.A.R. OF GUARD ROOM ROOM (2.997 X 4 NOS.) | | | | | | | | | | | | | 11.99 |
| TOTAL PROPOSED F.A.R. FOR RESIDENTIAL | | | | | | | | | | | | | 43715.24 |

| DESCRIPTION | BUILT-UP CALCULATION OF TOWERS (A1 TO A12) | | | | | | | | | | | | AREA IN SQ METER |
|---|---|----------|----------|----------|----------|----------|----------|----------|----------|-----------|-----------|-----------|------------------|
| | TOWER-A1 | TOWER-A2 | TOWER-A3 | TOWER-A4 | TOWER-A5 | TOWER-A6 | TOWER-A7 | TOWER-A8 | TOWER-A9 | TOWER-A10 | TOWER-A11 | TOWER-A12 | |
| STILT FLOOR | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.73 | 60.41 | 55.464 | 723.17 |
| 1ST FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 2ND FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 3RD FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 4TH FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 5TH FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 6TH FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 7TH FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 8TH FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 9TH FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 10TH FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 11TH FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 12TH FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| 13th FLOOR | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 314.92 | 429.99 |
| MUMTY-MC ROOM | 114.04 | 114.04 | 114.04 | 114.04 | 114.04 | 114.04 | 114.04 | 114.04 | 114.04 | 114.04 | 114.04 | 114.04 | 120.98 |
| TOTAL AREA OF TOWER IN SQ METER | 4268.73 | 4268.73 | 3953.81 | 3953.81 | 3882.08 | 3882.08 | 3882.08 | 3882.08 | 3300.06 | 3300.06 | 6954.41 | 3969.74 | 49497.67 |
| BASEMENT AREA | (UNDER TOWER A1 TO A11 = 7327.09 & TOWER A12 = 877.36) | | | | | | | | | | | | 8204.45 |
| COMMERCIAL AREA | | | | | | | | | | | | | 1417.04 |
| ANGANWADI/CREACH | | | | | | | | | | | | | 185.97 |
| COMMUNITY AREA | | | | | | | | | | | | | 185.97 |
| STILT PARKING AREA | (UNDER TOWER A1 TO A11 = 2034.60 & TOWER A12 = 428.984) | | | | | | | | | | | | 2463.58 |
| FIRE CONTROL ROOM AREA | | | | | | | | | | | | | 9.74 |
| GUARD ROOM AREA (2.997 X 4 NOS.) | | | | | | | | | | | | | 11.99 |
| TOTAL PROPOSED BUILT-UP AREA = (49497.67+8204.45+1417.04+185.97+185.97+2463.58+9.74+11.99) | | | | | | | | | | | | | 61976.42 |

| DESCRIPTION | PARKING CALCULATION | | |
|--|---------------------|--------|----------|
| | AREA (SQ.MT.) | PERM. | PROPOSED |
| PARKING IN BASEMENT AREA@32 | 6558.540 | 204.95 | 204 |
| MACHENICAL PARKING AT BASEMENT | | | 31 |
| PARKING IN OPEN AREA@23 | 921.250 | 40.05 | 40 |
| PARKING IN STILT AREA@28 | 2463.580 | 87.99 | 87 |
| REQUIRED PARKING (724 Units / 2) | | 362.0 | 362 |
| PROPOSED 2 WHEELERS (.8mx2m as per policy) | | | 724 |

| DESCRIPTION | GROUND COVERAGE AREA CALCULATION | |
|--|----------------------------------|--------|
| | sq.mt. | % |
| AREA UNDER COMMERCIAL | 1417.04 | 174.96 |
| AREA UNDER ANGANWADI | 185.97 | |
| AREA UNDER STILT PARKING (428.984+2034.60) | 2463.58 | |
| AREA UNDER STILT F.A.R. | 723.17 | |
| COVERED AREA OF FIRE CONTROL RM | 9.74 | |
| COVERED AREA OF GUARD ROOM | 11.99 | |
| TOTAL GROUND COVERAGE | 4811.49 | |



note:- all dimension are in mm

FINE ARCH STUDIO (P) LTD
 K-734, B.L.F. PH-8, GURGAON (HARYANA), PIN-122001
 PH-0124-4294422, CEL-91198104-30218, 91198108-80260

CLIENT:-
M/S SUDARSHAN BUILDTech PVT LTD AND SH. SURAJPAL SINGH S/O CHHIDA SINGH IN COLLABORATION WITH SUDARSHAN BUILDTech PVT. LTD.

DWG. TITLE:-
SITE LAYOUT PLAN WITH ALL CALCULATION

PROJECT:-
 PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING SCHEME MEASURING 5.0625 ACRES (LICENSE NO. 114 OF 2019 DATED 12/09/2019) IN THE REVENUE STATE OF VILLAGE BASELWA, SECTOR 88, FARIDABAD, HARYANA BEING DEVELOPED BY M/S SUDARSHAN BUILDTech PVT LTD AND SH. SURAJPAL SINGH S/O CHHIDA SINGH IN COLLABORATION WITH SUDARSHAN BUILDTech PVT. LTD.

SCALE :- 1:400
 DATE :- 20-01-2020
 PRG. NO. 01

OWNER SIGN.

ARCHITECT SIGN.

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