

FORM BR-III
(See Code 4.2 (4))
Form of Sanction

From

Chief Town Planner, Haryana-cum-Chairman,
Building Plan Approval Committee,
O/o Director General, Town & Country Planning Department, Haryana,
Nagar Yojana Bhavan, Plot No. 3, Block-A,
Sector-18-A, Madhya Marg, Chandigarh.
Tele-Fax: 0172-2548475; Tel.: 0172-2549851,
E-mail: tcpharyana7@gmail.com
Website www.tcpharyana.gov.in

To

Golden View Builders Pvt. Ltd.
& others C/o Commander Realtors Pvt. Ltd,
H-38, Ground Floor, M2K White House,
Sector-57, Gurugram-122002.

Memo No. ZP-1388/JD(RD)/2020/ 4137 Dated:- 12-02-2020

Subject:

Approval of building plans of Affordable Group Housing Colony measuring 5.6972 acres (Licence No. 133 of 2019 dated 16.12.2019) in Sector-59, Gurugram being developed by Golden View Builders Pvt. Ltd. & others C/o Commander Realtors Pvt. Ltd.

Reference your letter dated 30.12.2019 for permission to erect the buildings in Affordable Group Housing Colony measuring 5.6972 acres (Licence No. 133 of 2019 dated 16.12.2019) in Sector-59, Gurugram in accordance with the plans submitted with it.

Permission is hereby granted for the aforesaid construction subject to the provisions of the Punjab Scheduled Roads & Controlled Areas Restriction of Unregulated Development Act, 1963 and Haryana Building Code-2017 subject to the following amendments, terms and conditions:-

1. The plans are valid for a period of 5 years from the date of issuance of sanction, subject to validity of license granted for this scheme. However, you shall complete the project as per stipulation in Affordable Group Housing Policy issued vide Notification No. PF-27/48921 dated 19.08.2013.
2. The structural responsibility of the construction shall be entirely of the owner/ supervising architect/ Engineer of the scheme.

Further that: -

- a) The building shall be constructed in accordance to the Structure Design by Structure Engineer and certified by Proof Consultant on prescribed FORM BR-V (A2).
- b) All material to be used for erection of building shall conform to I.S.I. and N.B.C. standards.
- c) No walls/ceiling shall be constructed of easily inflammable material and staircases shall be built of the fire resisting material as per standard specification.

- d) The roof slab of the basement external to the buildings if any shall be designed/ constructed to take the load of fire tender up to 45 tones.

3. FIRE SAFETY:

- (i) The colonizer and the Supervising Architect of the project shall be entirely responsible for making provisions of fire safety and fire fighting measures and shall abide by all fire safety bye laws.
- (ii) That you shall get approved the fire fighting scheme in accordance with the section 15 of The Haryana Fire Safety Act 2009 and directions issued by the Director, Haryana Fire Services, Haryana, before starting the construction work at site.
4. No addition and alteration in the building plans/ layout plan shall be made without the prior approval of DTCP. Further only figured dimensions shall be followed and in case of any variation in the plans, prior approval of DTCP shall be pre-requisite.
5. That you shall furnish the service plan/ estimate of this scheme in accordance with approved building plans.
6. Based on the actual estimated cost of internal development of the commercial colony you shall furnish additional bank guarantee, if required.
7. The revenue Rasta if any passing through the site shall be kept unobstructed.
8. If any infringement of byelaws remains unnoticed, the Department reserves the right to amend the plan as and when any such infringement comes to its notice after giving an opportunity of being heard and the Department shall stand indemnified against any claim on this account.
9. The layout showing the electric installation shall have to be got approved from the competent authority before execution of work at site.
10. No person shall occupy or allow any other person to occupy any new building and before grant of occupation certificate, you shall apply for occupation certificate as per the provisions of Code 4.10 of the Haryana Building Code-2017 which shall be accompanied by certificates regarding completion of works described in the plans and it shall be accompanied by:
- (i) Structural stability certificate duly signed by the recognized Architect & Structural Engineer.
- (ii) A clearance from Fire Safety point of view from the competent authority.
11. The provision of letter boxes for each dwelling unit shall be made at the ground floor of each building.
12. The basements shall be used for parking and services as prescribed in the approved zoning plan and building plans. The parking lots proposed in the scheme shall be exclusively for the use of flat owners/residents of the group housing scheme. The parking lot shall not be leased out /transferred to any person who is not a flat owners /residents of the group housing complex.
13. You shall comply with the conditions laid down in the Memo No. 10691 dated 17.01.2020 of Superintending Engineer (HQ), HSVP, Panchkula and Director, Fire

Service, Haryana, Panchkula vide memo no. 6826 dated 29.01.2020 (copies enclosed).

14. GENERAL: -


- (i) That you shall obtain the clearance/NOC as per the provisions of the Notification No. S.O. 1533 (E) Dated 14.9.2006 issued by Ministry of Environment and Forest, Government of India before starting the construction/execution of development works at site.
- (ii) That you shall strictly comply with the directions of MoEF Guidelines, 2010 while raising construction and comply with the instructions of Director, Town and Country Planning, Haryana, Chandigarh issued vide orders dated 14.5.2015 which is also available on the departmental website www.tcpharyana.gov.in.
- (iii) That you shall submit the fire fighting scheme duly approved in accordance with the section 15 of the Haryana Fire Safety Act 2009 and directions issued by Director, Urban Local Bodies Haryana before starting the construction work at site.
- (iv) That you shall submit the approved Electrical Service Plan from competent authority and certificate to this effect that adequate arrangement has been put in place before grant of occupation certificate.
- (v) That the rain water harvesting system shall be provided as per Central Ground Water Authority norms/Haryana Govt. notification as applicable.
- (vi) That you shall use only Light-Emitting Diode lamps (LED) fitting for internal lighting as well as Campus lighting.
- (vii) That you shall not construct the building beyond 30.0 mtrs. without getting the valid NOC from AAI.
- (viii) That you shall ensure the installation of Solar Photovoltaic Power Plant as per the provisions of order No. 22/52/2005-5Power dated 21.03.2016 issued by Haryana Government Renewable Energy Department.
- (ix) That you shall strictly comply with the directions issued vide Notification No. 19/6/2016-5P dated 31.03.2016 issued by Haryana Government Renewable Energy Department.
- (x) That if any, site for Electric Sub Station is required, same will be provided by you in the colony.
- (xi) That provision of parking shall be made within the area earmarked /designated for parking in the colony and no vehicle shall be allowed to park outside the premises.
- (xii) That you shall follow provisions of section 46 of 'The Persons with Disabilities (Equal Opportunities, protection of Rights and full Participation) Act, 1995' which includes construction of Ramps in public buildings, adaption of toilets for wheel chair users, Braille symbols and auditory signals in elevators or lifts and other relevant measures for Hospitals, Primary Health Centre and other medical care and rehabilitation units.

- (xiii) That you shall abide the terms and conditions of the Undertaking/Affidavit submitted in the office of Administrator, HSVP, Gurugram in compliance of Order dated 16.07.2012 of the Hon'ble High Court and shall not extract groundwater for construction purposes.
 - (xiv) That you shall abide by the terms and conditions of Affordable Group Housing Scheme issued vide Notification No. PF-27/48921 dated 19.08.2013.
 - (xv) That you shall give the advertisement as per the instructions issued vide memo No. 15772 dated 18.07.2014.
 - (xvi) That you shall deposit the balance amount of Labour Cess in future, time to time as per progress in construction at site.
 - (xvii) That you shall submit the scanned copy of the approved building plans in CD format within one week to this office from the issuance of this letter.
15. Environment: That you shall strictly comply with the directions of MOEF Guidelines, 2010 while raising construction. In addition, you shall comply with the instructions of Director, Town & Country Planning, Haryana, Chandigarh issued vide order dated 14.05.2015, available on the Departmental Website www.tcpharyana.gov.in at URL :https://tcpharyana.gov.in/Policy/Misc392%20OA%20No.%2021%20of%202014%20Vardhaman%20Kaushik%20Vs.%20UOI_ors.pdf in compliance of the orders dated 10.04.2015 passed by Hon'ble National Green Tribunal in OA No. 21 of 2014, which are as under:
- (i) You shall put tarpaulin on scaffolding around the area of construction and the building. You are also directed that you shall not store any construction material particularly sand on any part of the street/roads.
 - (ii) The construction material of any kind that is stored in the site will be fully covered in all respects so that it does not disperse in the Air in any form.
 - (iii) All the construction material and debris shall be carried in the trucks or other vehicles which are fully covered and protected so as to ensure that the construction debris or the construction material does not get dispersed into the air or atmosphere, in any form whatsoever.
 - (iv) The dust emissions from the construction site should be completely controlled and all precautions taken in that behalf.
 - (v) The vehicles carrying construction material and construction debris of any kind should be cleaned before it is permitted to ply on the road after unloading of such material.
 - (vi) Every worker working on the construction site and involved in loading, unloading and carriage of construction material and construction debris shall be provided with mask to prevent inhalation of dust particles.
 - (vii) Every owner and or builder shall be under obligation to provide all medical help, investigation and treatment to the workers involved in the construction of building and carry of construction material and debris relatable to dust emission.

- (viii) It shall be the responsibility of every owner/builder to transport construction material and debris waste to construction site, dumping site or any other place in accordance with rules and in terms of Hon'ble NGT order dated 10.04.2015 referred above.
 - (ix) All to take appropriate measures and to ensure that the terms and conditions of the Hon'ble NGT order dated 10.04.2015 referred above in OA No. 21 of 2014 and the earlier orders passed in said case should strictly comply with by fixing sprinklers, creations of green air barriers.
 - (x) Compulsory use of wet jet in grinding and stone cutting.
 - (xi) Wind breaking walls around construction site.
 - (xii) That you shall ensure that least dust has emitted into air/atmosphere and all steps are taken to prevent the same.
 - (xiii) That all the builders, who are building commercial, residential complexes which are covered under the EIA Notification of 2006, shall provide green belt around the building that they construct and compliance of the same shall be ensured prior to issuance of occupancy certificate. The width of green belt will be kept 1.5 meter along boundary wall within site, along periphery.
 - (xiv) If any person, owner and or builder is found to be violating any of the conditions stated in this order and or for their non-compliance such person, owner, builder shall be liable to pay compensation of ₹ 50,000/- per default in relation to construction activity at its site and ₹ 5,000/- for each violation during carriage and transportation of construction material, debris through trucks or other vehicles, in terms of Section 15 of the NGT Act on the principle of Polluter Pay. Such action would be in addition not in derogation to the other action that the Authority made take against such builder, owner, person and transporter under the laws in force.
 - (xv) All the owners/builders shall ensure that C & D waste is transported in terms of this order to the site in question only and due record in that behalf shall be maintained by the builders, transporters and NCR of Delhi.
 - (xvi) It is made clear that even if constructions have been started after seeking Environmental Clearance under the EIA notification 2006 and after taking other travel but is being carried out without taking the preventive and protective environmental steps as stated in above said order dated 10.04.2015 passed by NGT and MOEF guidelines, 2010, the State Government, SPCB and any officer of any Department as afore-stated shall be entitled to direct stoppage of work.
16. As per the condition of the licence, you were required to convey ultimate power load requirement to the Department. You have not intimate so far. The same may be supplied within a month from the issuance of this letter.
17. You shall complete the project as per terms & conditions of Affordable Group Housing policy in a time bound manner from the date of earlier approved building plans/environmental clearance.

This sanction will be void ab initio, if any of the conditions mentioned above are not complied with.

DA/As above & One set of Building Plans


(Hitender Singh)
Architect(HQ)

For: Chief Town Planner, Haryana-cum-Chairman,
Building Plan Approval Committee,
Town & Country Planning Department,
Haryana, Chandigarh.

Endst. No. ZP-1388/JD(RD)/2020/

Dated:

A copy is forwarded to the following for information:-

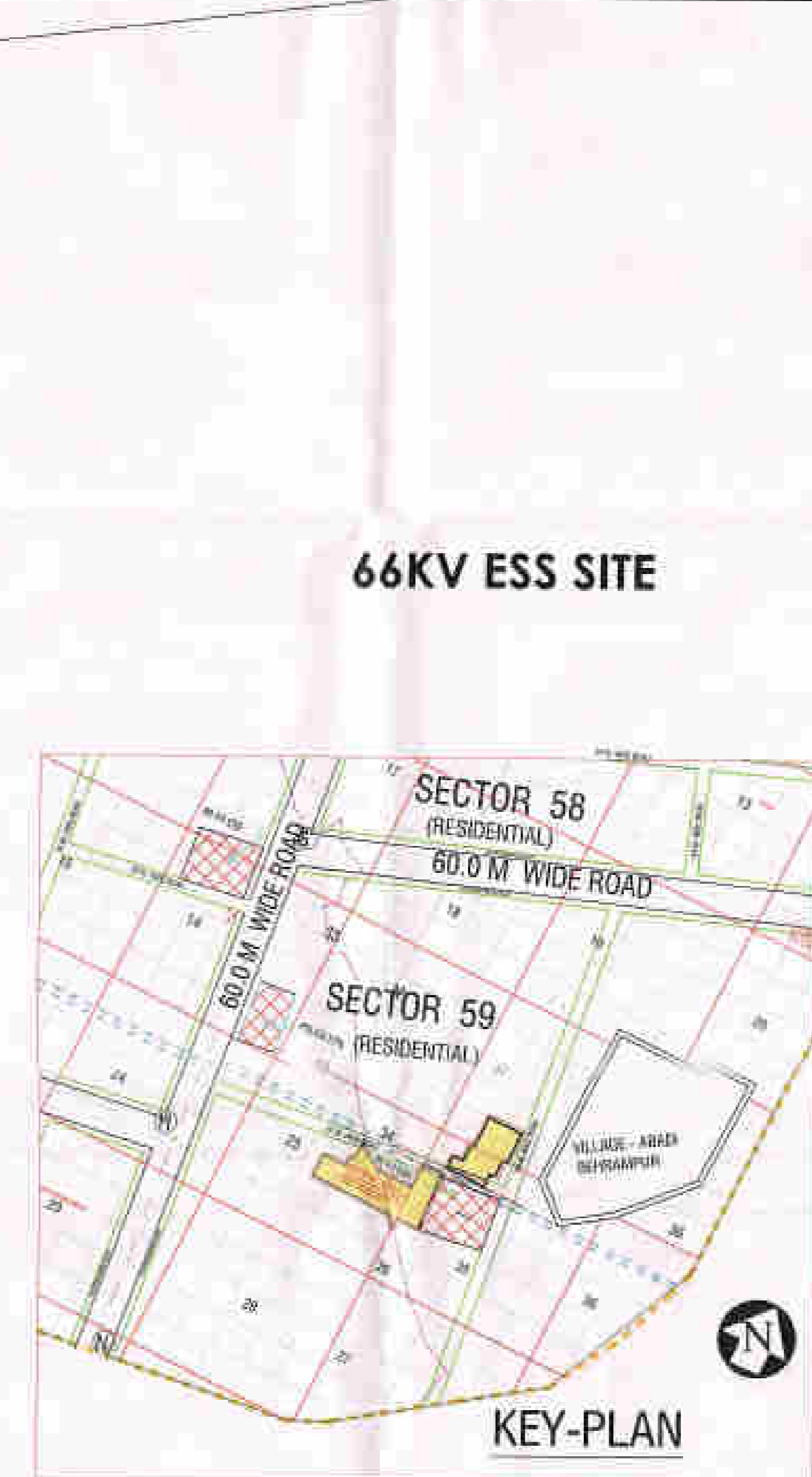
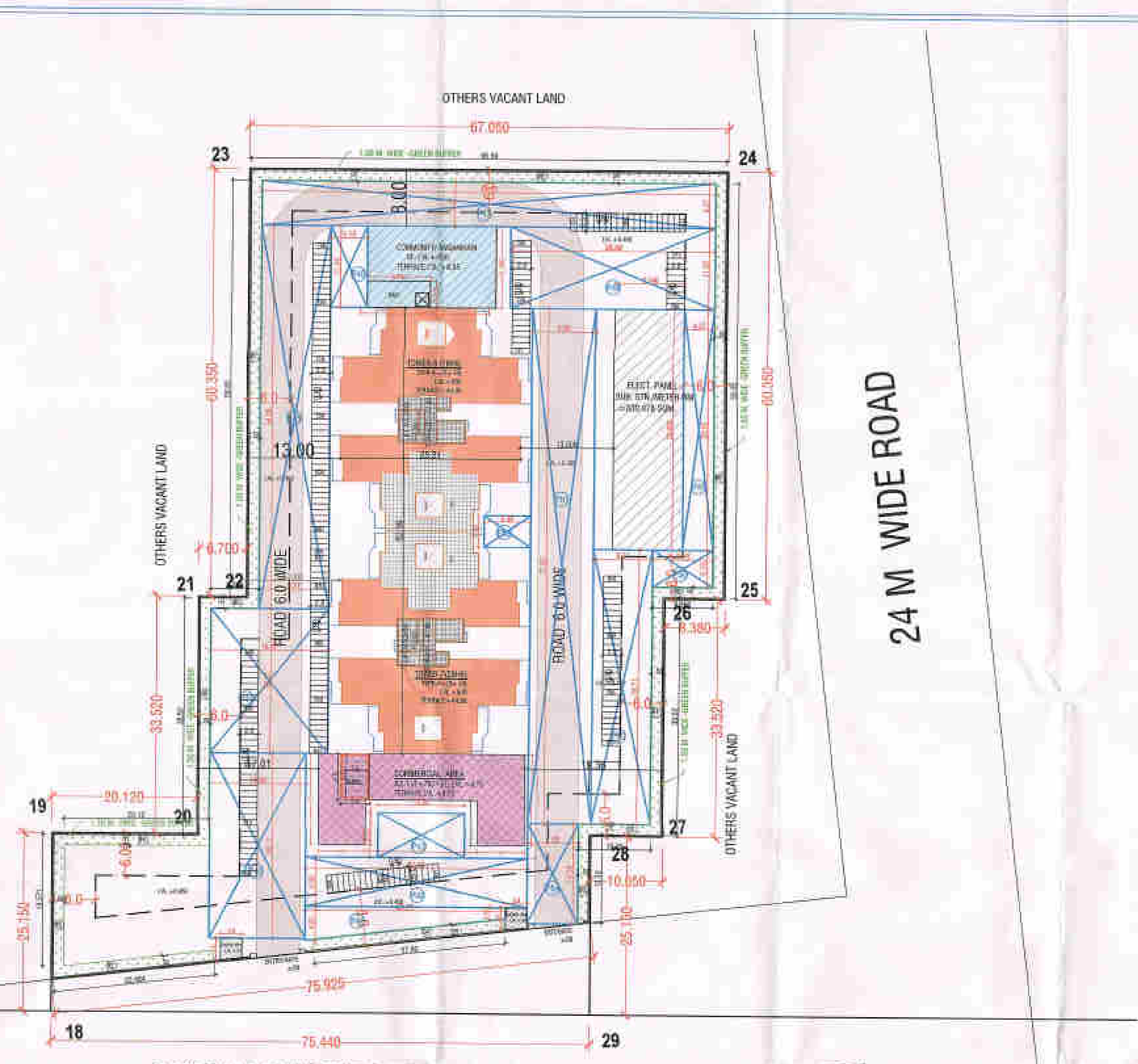
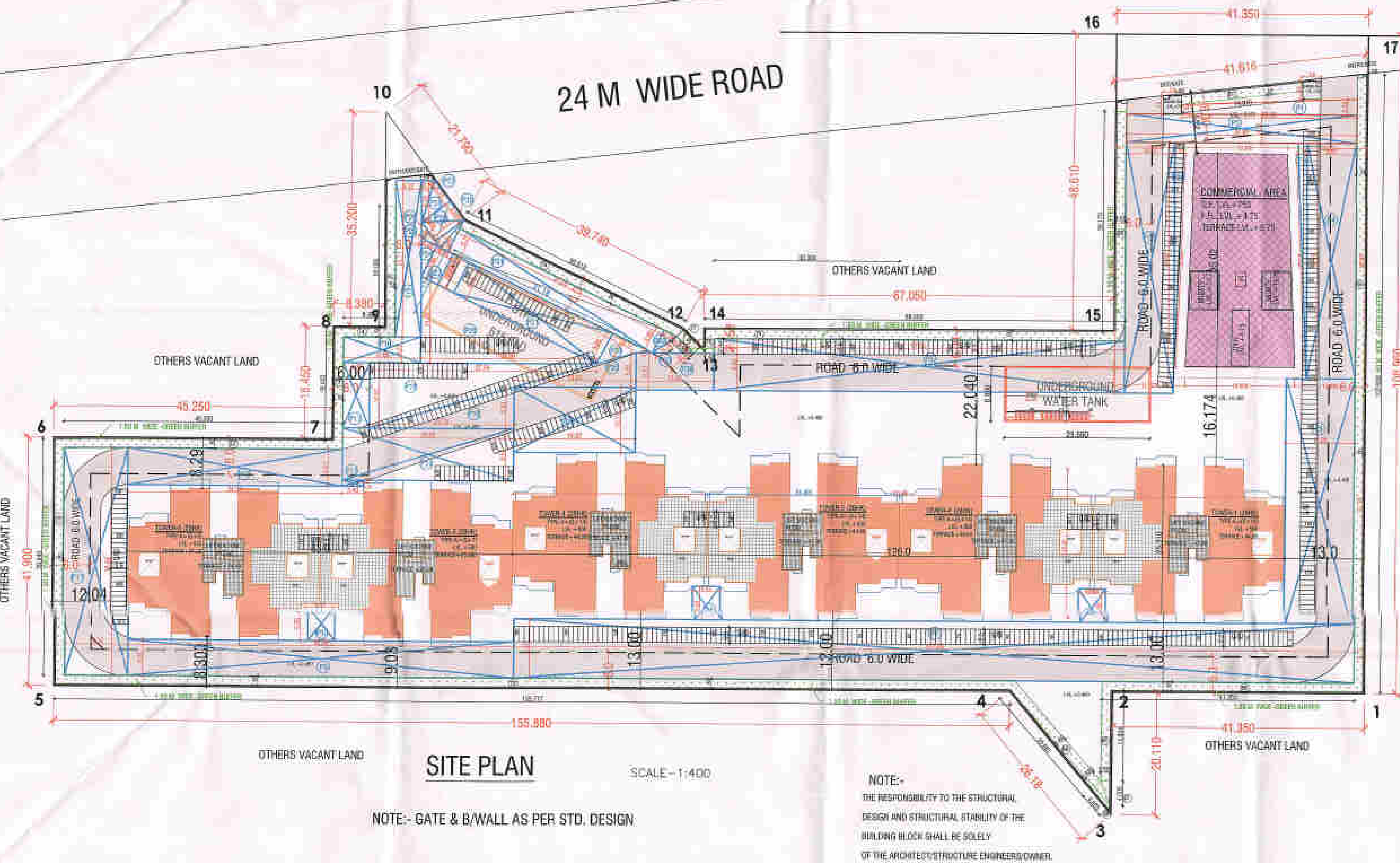
1. Haryana State Pollution Control Board, Panchkula with the request that the compliance of the instructions issued by NGT shall be monitored and strict compliance to be ensured.
2. MD, HVPNL, Planning Directorate, Shakti Bhawan, Sector-6, Panchkula with request to assess the power utility site requirement as per ultimate power load requirement.
3. Administrator, HSVP, Gurugram.
4. Senior Town Planner, Gurugram.
5. Superintending Engineer (HQ), HSVP, Panchkula.
6. District Town Planner, Gurugram along with one set of approved building plans.
7. District Town Planner (E), Gurugram.
8. Nodal Officer, website updation.
9. Assistant Divisional Fire Officer O/o Director, Urban Local Bodies, Haryana, Panchkula.

Encl: as above


(Hitender Singh)
Architect(HQ)

For: Chief Town Planner, Haryana-cum-Chairman,
Building Plan Approval Committee,
Town & Country Planning Department,
Haryana, Chandigarh.

OPEN CAR PARKING AREA CALCULATION					
RECT. NO.	NOS.	L	B	AREA IN SQM.	
P1	1.52+2.59/2	2.055	X	28.880	59.348
P2	1	37.890	X	4.660	176.567
P3	0.5	1.520	X	38.600	29.336
P4	1	8.070	X	38.600	311.502
P5	1	11.260	X	41.180	463.687
P6	1	4.440	X	6.480	28.771
P7	1	137.240	X	9.770	1340.835
P8	1	4.440	X	6.480	28.771
P9	1	62.990	X	6.000	377.940
P10	1	4.440	X	5.530	24.642
P11	1	10.310	X	38.440	396.316
P12	1	34.940	X	6.040	211.038
P13	1	3.490	X	0.980	3.420
P14	1	28.050	X	8.570	240.389
P15	1	19.670	X	10.770	210.862
P16	0.5	23.780	X	6.850	81.447
P17	1	4.270	X	10.670	45.561
P18	0.5	37.040	X	10.670	197.608
P19	1	12.650	X	4.270	54.016
P20	0.5	28.660	X	14.260	204.346
P21	1	26.060	X	5.660	147.500
P22	1	4.270	X	25.710	109.782
P23	1	2.940	X	5.660	16.640
P24	0.5	5.660	X	2.800	7.924
P25	0.5	3.120	X	1.560	2.434
P26	0.5	2.080	X	1.560	1.622
P27	0.5	2.130	X	6.780	7.221
P28	0.5	5.770	X	4.150	11.973
P29	1	3.940	X	5.770	22.537
P30	2	5.770	X	1.360	15.694
P31	1	37.250	X	4.200	156.450
P32	0.5	4.200	X	2.260	4.746
P33	0.5	4.780	X	3.920	9.369
P34	0.5	6.17	X	5.66	17.461
P35	0.5	19.670	X	5.660	55.666
P36	1	12.640	X	6.070	76.725
P37	1	67.050	X	8.500	569.925
P38	1	8.020	X	40.690	326.334
P39	0.5	1.520	X	38.600	29.336
P40	1	13.480	X	26.110	351.963
P41	4.81+1.60/2	3.205	X	28.290	90.669
P42	1	31.300	X	6.950	217.535
P43	1	12.200	X	6.300	76.860
P44	1	16.470	X	20.410	336.151
P45	1	9.770	X	54.080	528.362
P46	1	5.130	X	11.500	58.995
P47	1	63.590	X	6.270	398.709
P48	1	28.690	X	11.500	329.935
P49	1	4.270	X	33.930	144.881
P50	1	8.380	X	5.190	43.492
P51	1	8.860	X	77.650	643.679
P52	1	6.480	X	4.440	28.771
P53	1	8.270	X	38.710	320.132
P54	1	7.080	X	14.090	99.757
				TOTAL	9745.253



LEGEND

- INTERNAL ROAD
- PARKING AREA
- GREEN AREA
- COMMERCIAL AREA
- RESIDENTIAL
- ANGHAMRY COMMUNITY
- ELECTRICAL PANEL, SUB. STAN, JUNCTION METER RM.

PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING COLONY OVER AN AREA MEASURING - 5.8972 ACRES (LIC. No.133 of 2014 Dated 18.12.2014) OF VILLAGE- ULKAWAS & BORNAMPUR, SECTOR-59, GURUGRAM BEING DEVELOPED BY GOLDEN VIEW BUILDERS PVT. LTD. & OTHERS C/O COMMANDER REALTORS PVT. LTD.

SITE PLAN
DETAIL OF PARKING AREA

ENGINEER SIGNATURE: _____
OWNER'S SIGNATURE: _____
ARCHITECT'S SIGNATURE: _____

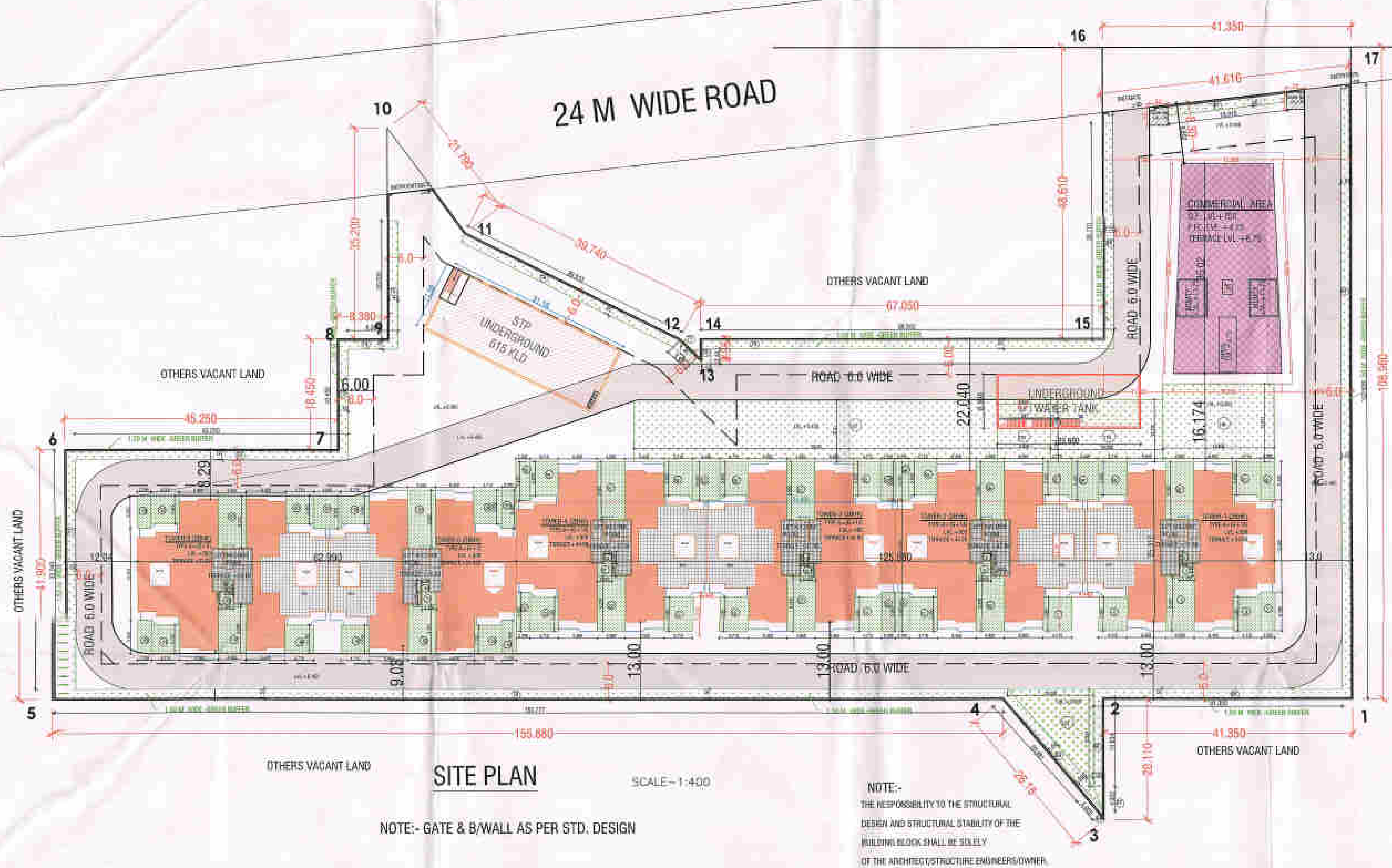
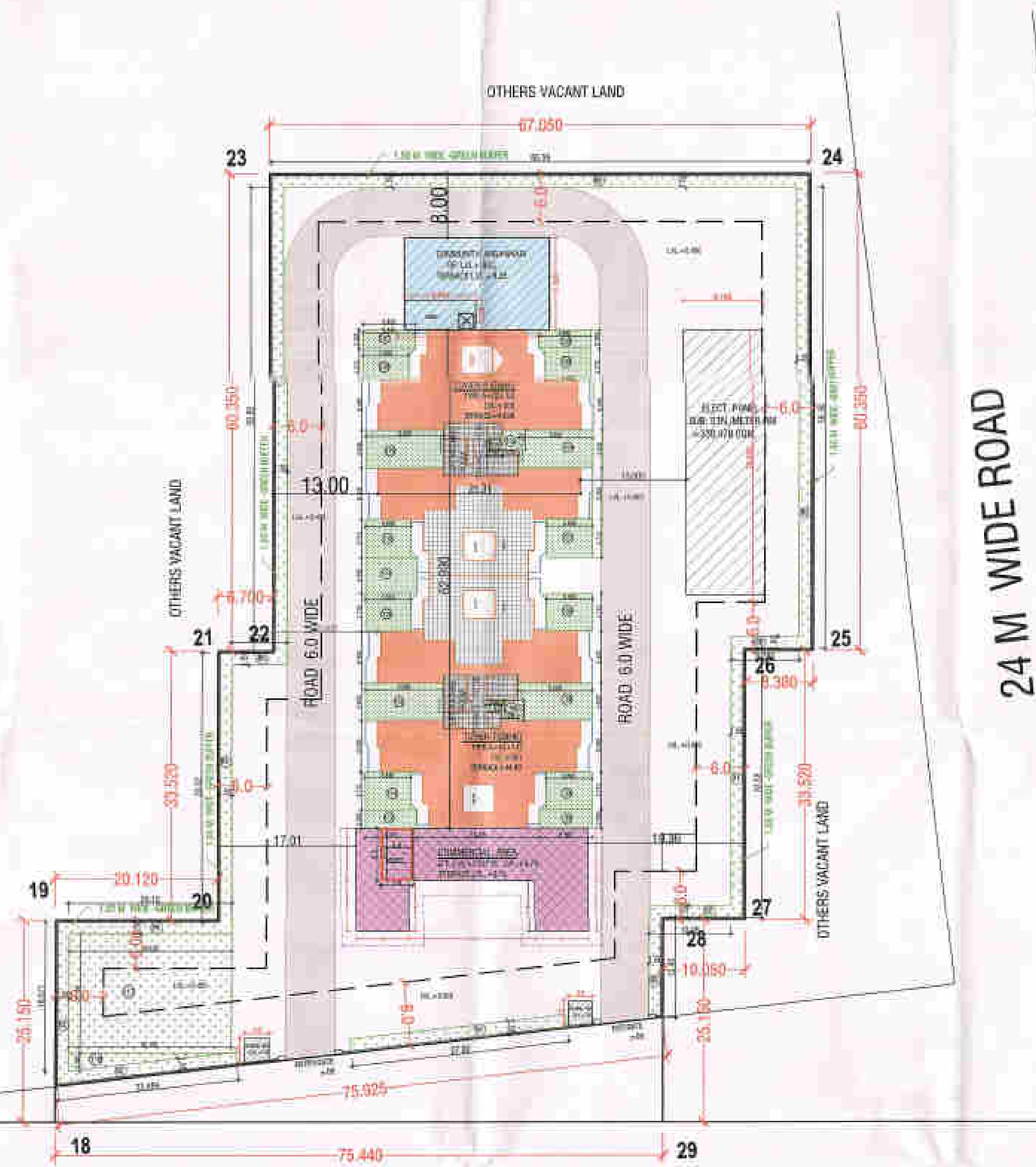
RAO AND ASSOCIATE
VIVEK SINGH RAO
B.A.M., M.E., P.H.D.
A 20A PRAJAPATI CROSSING
RAO AND ASSOCIATE
374, U.V. Park, Gurgaon-15
Ph: 224776-87, 88112887

PROJECT NO: RA-5027
SCALE: 1:100
DATE: 08-11-2018

GREEN AREA CALCULATION-					
RECT.	NOS	L	B	AREA IN SQM.	
1	1	2.295	X	5.480	14.872
2	1	4.715	X	5.680	26.781
3	1	1.300	X	2.000	2.600
4	1	2.420	X	2.060	4.985
5	1	4.650	X	9.220	42.873
6	1	4.715	X	5.680	26.781
7	1	4.715	X	5.680	26.781
8	1	1.300	X	2.000	2.600
9	1	2.420	X	2.060	4.985
10	1	4.650	X	9.220	42.873
11	1	4.715	X	5.680	26.781
12	1	2.295	X	6.480	14.872
13	1	2.295	X	6.480	14.872
14	1	4.715	X	5.680	26.781
15	1	1.300	X	2.000	2.600
16	1	2.420	X	2.060	4.985
17	1	4.650	X	9.220	42.873
18	1	4.715	X	5.680	26.781
19	1	4.715	X	5.680	26.781
20	1	1.300	X	2.000	2.600
21	1	2.420	X	2.060	4.985
22	1	4.650	X	9.220	42.873
23	1	4.715	X	5.680	26.781
24	1	2.295	X	6.480	14.872
25	1	2.295	X	6.430	14.757
26	1	4.715	X	5.630	26.545
27	1	4.650	X	9.680	45.012
28	1	4.715	X	5.630	26.545
29	1	4.440	X	6.430	28.549
30	1	4.715	X	5.630	26.545
31	1	4.650	X	9.680	45.012
32	1	4.715	X	5.630	26.545
33	1	2.295	X	6.430	14.757
34	1	2.295	X	6.430	14.757
35	1	4.715	X	5.630	26.545
36	1	4.650	X	9.680	45.012
37	1	4.715	X	5.630	26.545
38	1	4.440	X	6.430	28.549
39	1	4.715	X	5.630	26.545
40	1	4.650	X	9.680	45.012
41	1	4.715	X	5.630	26.545
42	1	2.295	X	6.430	14.757
43	1	2.295	X	5.550	12.737
44	1	4.715	X	4.750	22.396
45	1	2.000	X	1.300	2.600

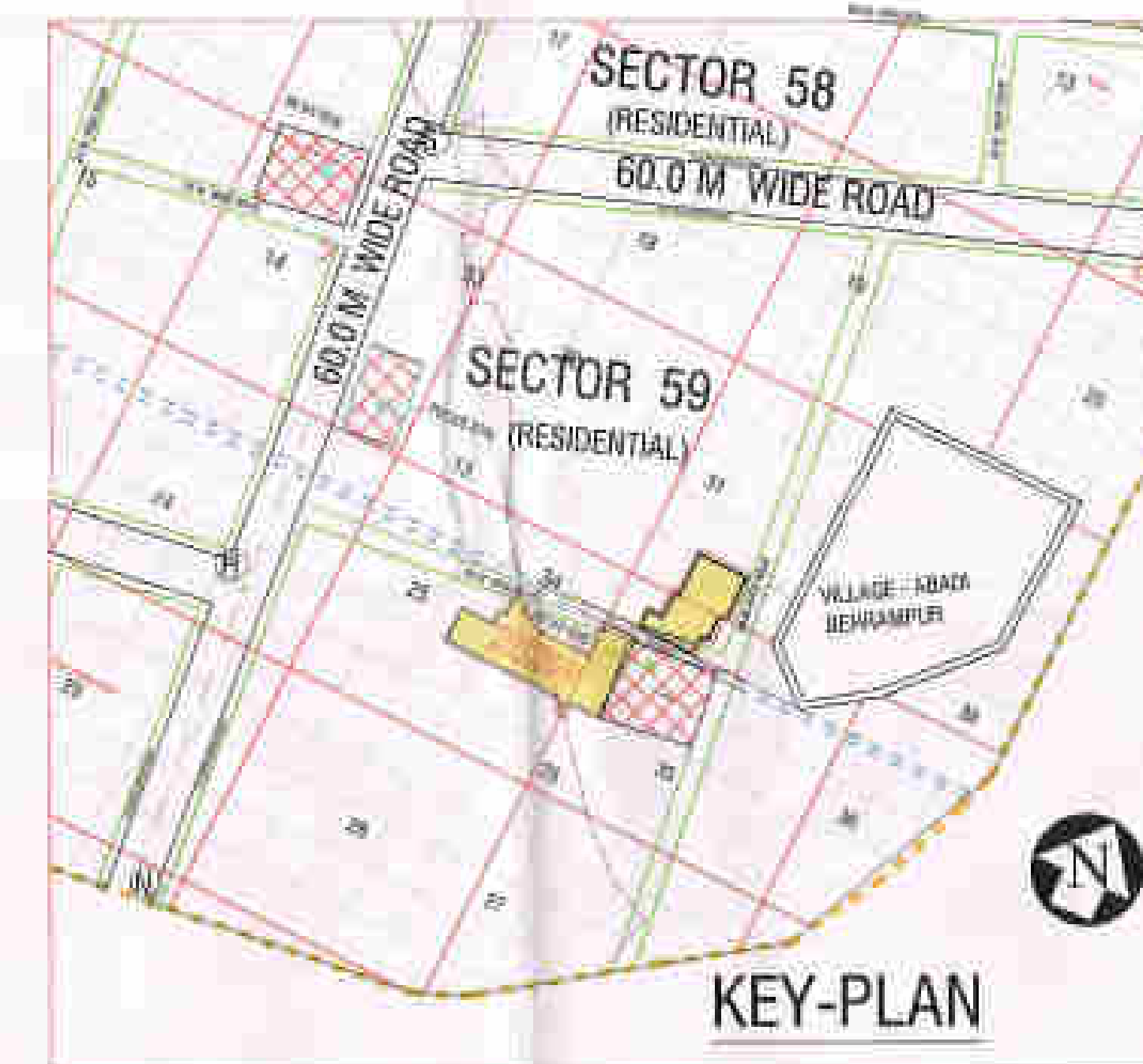
1071.840					
46	1	2.060	X	2.420	4.985
47	1	8.290	X	4.650	38.549
48	1	4.750	X	4.715	22.396
49	1	4.750	X	4.715	22.396
50	1	2.000	X	1.300	2.600
51	1	2.060	X	2.420	4.985
52	1	8.290	X	4.650	38.549
53	1	4.750	X	4.715	22.396
54	1	4.550	X	2.295	10.442
55	1	6.430	X	2.295	14.757
56	1	5.630	X	4.715	26.545
57	1	4.650	X	9.680	45.012
58	1	4.715	X	4.650	21.925
59	1	4.440	X	6.430	28.549
60	1	4.715	X	4.650	21.925
61	1	4.650	X	8.700	40.455
62	1	4.715	X	4.650	21.925
63	1	2.295	X	5.450	12.508
64	1	1.500	X	102.326	153.489
65	1	41.350	X	1.500	62.025
66	1	1.500	X	14.834	22.251
67	0.5	1.500	X	4.005	3.004
68	0.5	1.500	X	4.005	3.004
69	1	20.981	X	1.500	31.472
70	1	155.777	X	1.500	233.666
71	1	1.500	X	39.940	59.910
72	1	42.250	X	1.500	63.375
73	1	1.500	X	18.450	27.675
74	1	8.380	X	1.500	12.570
75	1	1.500	X	20.000	30.000
76	1	39.513	X	1.500	59.270
77	1	3.920	X	1.500	5.880
78	1	1.500	X	2.440	3.660
79	1	68.550	X	1.500	102.825
80	1	1.500	X	36.170	54.255
81	1	19.910	X	1.500	29.865
82	1	22.484	X	1.500	33.726
83	1	1.500	X	18.571	27.857
84	1	20.120	X	1.500	30.180
85	1	1.500	X	33.520	50.280
86	1	6.700	X	1.500	10.050
87	1	1.500	X	58.850	88.275
88	1	66.590	X	1.500	99.885
89	1	1.500	X	58.390	87.585
90	1	8.380	X	1.500	12.570

2816.989					
91	1	1.500	X	33.520	50.280
92	1	10.050	X	1.500	15.075
93	1	1.500	X	12.400	18.600
94	1	27.000	X	1.500	40.500
95	1	6.480	X	2.295	14.872
96	1	5.680	X	4.715	26.781
97	1	2.000	X	1.300	2.600
98	1	2.060	X	2.420	4.985
99	1	9.220	X	4.650	42.873
100	1	5.680	X	4.715	26.781
101	1	5.680	X	4.715	26.781
102	1	2.000	X	1.300	2.600
103	1	2.060	X	2.420	4.985
104	1	0.220	X	4.650	1.015
105	1	5.680	X	4.715	26.781
106	1	6.480	X	2.295	14.872
107	1	6.430	X	2.295	14.757
108	1	5.630	X	4.715	26.545
109	1	9.680	X	4.650	45.012
110	1	5.630	X	4.715	26.545
111	1	6.430	X	4.440	28.549
112	1	5.630	X	4.715	26.545
113	1	9.680	X	4.650	45.012
114	1	5.630	X	4.715	26.545
115	1	6.430	X	2.295	14.757
116	0.5	20.120	X	2.285	22.987
117	1	20.120	X	14.788	297.494
118	1	18.605	X	12.874	239.521
119	1	18.580	X	10.310	191.560
120	1	8.830	X	5.544	48.954
121	1	8.830	X	3.036	26.808
122	1	60.300	X	10.310	621.693
123	0.5	14.23	X	16.334	116.216
TOTAL 4998.730					



8 KARAM REVENUE RASTA

66KV ESS SITE



LEGEND	
[Symbol]	INTERNAL ROAD
[Symbol]	PARKING AREA
[Symbol]	GREEN AREA
[Symbol]	COMMERCIAL AREA
[Symbol]	RESIDENTIAL
[Symbol]	RESERVATION/AMBIENT
[Symbol]	ELECTRICAL PHASE, SWR, STW, GAUGING METER RM.

PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING CELDNY OVER AN AREA MEASURING 3.8972 ACRES (S.E. No.120 of 2019 Const. No.10,200) OF VILLAGE-ABADA MEHAMPUR, SECTOR-59, GURUGRAM BEING DEVELOPED BY GOLDEN VIEW BUILDERS PVT. LTD. & OTHERS C/O COMMANDER REALTORS PVT. LTD.

SITE PLAN

DETAIL OF GREEN AREA

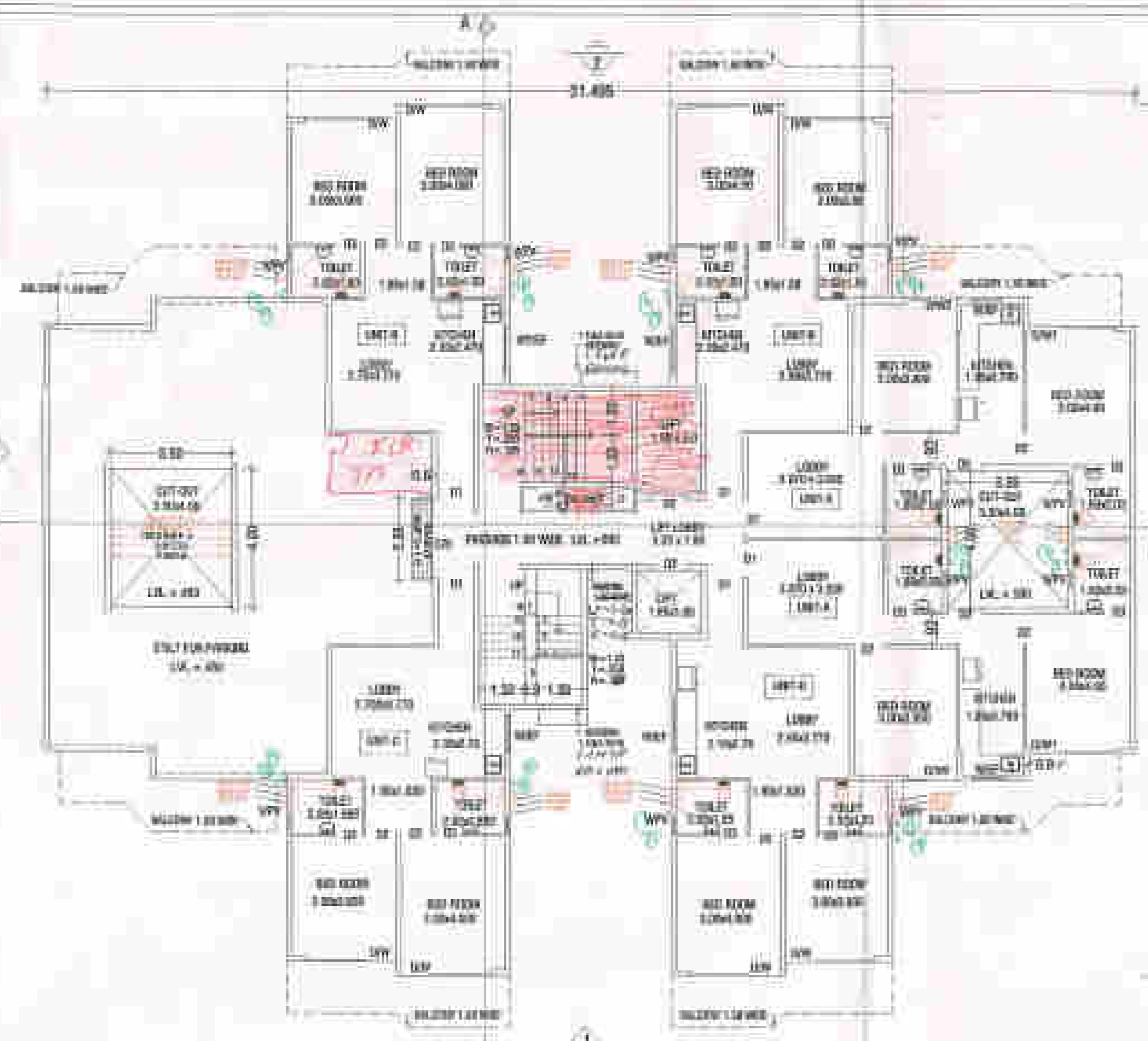
ENGINEER SIGNATURE

OWNER'S SIGNATURE

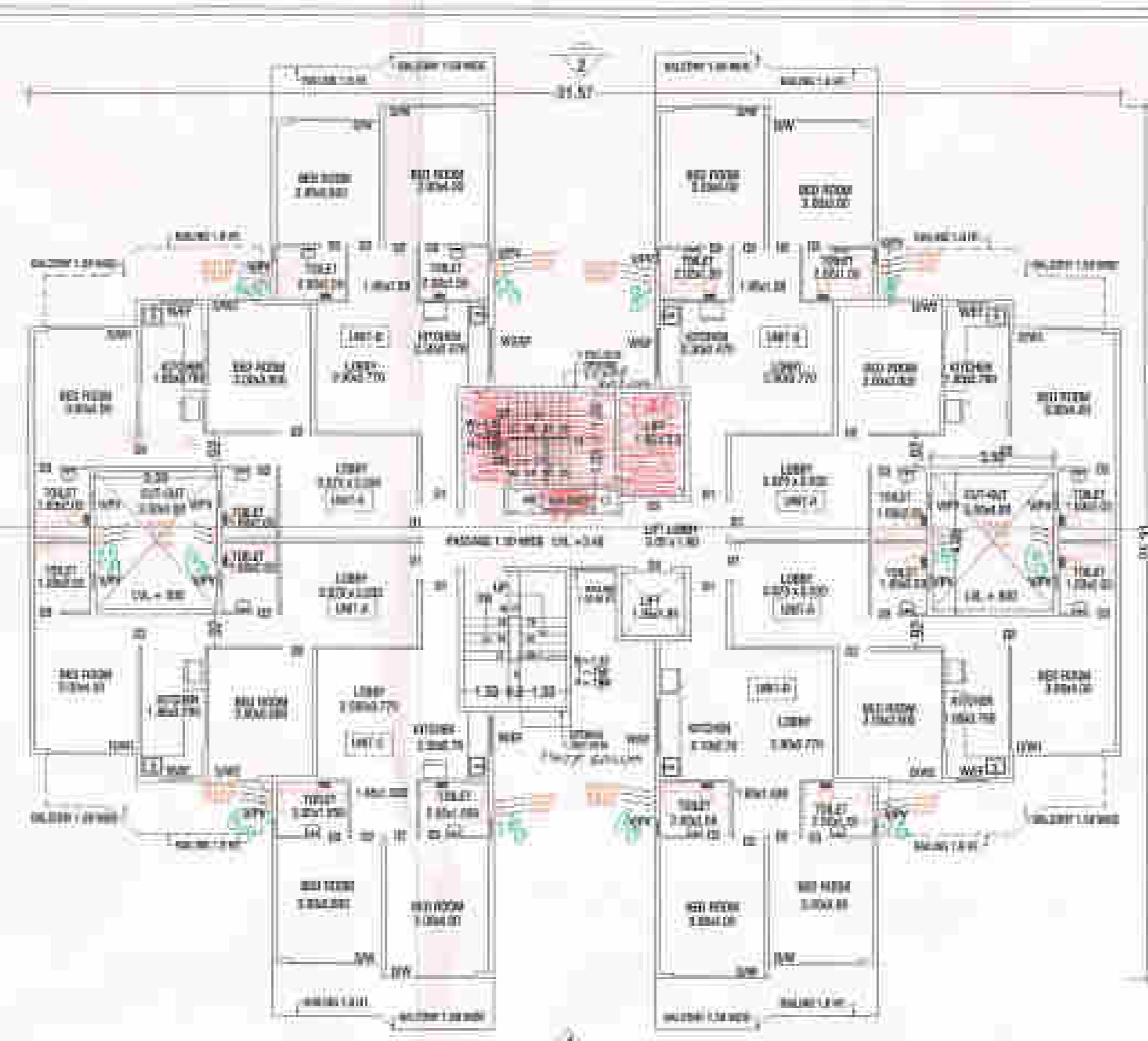
ARCHITECT'S SIGNATURE

RAO AND ASSOCIATE

PROJECT NO: HA-5027
 DATE: 14/07/2024
 SCALE: A-3/11
 SHEET NO: 002-001

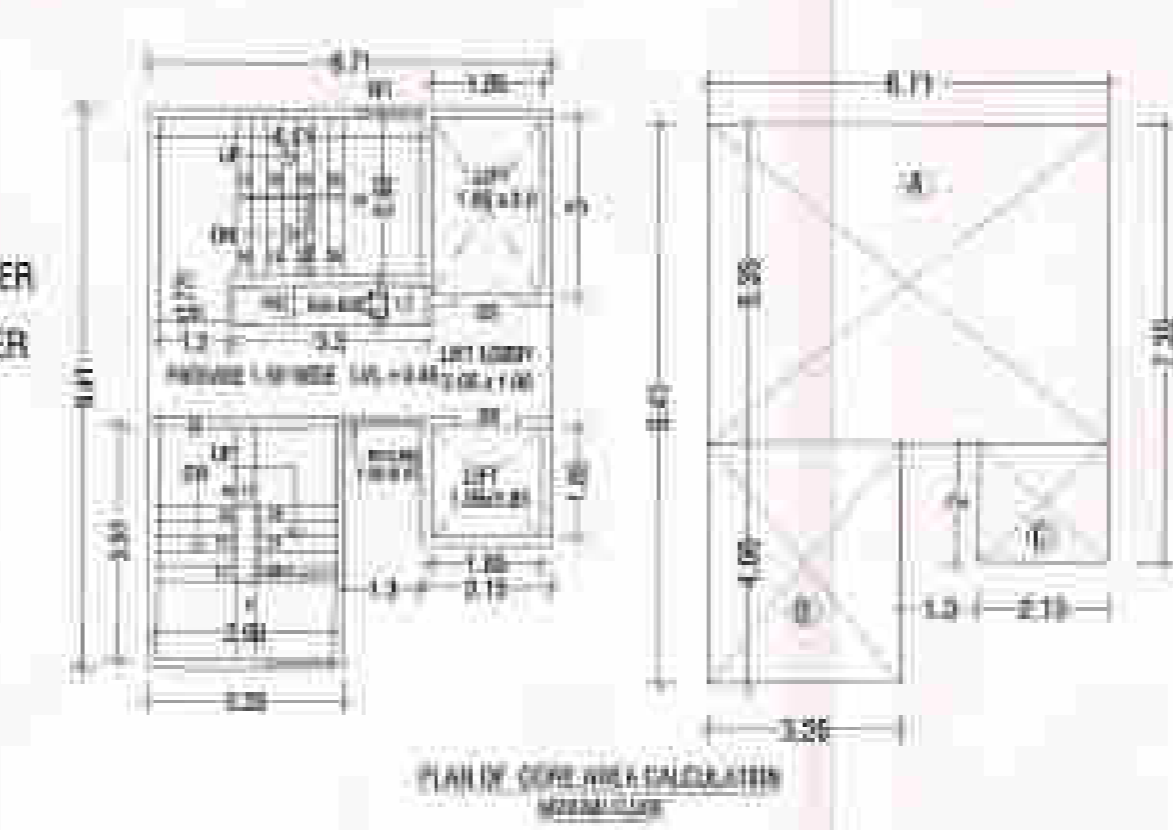


GROUND FLOOR PLAN OF TOWER-1, 3, 8 TYPE-A (2BHK) G+14



TYPICAL FLOOR PLAN OF TOWER-1, 3, 8 TYPE-A (2BHK) G+14 (1st FL. to 14th FLOOR)

- LEGEND:
- 1) 100 Ø DCL. & VENT PIPE
 - 2) 100 Ø WASTE & VENT PIPE
 - 3) 75 Ø ANTI-SIPHONAGE PIPE
 - 4) DOMESTIC WATER SUPPLY RISER
 - 5) FLUSHING WATER SUPPLY RISER
 - 6) DWS DN. TANK
 - 7) FWS DN. TANK
 - 8) RAIN WATER PIPE DN. TANK



AREA CALCULATION OF GROUND FLOOR CORE AREA

NOS.	RECT.	NOS.	L	B	AREA IN SQM.	
A	1	X	6.710	X	5.350	35.899
B	1	X	3.250	X	4.000	13.236
C	1	X	2.150	X	2.000	4.300
TOTAL					53.434	

AREA CALCULATION OF FIRST TYPICAL FLOOR CORE AREA

NOS.	RECT.	NOS.	L	B	AREA IN SQM.	
D	1	X	1.850	X	1.850	3.428
E	1	X	1.850	X	3.000	5.550
F	1	X	4.410	X	2.660	11.731
G	1	X	2.960	X	3.910	11.578
TOTAL					30.707	

G.F. COVD. AREA = 53.434
 LESS = (D+E+F+G) = 32.731
 NET PROP. CORE AREA OF TYPICAL FL. = 20.702

DETAIL OF GROUND FLOOR COVD. AREA - (2BHK)

RECT.	NOS.	L	B	AREA IN SQM.		
A	1	X	3.005	X	6.430	19.322
B	2	X	3.930	X	5.630	44.252
C	4	X	3.150	X	0.400	5.040
D	1	X	3.080	X	6.430	19.804
E	1	X	3.080	X	6.480	19.958
F	2	X	3.930	X	5.680	44.645
G	1	X	3.005	X	6.480	19.472
H	1	X	4.650	X	7.710	35.898
I	1	X	2.420	X	2.060	4.985
J	1	X	1.300	X	2.000	2.600
K	1	X	4.650	X	8.180	38.037
L	2	X	3.500	X	4.000	28.000
TOTAL AREA					282.014	

PROP. G.F. COVD. AREA = 31.495 X 25.310 = 797.138
 LESS = (A to L) = 797.138
 NET AREA G.F. COVD. AREA - STILT AREA = 515.124 - 112.887 = 402.237 SQM.

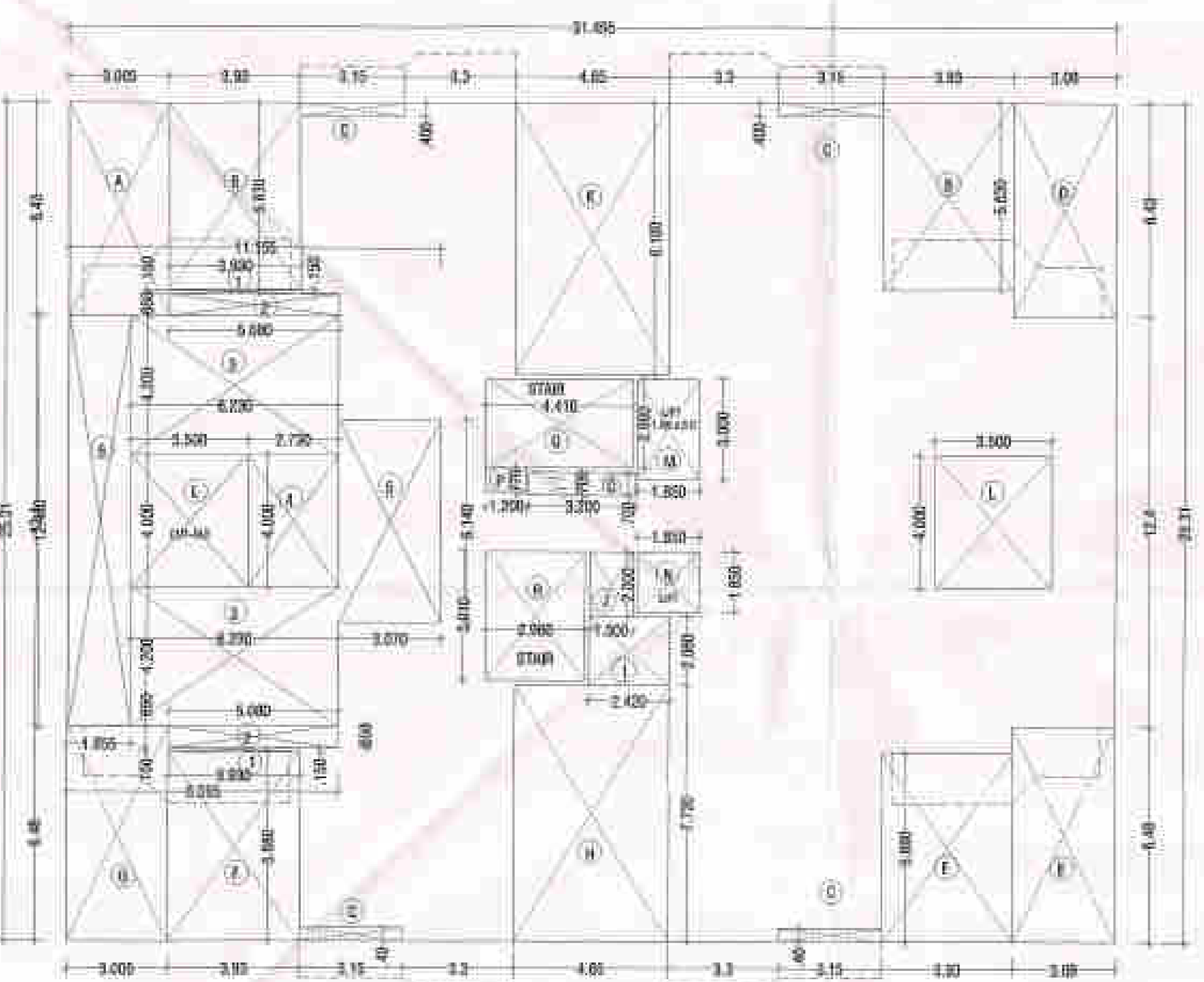
DETAIL OF TYPICAL FLOOR COVD. AREA (1st. to 14)

RECT.	NOS.	L	B	AREA IN SQM.		
M	1	X	1.850	X	3.000	5.550
N	1	X	1.850	X	1.850	3.423
O	1	X	3.200	X	0.700	2.240
P	1	X	1.200	X	0.770	0.924
Q	1	X	4.410	X	2.660	11.731
R	1	X	2.960	X	3.910	11.574
TOTAL					35.441	

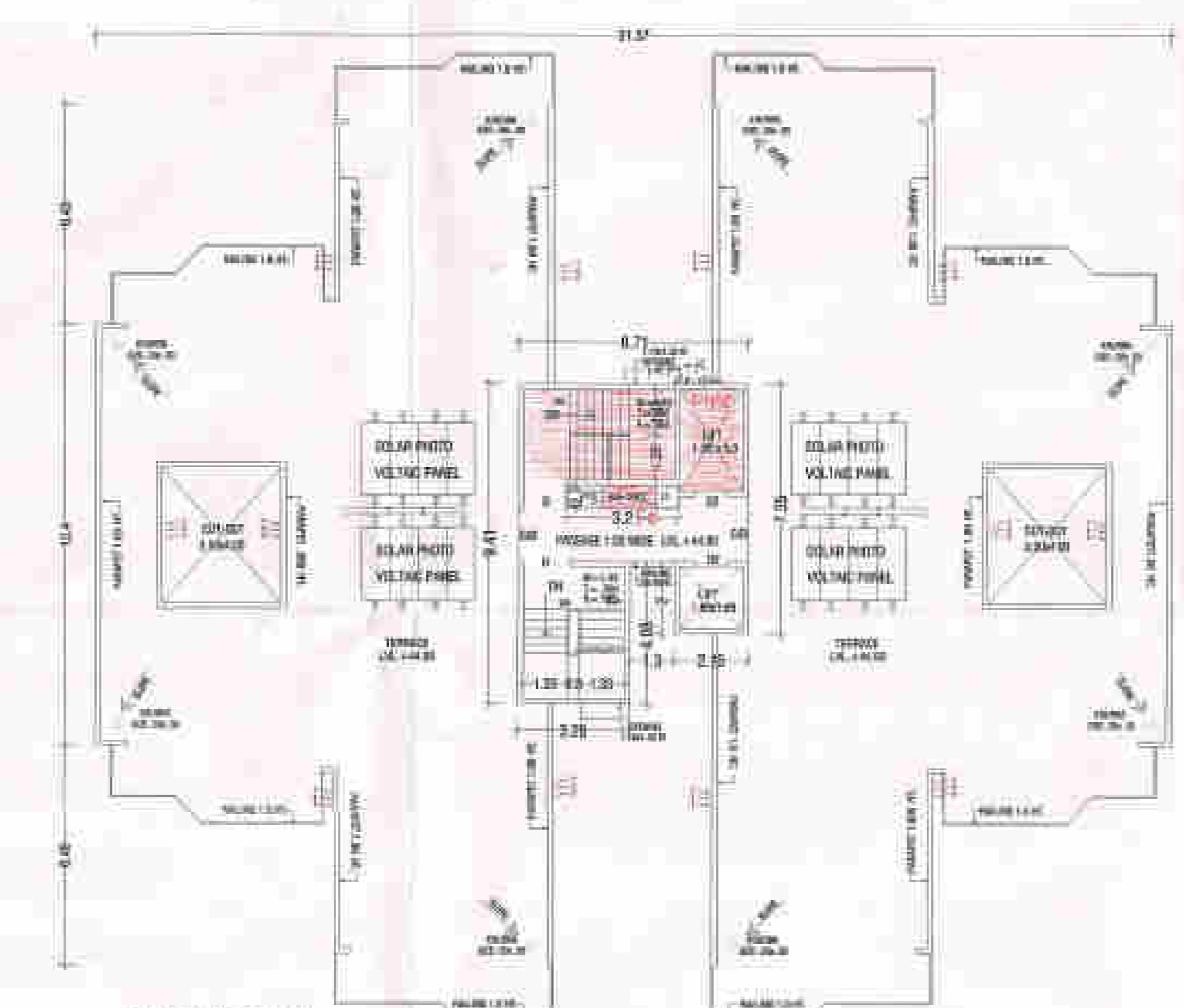
G.F. COVD. AREA = 515.124
 LESS = (G.F. - M to R) = 479.684
 NET PROP. COVD. AREA OF TYPICAL FL. = 35.441

DETAIL OF STILT COVD. AREA

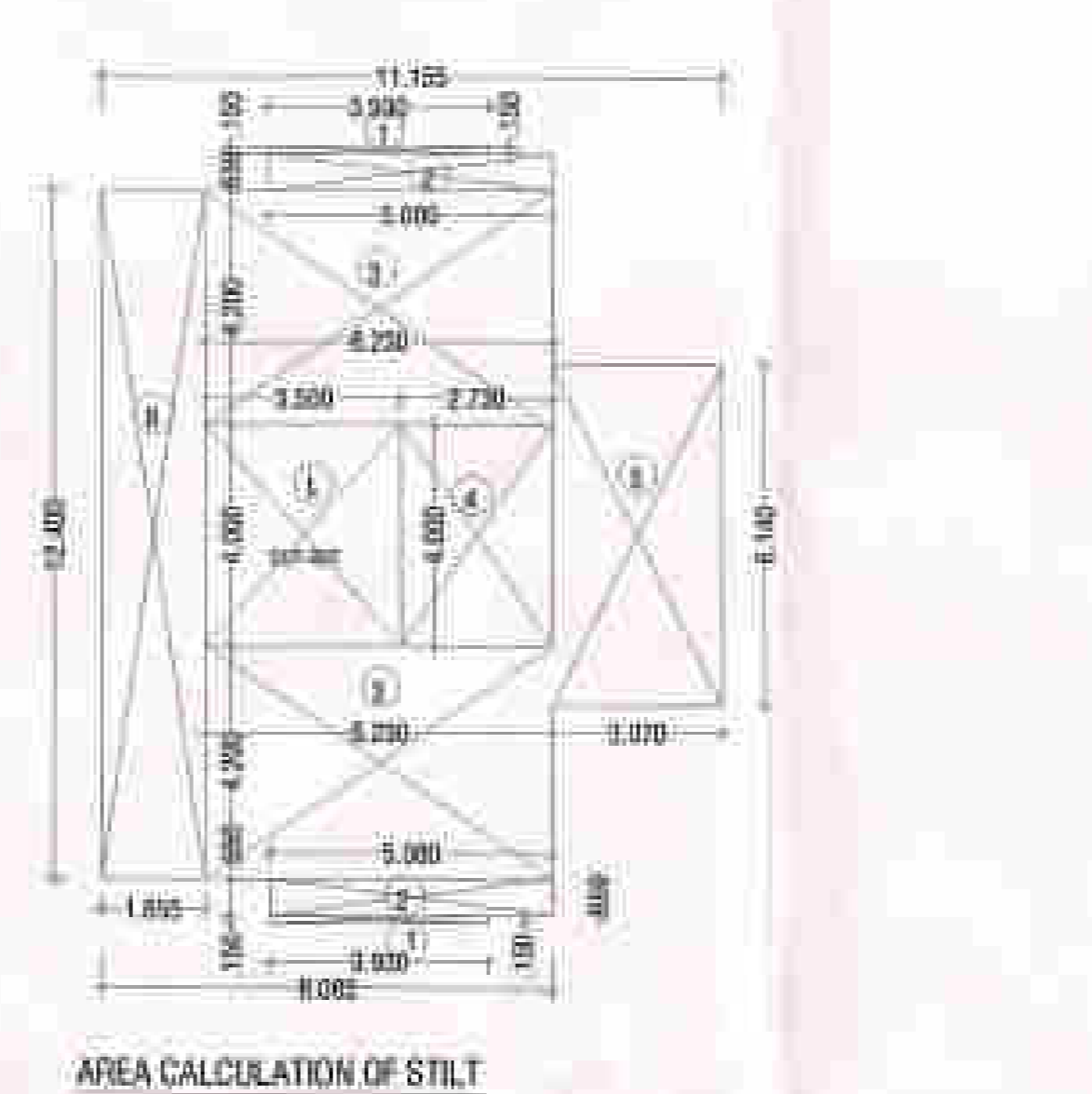
RECT.	NOS.	L	B	AREA IN SQM.		
1	2	X	3.930	X	0.150	1.179
2	2	X	5.080	X	0.650	6.604
3	2	X	6.230	X	4.200	52.332
4	1	X	2.730	X	4.000	10.920
5	1	X	3.070	X	6.140	18.850
6	1	X	1.855	X	12.400	23.002
TOTAL AREA					112.887	



AREA CALCULATION OF G.F. & STILT TOWER-1, 3, 8 TYPE-A (2BHK) G+14



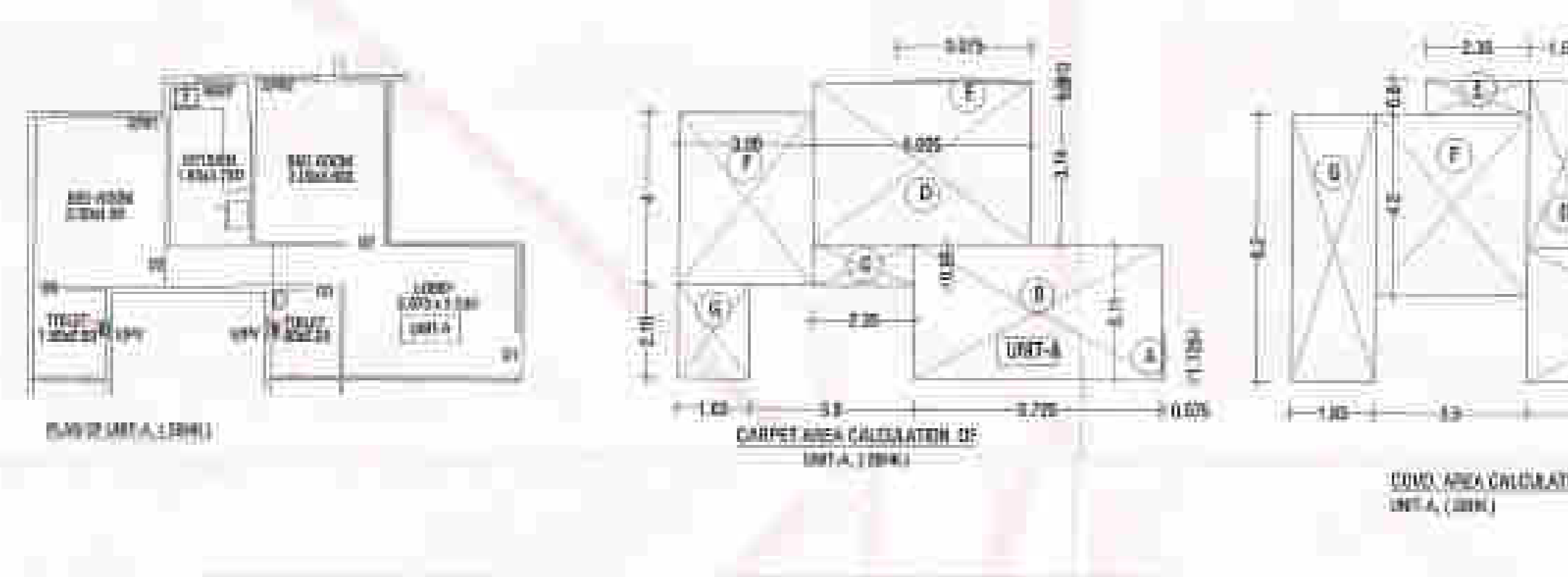
TERRACE PLAN TOWER-1, 3, 8 TYPE-A (2BHK) TERRACE LVL. = 44.94



MUMMY & MACH. RM. TERRACE AREA CALCULATION OF MUMMY & MACH. RM.

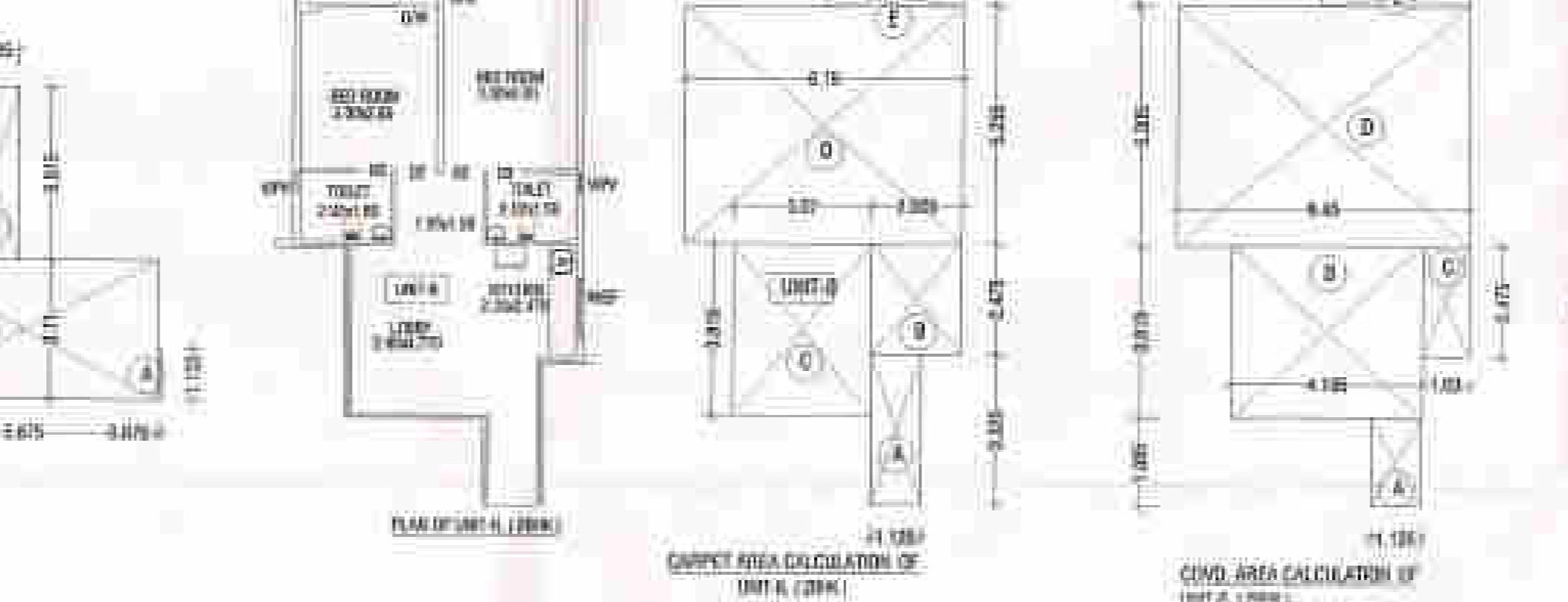
DETAIL OF FLOOR LEVELS TOWER

BASEMENT	47.85
PARADEY LVL.	48.800
TERRACE LVL.	44.950
FOURTEEN FLOOR	41.940
THIRTEEN FLOOR	38.980
TWELVE FLOOR	36.020
ELEVENTH FLOOR	33.060
TENTH FLOOR	30.100
NINTH FLOOR	27.140
EIGHTH FLOOR	24.180
SEVENTH FLOOR	21.220
SIXTH FLOOR	18.260
FIFTH FLOOR	15.300
FOURTH FLOOR	12.340
THIRD FLOOR	9.380
SECOND FLOOR	6.420
FIRST FLOOR	3.460
GROUND FL. LVL.	0.500
OPEN AREA LVL.	0.450
GOVT. ROAD LVL.	0.000



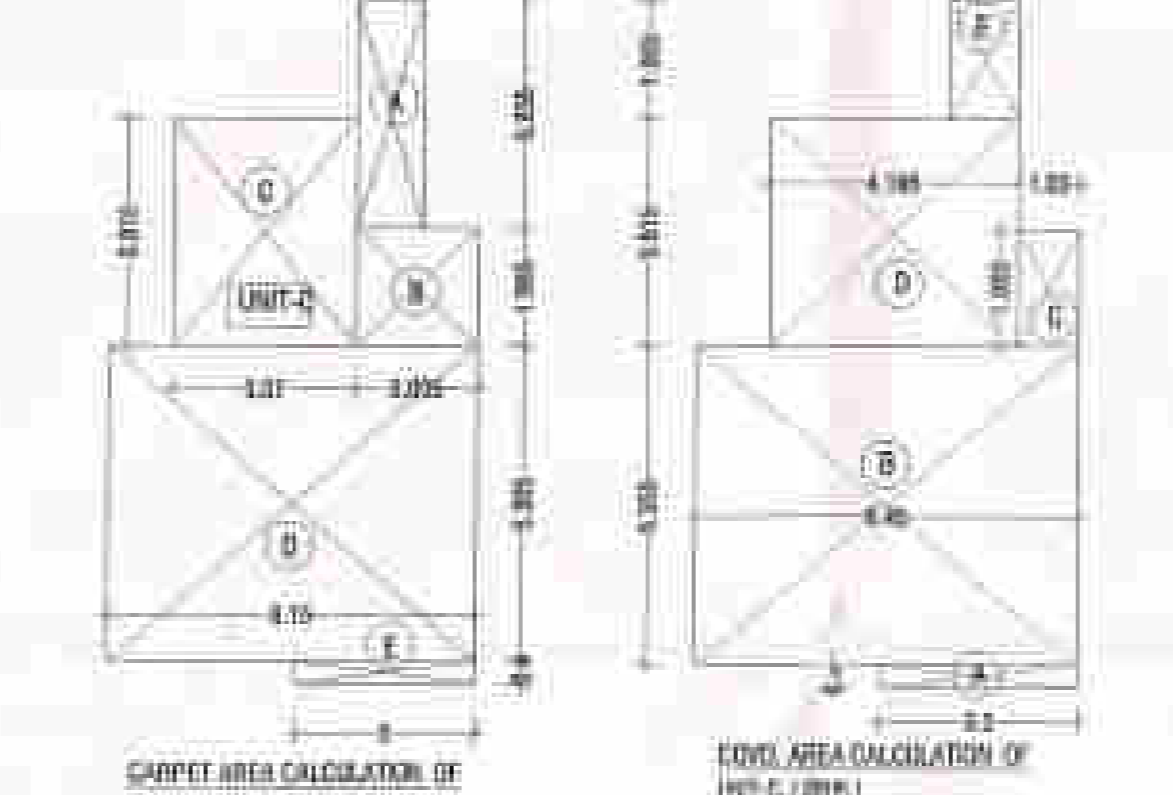
CARPET AREA CALCULATION OF UNIT-A (2BHK)

SL. NOS.	RECT.	NOS.	L	B	AREA IN SQM.	
1	A	1	X	3.005	X	6.430
2	B	1	X	3.175	X	3.33
3	C	1	X	3.175	X	3.33
4	D	1	X	3.080	X	6.430
5	E	1	X	3.080	X	6.480
6	F	1	X	3.930	X	5.680
7	G	1	X	1.850	X	3.000
TOTAL					34.892	



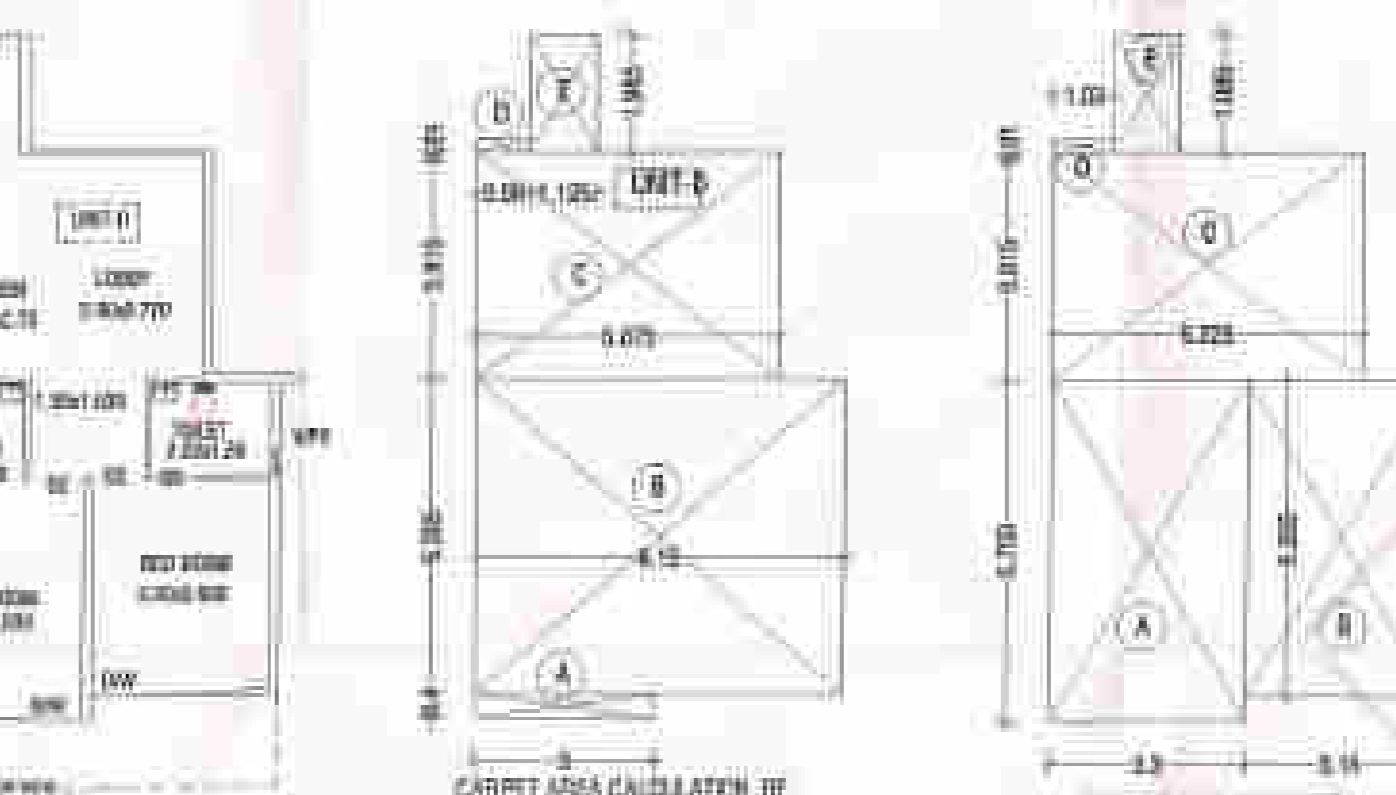
CARPET AREA CALCULATION OF UNIT-B (2BHK)

SL. NOS.	RECT.	NOS.	L	B	AREA IN SQM.	
1	A	1	X	3.175	X	3.33
2	B	1	X	3.175	X	3.33
3	C	1	X	3.080	X	6.430
4	D	1	X	3.080	X	6.480
5	E	1	X	3.930	X	5.680
6	F	1	X	1.850	X	3.000
TOTAL					34.892	



CARPET AREA CALCULATION OF UNIT-C (2BHK)

SL. NOS.	RECT.	NOS.	L	B	AREA IN SQM.	
1	A	1	X	3.175	X	3.33
2	B	1	X	3.175	X	3.33
3	C	1	X	3.080	X	6.430
4	D	1	X	3.080	X	6.480
5	E	1	X	3.930	X	5.680
6	F	1	X	1.850	X	3.000
TOTAL					34.892	



CARPET AREA CALCULATION OF UNIT-D (2BHK)

SL. NOS.	RECT.	NOS.	L	B	AREA IN SQM.	
1	A	1	X	3.175	X	3.33
2	B	1	X	3.175	X	3.33
3	C	1	X	3.080	X	6.430
4	D	1	X	3.080	X	6.480
5	E	1	X	3.930	X	5.680
6	F	1	X	1.850	X	3.000
TOTAL					34.892	

AREA CALCULATION OF MUMMYS & MACH. ROOM

NOS.	RECT.	NOS.	L	B	AREA IN SQM.	
A	1	X	6.710	X	5.350	35.899
B	1	X	3.250	X	4.000	13.236
C	1	X	2.150	X	2.000	4.300
TOTAL					53.434	

AREA CALCULATION OF BALCONY - UNIT-A

NOS.	RECT.	NOS.	L	B	AREA IN SQM.	
A	1	X	3.000	X	1.500	4.500
B	0.5	X	0.500	X	0.500	0.250
C	1	X	2.475	X	1.500	3.713
TOTAL					8.463	

AREA CALCULATION OF STAIR WLL. - TOWERS

NOS.	RECT.	NOS.	L	B	AREA IN SQM.	
A	1	X	1.200	X	0.770	0.924
B	1	X	4.410	X	2.660	11.731
C	1	X	2.960	X	3.910	11.574
TOTAL					24.229	

AREA CALCULATION OF BALCONY - UNIT-B, C & D

NOS.	RECT.	NOS.	L	B	AREA IN SQM.	
A	1	X	3.000	X	1.500	4.500
B	0.5	X	0.500	X	0.500	0.250
C	1	X	2.475	X	1.500	3.713
TOTAL					8.463	

DETAIL OF DOOR/WINDOWS

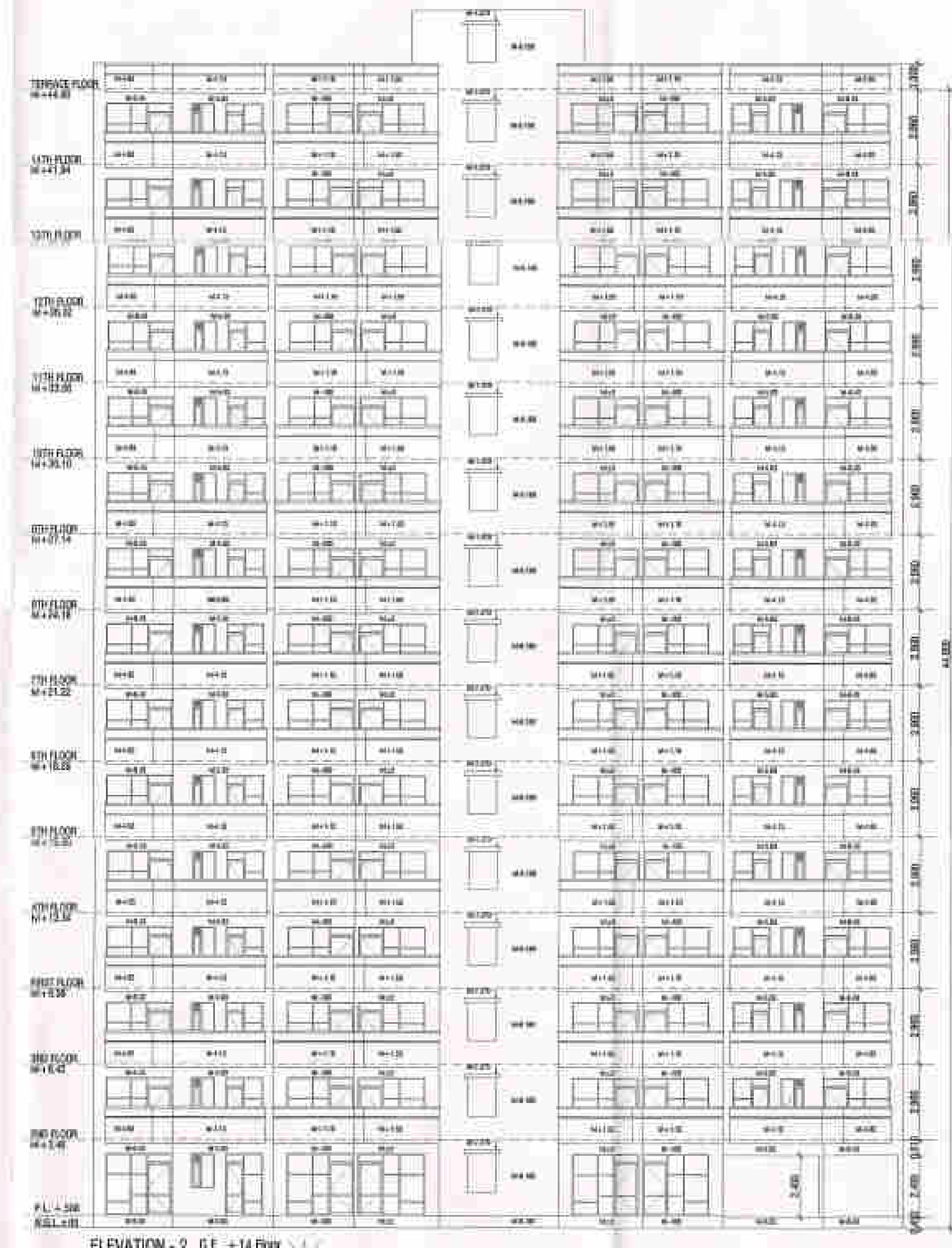
		WxHT	CH. LVL.
1	D1	1.050x 2.400	Nil
2	D2	0.900 x 2.100	Nil
3	D3	0.750 x 2.100	Nil
4	D4	1.0 x 2.100	Nil
5	D/W	2.600 x 2.400	0.150
6	D/W1	1.450 x 2.400	0.150
7	D/W2	1.650 x 2.400	0.150
8	W1	1.550 x 1.350	1.050
9	W2	1.200 x 1.350	1.050
10	W3	0.900 x 1.350	1.050
11	V/PV	0.450 x 1.100	1.200
12	EF	.350 DIA	2.100
13	C/D	2.010	2.400

PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING COLONY OVER AN AREA MEASURING - 5.6972 ACRES (Pl. No. 133 of 2019 Date: 10.10.2019) OF VILLAGE - ULLAWAS & BEHPAMPUR, SECTOR - 06, GULBURGA, BEING DEVELOPED BY GOLDEN VIEW BUILDERS PVT. LTD. & OTHERS C/O COMMANDER REALTORS PVT. LTD.

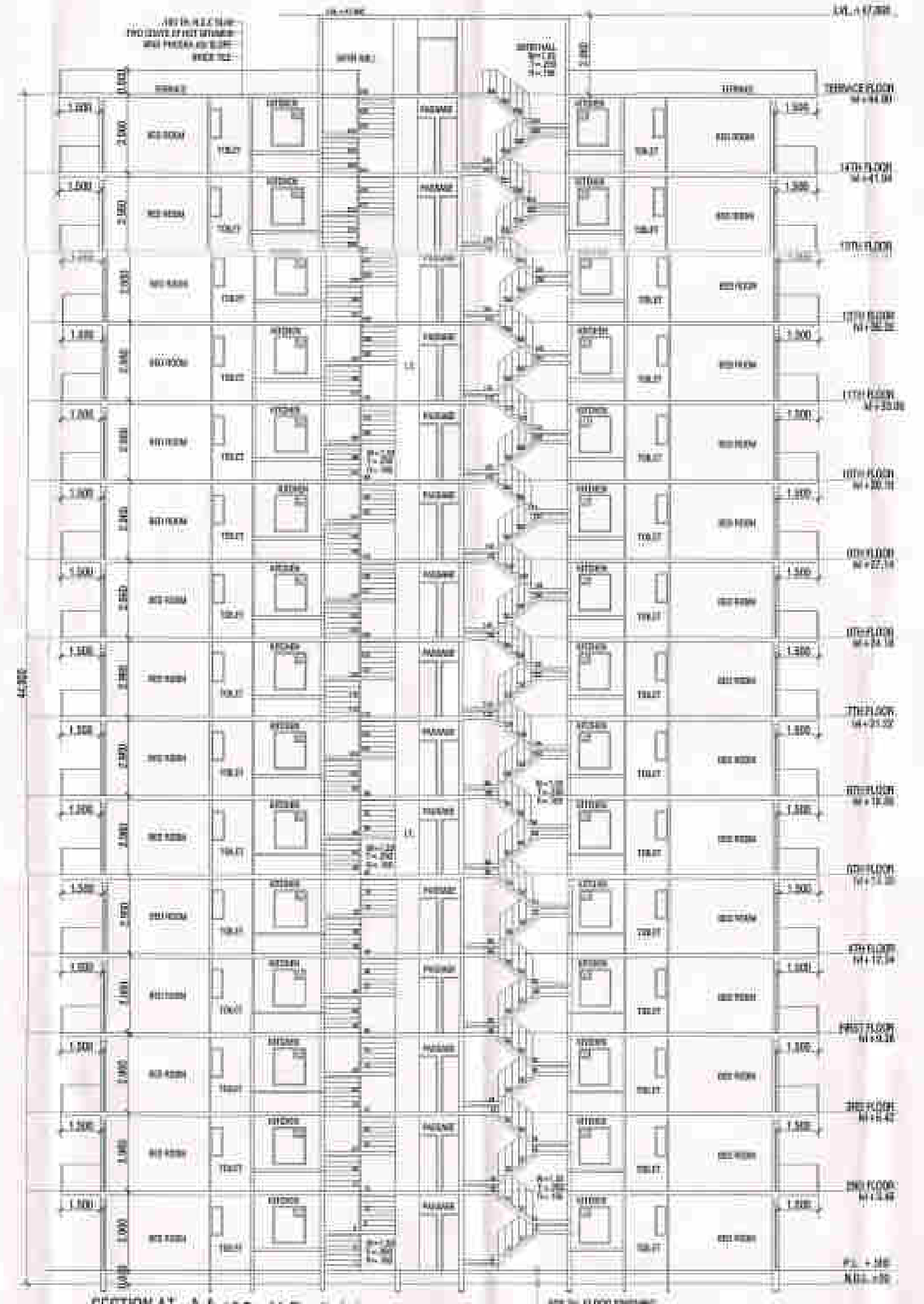
RAO AND ASSOCIATE
 RA-0007 A-4/11
 RAO AND ASSOCIATE



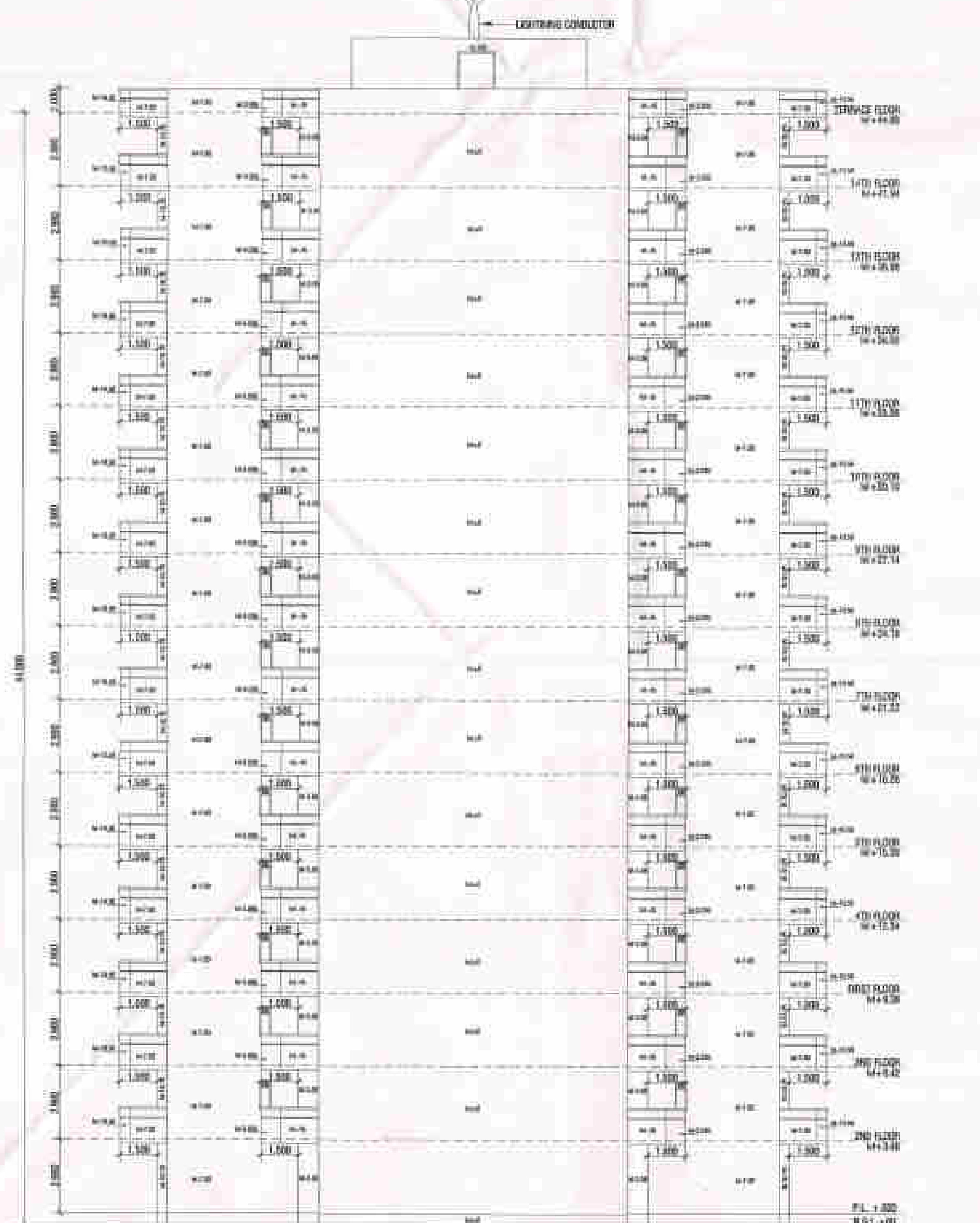
ELEVATION - 1 G.F. +14 Floor



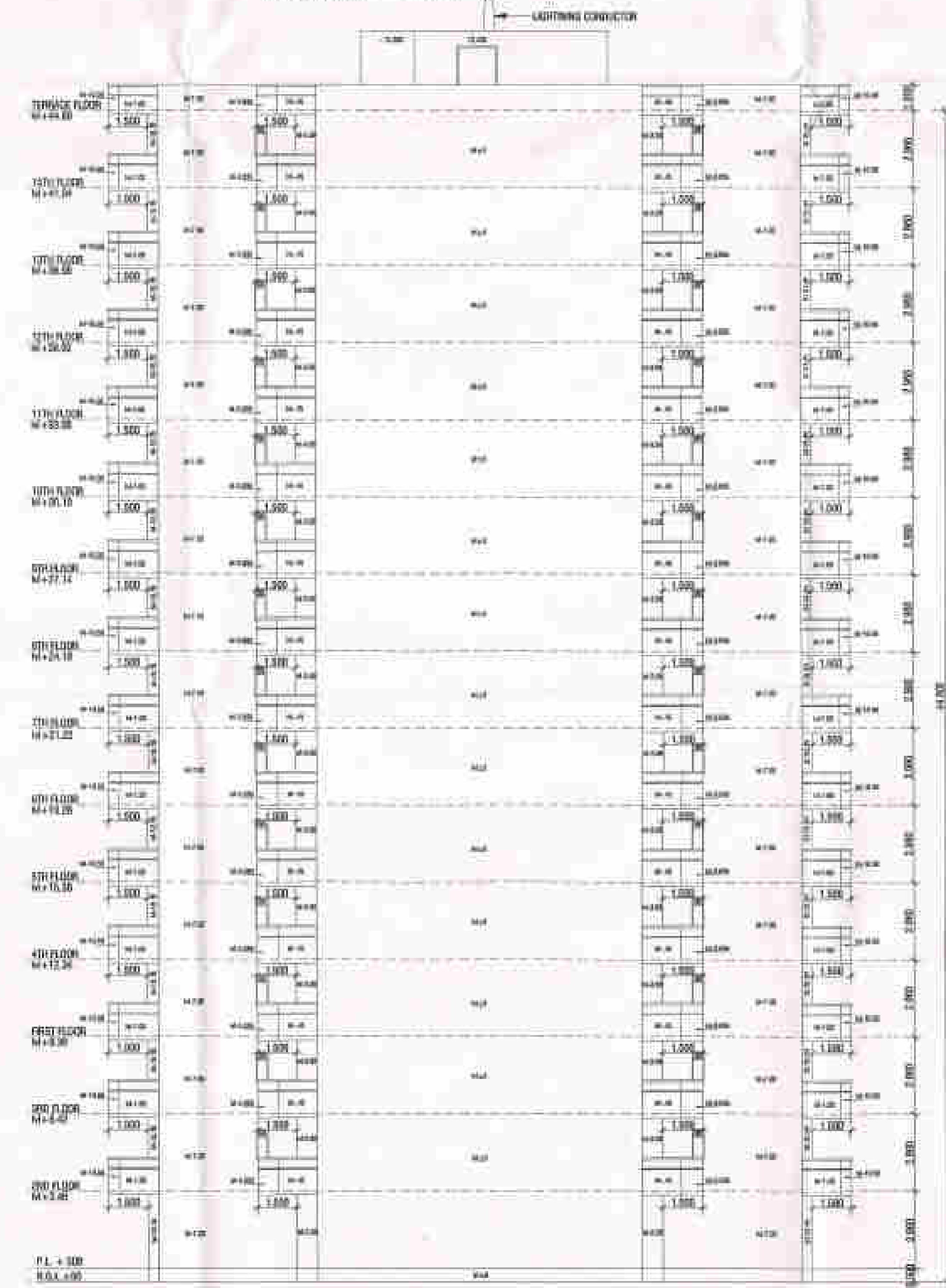
ELEVATION - 2 G.F. +14 Floor



SECTION AT - A-A (G.F. +14 Floor)



ELEVATION - 3 G.F. +14 Floor



ELEVATION - 4 G.F. +14 Floor



SECTION AT - B-B (G.F. +14 Floor)

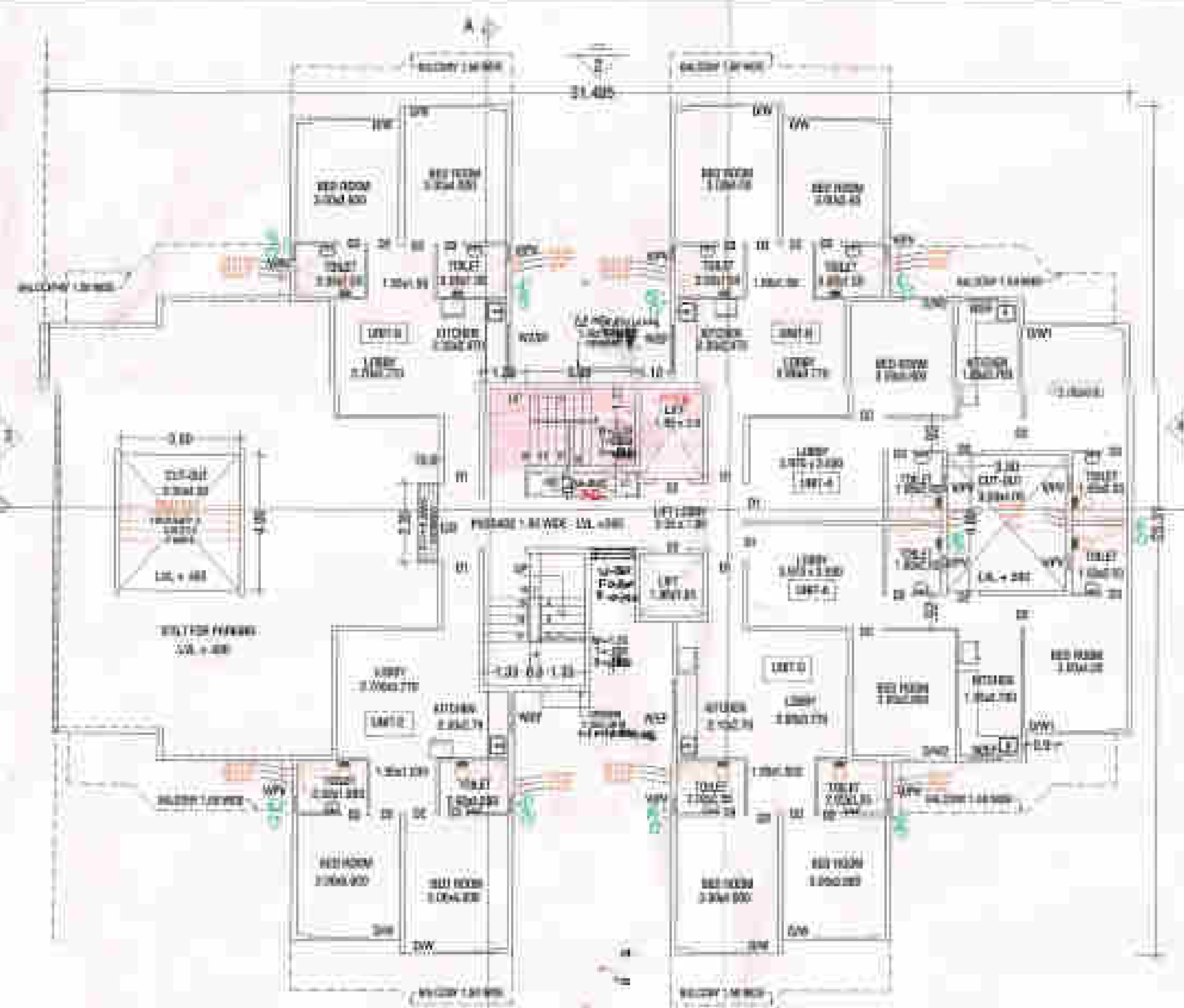
ARCHITECT'S SIGNATURE: [Signature]

 ENGINEER'S SIGNATURE: [Signature]

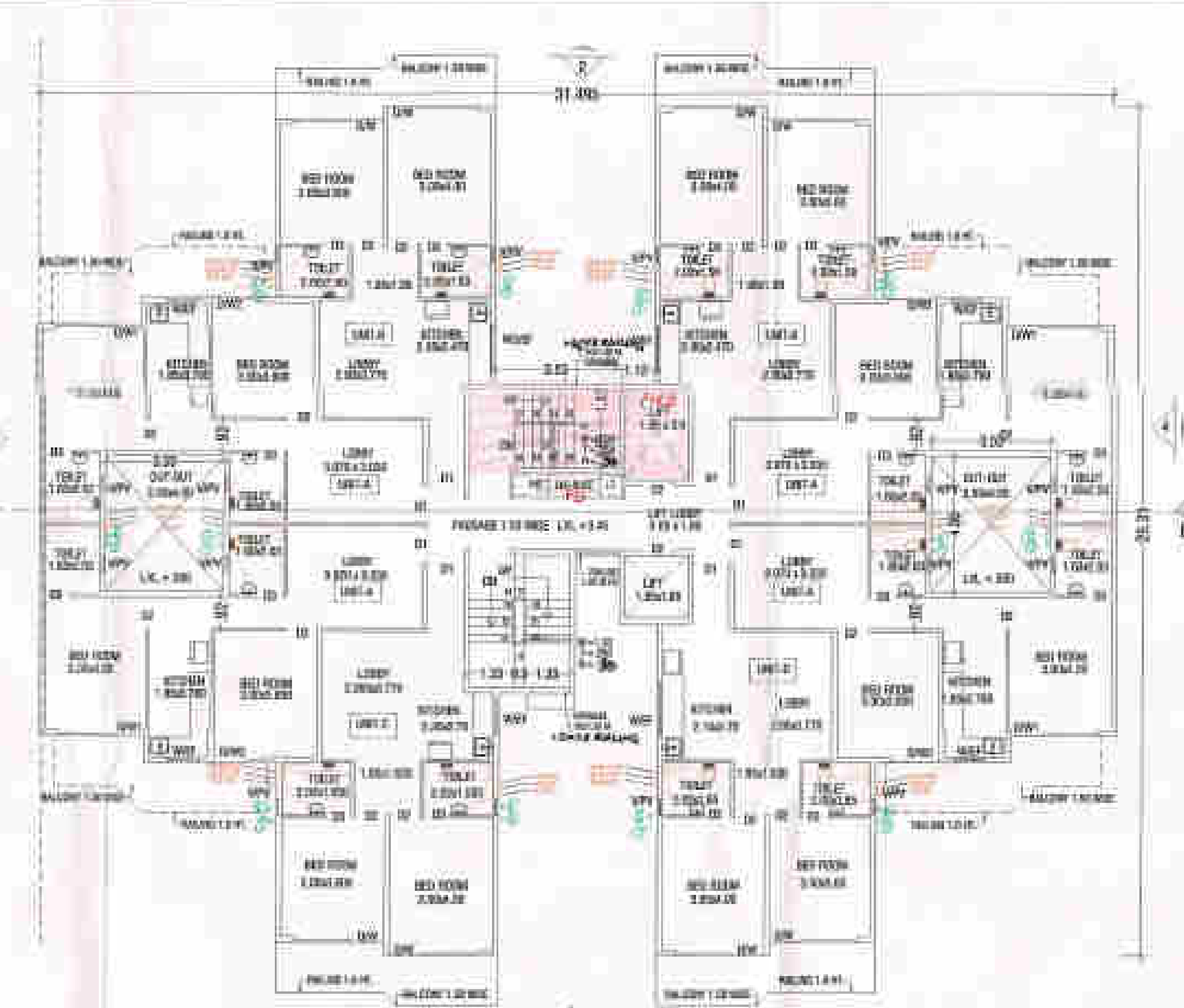
 DATE: 16/10/2019

PROPOSED BUILDING PLAN OF
 AFFORDABLE GROUP HOUSING
 COLONY OVER AN AREA
 MEASURING - 5.6972 ACRES
 (LIC No. 533 of 2019 Dated: 16.10.2019) OF
 VILLAGE: ULLAWAS & BEHAMPUR,
 SECTOR-59, GURUGRAM
 BEING DEVELOPED BY
 GOLDEN VIEW BUILDERS PVT. LTD. &
 OTHERS C/O COMMERCIAL REALTORS
 PVT. LTD.

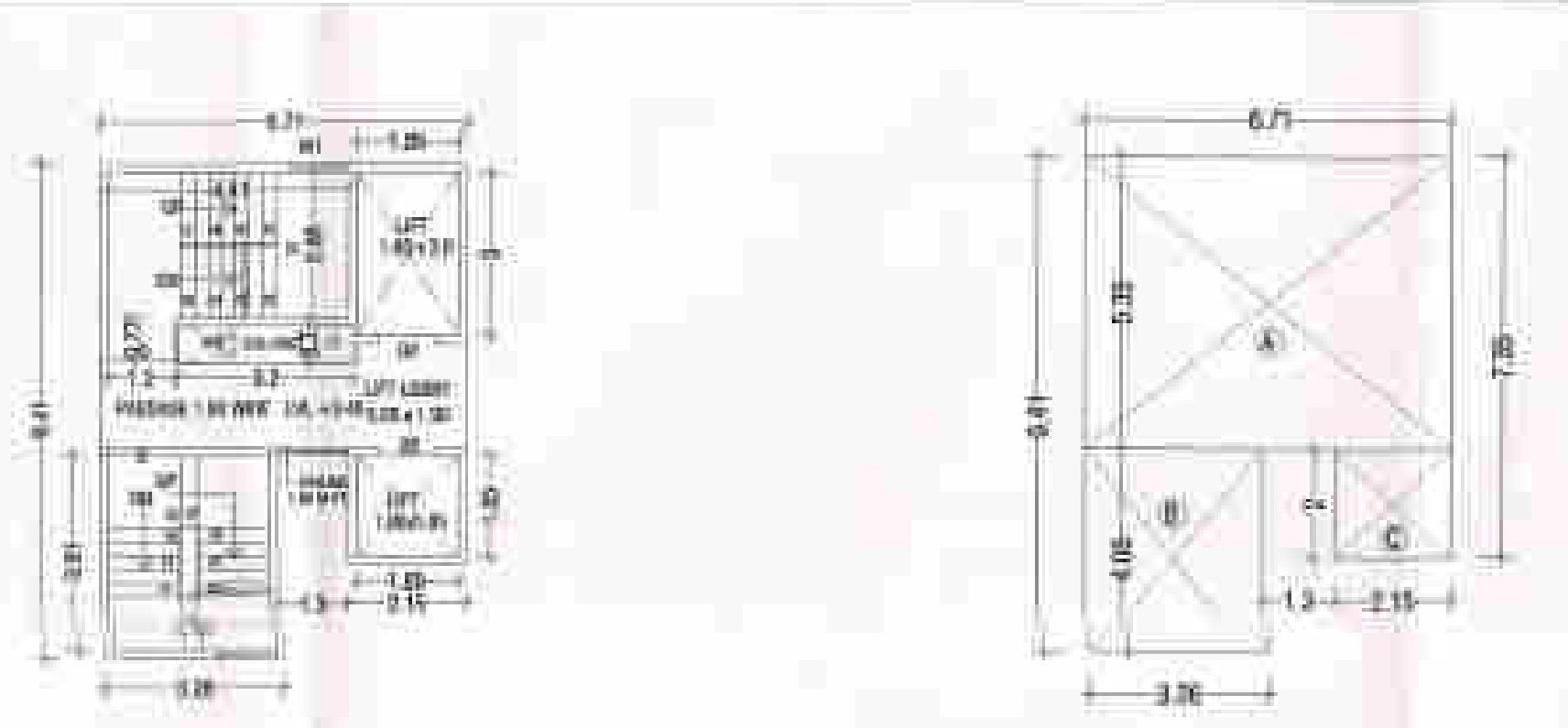
RA-0027 A-1/11
 RAO AND ASSOCIATE
 ARCHITECTS
 17A, U.V. Park, Gurugram-122001
 Ph: 9911338888



GROUND FLOOR PLAN OF TOWER-5 (2BHK) G+7



TYPICAL FLOOR PLAN OF TOWER-5 (2BHK) G+7 (1st FL. to 6th FLOOR)



AREA CALCULATION OF GROUND FLOOR CORE AREA

NOS.	NOS.	L	B	AREA IN SQM.		
A	1	X	6.710	X	5.550	37.110
B	1	X	3.200	X	4.000	12.800
C	1	X	2.150	X	2.000	4.300
TOTAL					54.210	

AREA CALCULATION OF FIRST/TYPICAL FLOOR CORE AREA

NOS.	NOS.	L	B	AREA IN SQM.		
D	1	X	1.850	X	1.850	3.425
E	1	X	1.850	X	3.000	5.550
F	1	X	4.410	X	2.660	11.731
G	1	X	2.960	X	1.910	5.654
TOTAL					20.708	

G.F. COVD. AREA
 LESS = (1) (D+E+F+G)
 NET PROP. CORE AREA OF TYPICAL FL.

AREA CALCULATION OF BALCONY UNIT-A

NOS.	NOS.	L	B	AREA IN SQM.	
A	1	1.550	X	1.950	3.025
B	0.5	0.950	X	0.900	0.855
C	1	2.675	X	1.310	3.503
TOTAL					7.383

AREA CALCULATION OF BALCONY UNIT-B, C & D

NOS.	NOS.	L	B	AREA IN SQM.	
A	1	2.000	X	1.800	3.600
B	0.5	0.410	X	0.400	0.164
C	2	0.820	X	1.100	1.804
D	1	3.150	X	1.600	5.040
TOTAL					10.608

DETAIL OF GROUND FLOOR COVD. AREA - (2BHK)

RECT.	NOS.	L	B	AREA IN SQM.		
A	1	X	3.005	X	6.430	19.522
B	2	X	3.930	X	5.630	44.252
C	4	X	3.150	X	0.400	5.040
D	1	X	3.080	X	6.430	19.804
E	1	X	3.080	X	6.480	19.958
F	2	X	3.930	X	5.680	44.643
G	1	X	3.005	X	6.480	19.472
H	1	X	4.650	X	7.720	35.898
I	1	X	1.300	X	2.000	2.600
J	1	X	4.650	X	8.180	38.037
K	2	X	3.500	X	4.000	28.000
TOTAL AREA					282.014	

PROP. G.F. COVD. AREA 31.495 X 25.310 797.138
 LESS = (A to L) 797.138 282.014 515.124
 NET AREA G.F. COVD. AREA - STILT AREA = 515.124 - 112.887 = 402.237 SQM.

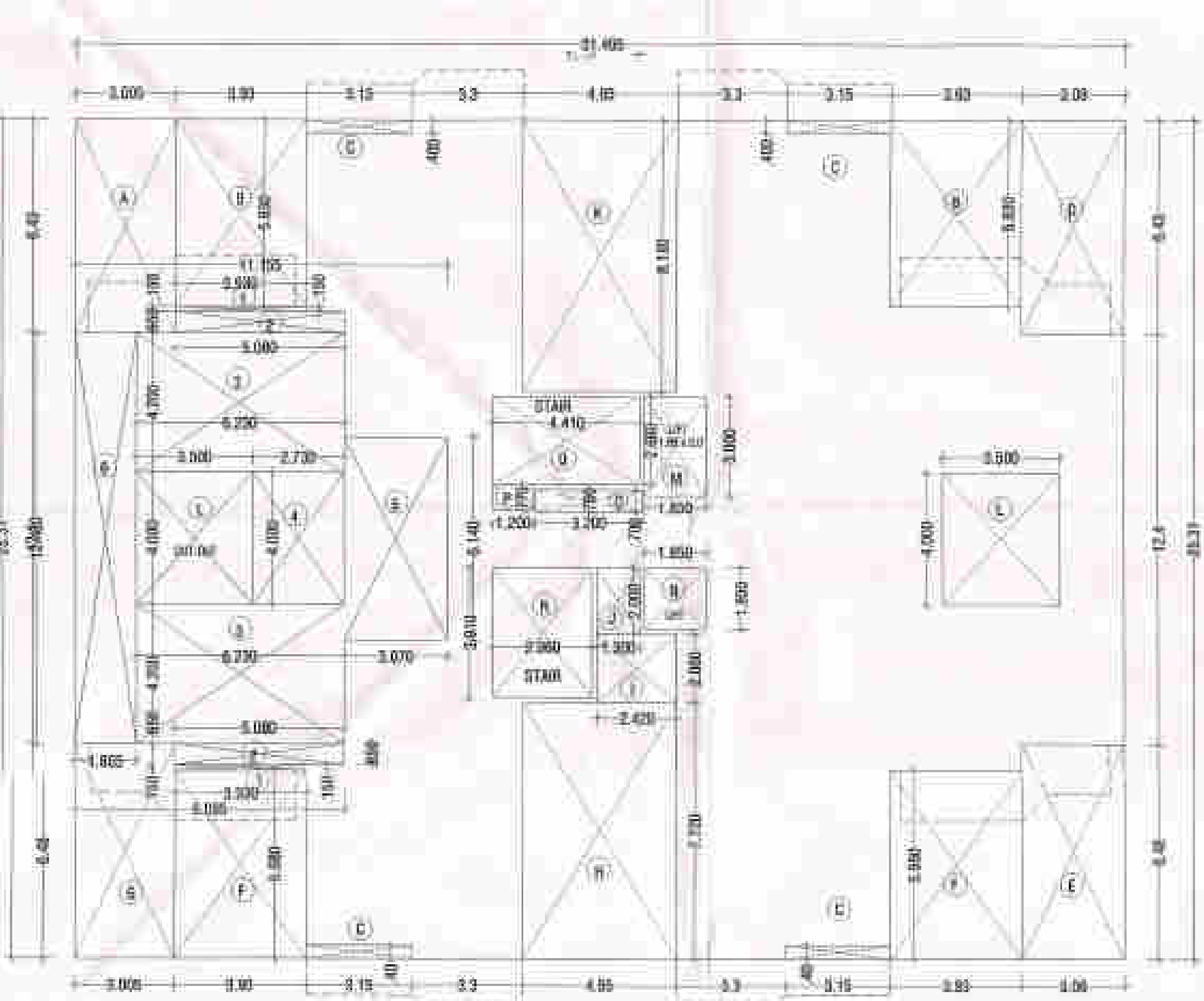
DETAIL OF TYPICAL FLOOR COVD. AREA (1st. To 7)

RECT.	NOS.	L	B	AREA IN SQM.		
M	1	X	1.850	X	3.000	5.550
N	1	X	1.850	X	1.850	3.423
O	1	X	3.200	X	0.700	2.240
P	1	X	1.200	X	0.770	0.924
Q	1	X	4.410	X	2.660	11.731
R	1	X	2.960	X	3.910	11.574
TOTAL					35.441	

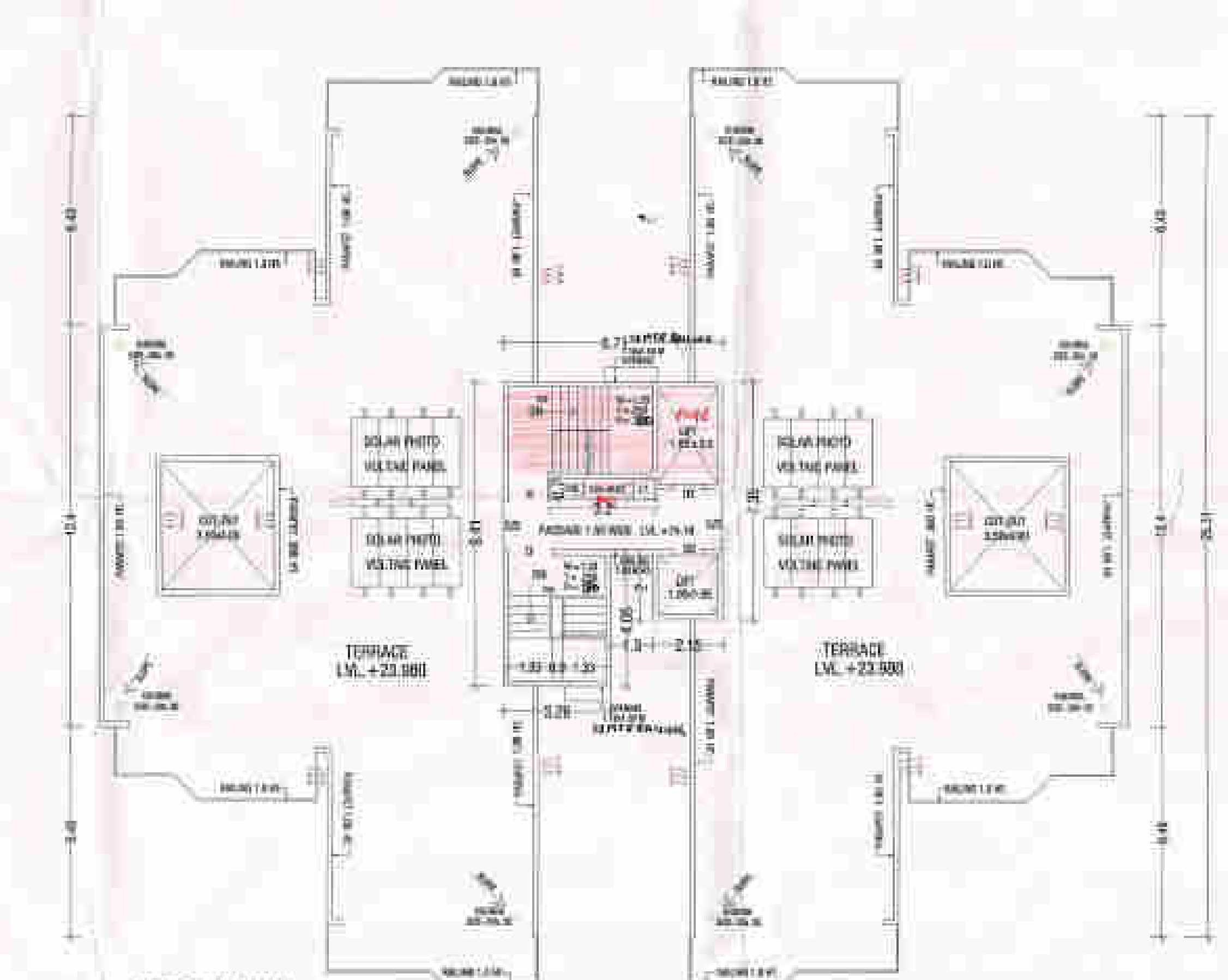
G.F. COVD. AREA 515.124
 LESS = (M to R) 35.441 479.684
 NET PROP. COVD. AREA OF TYPICAL FL. 479.684

DETAIL OF STILT COVD. AREA

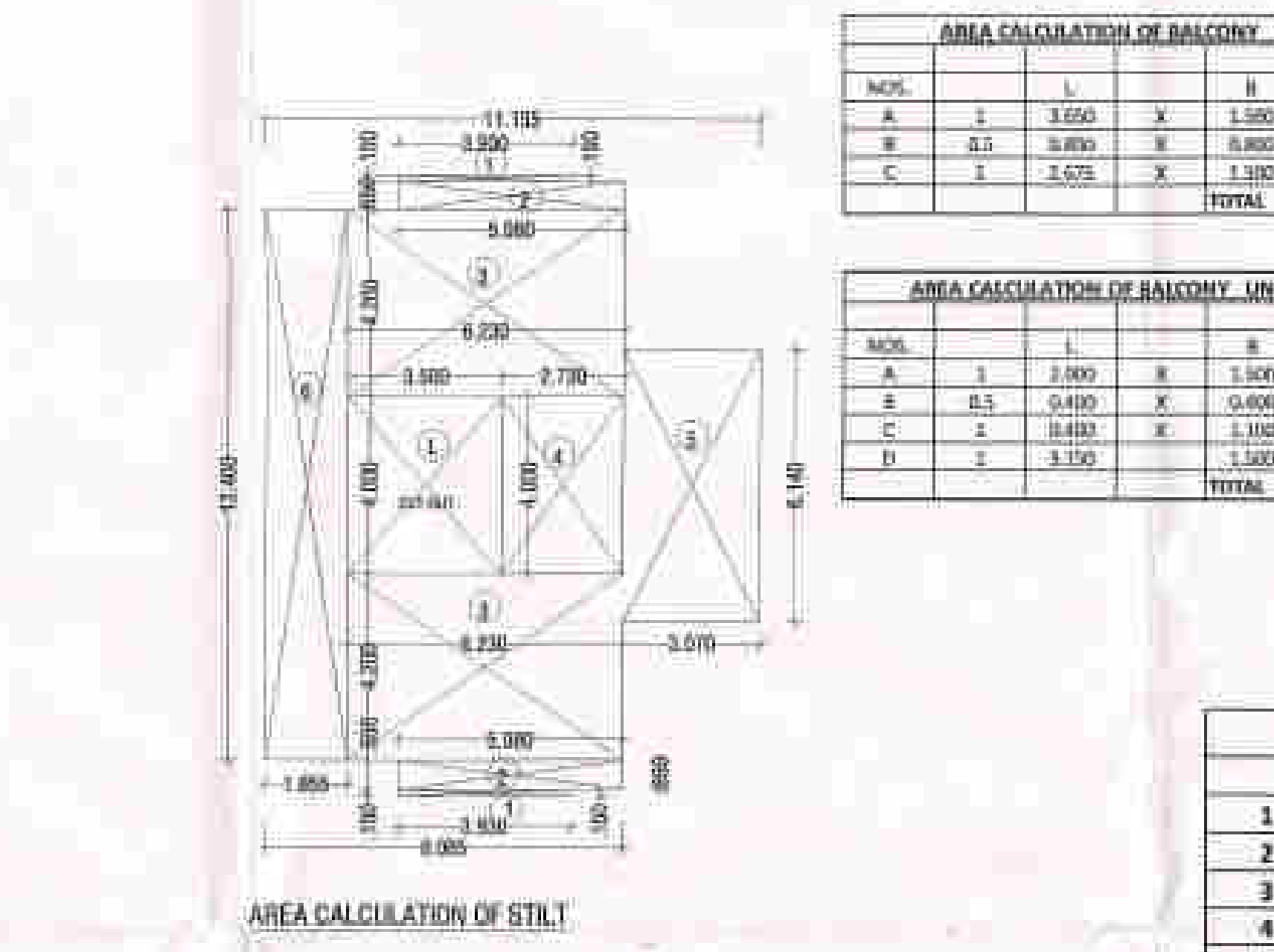
RECT.	NOS.	L	B	AREA IN SQM.		
1	2	X	3.930	X	0.150	1.179
2	2	X	5.080	X	0.650	6.604
3	2	X	6.230	X	4.200	52.332
4	1	X	2.730	X	4.000	10.920
5	1	X	3.070	X	6.140	18.850
6	1	X	1.855	X	12.400	23.002
TOTAL AREA					112.887	



AREA CALCULATION OF G.F. & STILT TOWER-5 (2BHK) G+7



TERRACE PLAN TOWER-5 (2BHK)



MUMMY & MACH. RM. TERRACE

AREA CALCULATION OF MUMMY & MACH. RM.

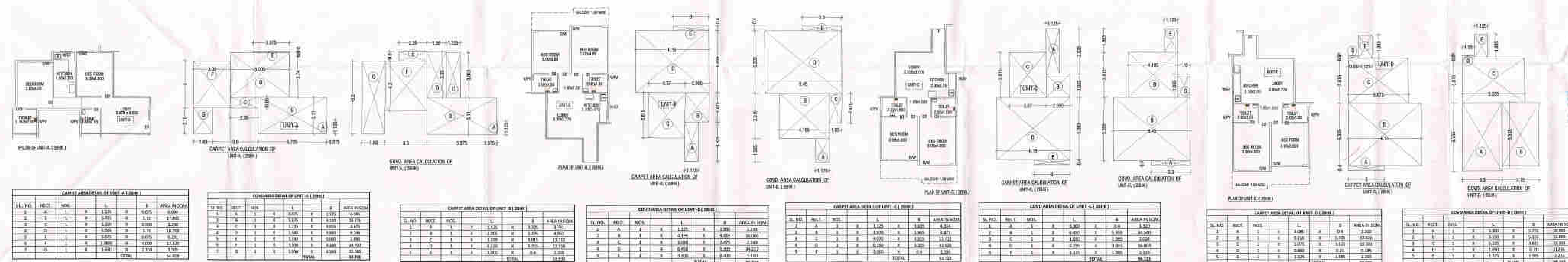
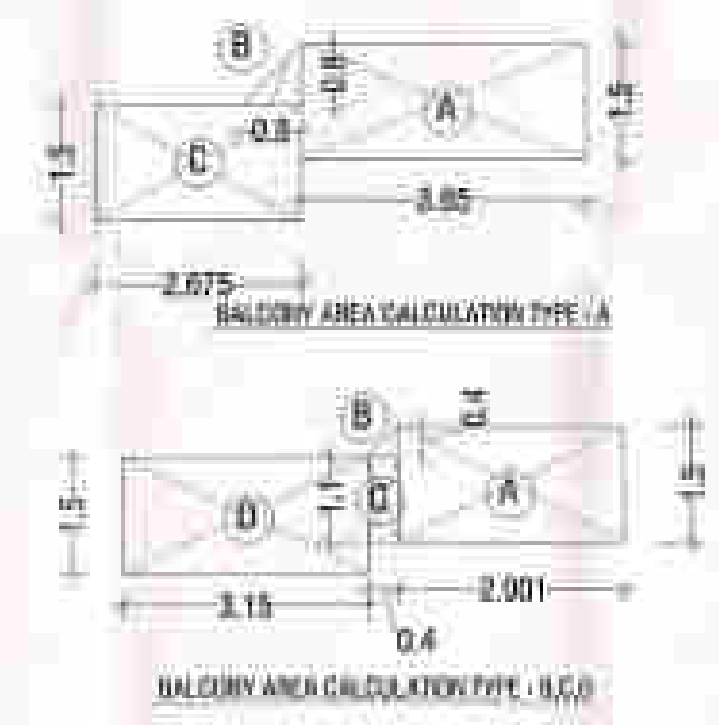
DETAIL OF DOOR/WINDOWS

		WxHt.	CHL. LVL.
1	D1	1.050x 2.400	NH
2	D2	0.900 x 2.100	NH
3	D3	0.750 x 2.100	NH
4	D4	1.0 x 2.100	NH
5	D/W	2.600 x 2.400	0.150
6	D/W1	1.450 x 2.400	0.150
7	D/W2	1.650 x 2.400	0.150
8	W1	1.550 x 1.350	1.050
9	W2	1.200 x 1.350	1.050
10	W3	0.900x1.350	1.050
11	V/PV	0.450 x 1.100	1.200
12	EF	.350 DIA	2.100
13	C/D	2.010	2.400

DETAIL OF FLOOR LEVELS TOWER

MUMTY	26.94
PARAPET LVL.	24.980
TERRACE LVL.	23.980
SEVENTH FLOOR	21.040
SIXTH FLOOR	18.100
FIFTH FLOOR	15.160
FOURTH FLOOR	12.220
THIRD FLOOR	9.280
SECOND FLOOR	6.340
FIRST FLOOR	3.400
GROUND FL. LVL.	0.460
OPEN AREA LVL.	0.450
GOVT. ROAD LVL.	0.000

- LEGEND:-
- 1) 1100 Ø SOIL & VENT PIPE
 - 2) 110 Ø WASTE & VENT PIPE
 - 3) 75 Ø ANTI SIPHONAGE PIPE
 - 4) DOMESTIC WATER SUPPLY RISER
 - 5) FLUSHING WATER SUPPLY RISER
 - 6) DWAS DN. TANK
 - 7) FWS DN. TANK
 - 8) RAIN WATER PIPE DN. TANK



AREA CALCULATION OF MUMTY & MACH. ROOM

NOS.	NOS.	L	B	AREA IN SQM.		
A	1	X	6.710	X	5.550	35.898
B	1	X	3.200	X	4.000	12.800
C	1	X	2.150	X	2.000	4.300
TOTAL					52.998	

AREA CALCULATION OF STAIR WELLS-TOWERS

NOS.	NOS.	L	B	AREA IN SQM.		
A	1	X	1.200	X	0.770	0.924
B	1	X	4.410	X	2.660	11.731
C	1	X	2.960	X	3.910	11.574
TOTAL					26.229	

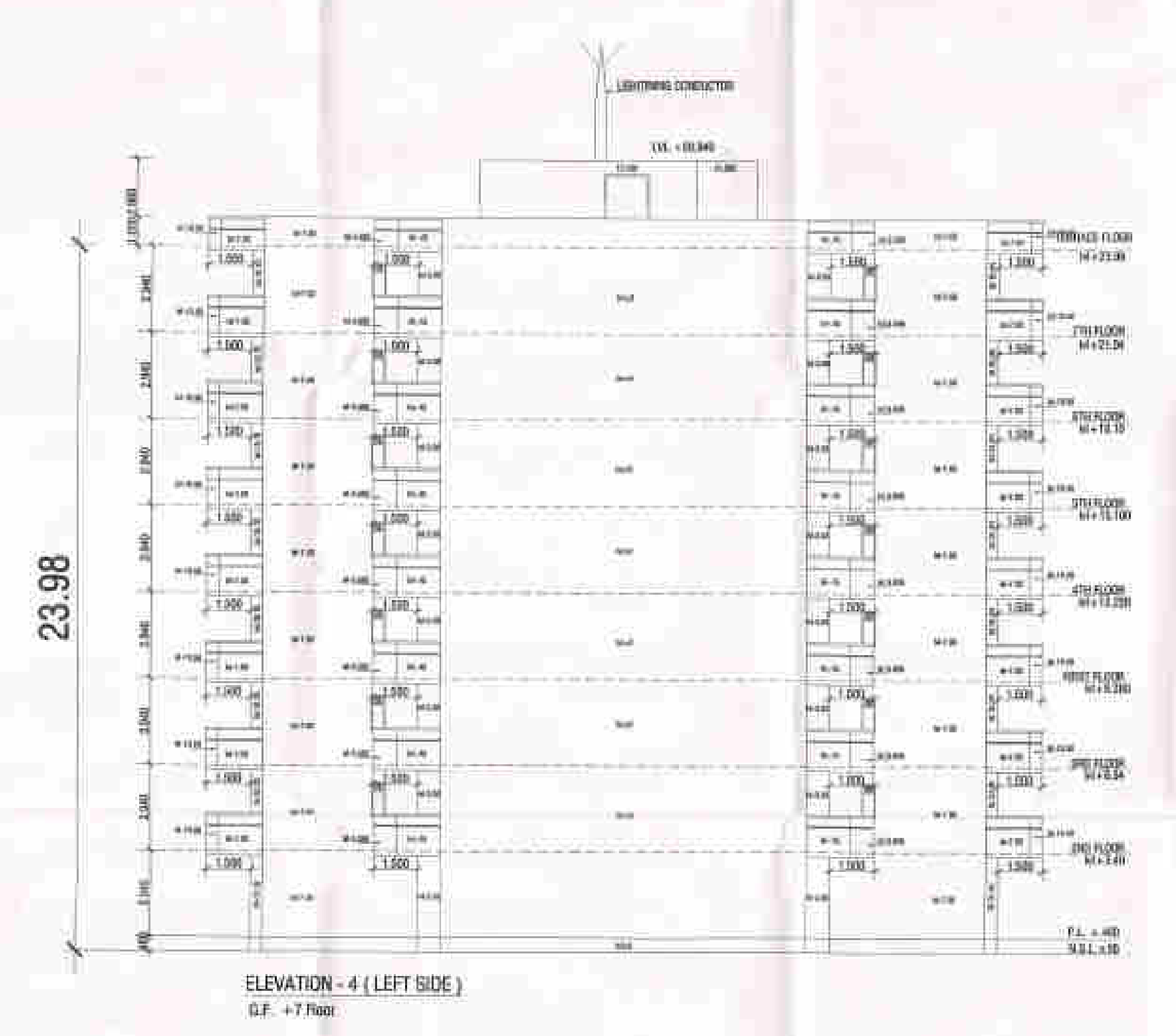
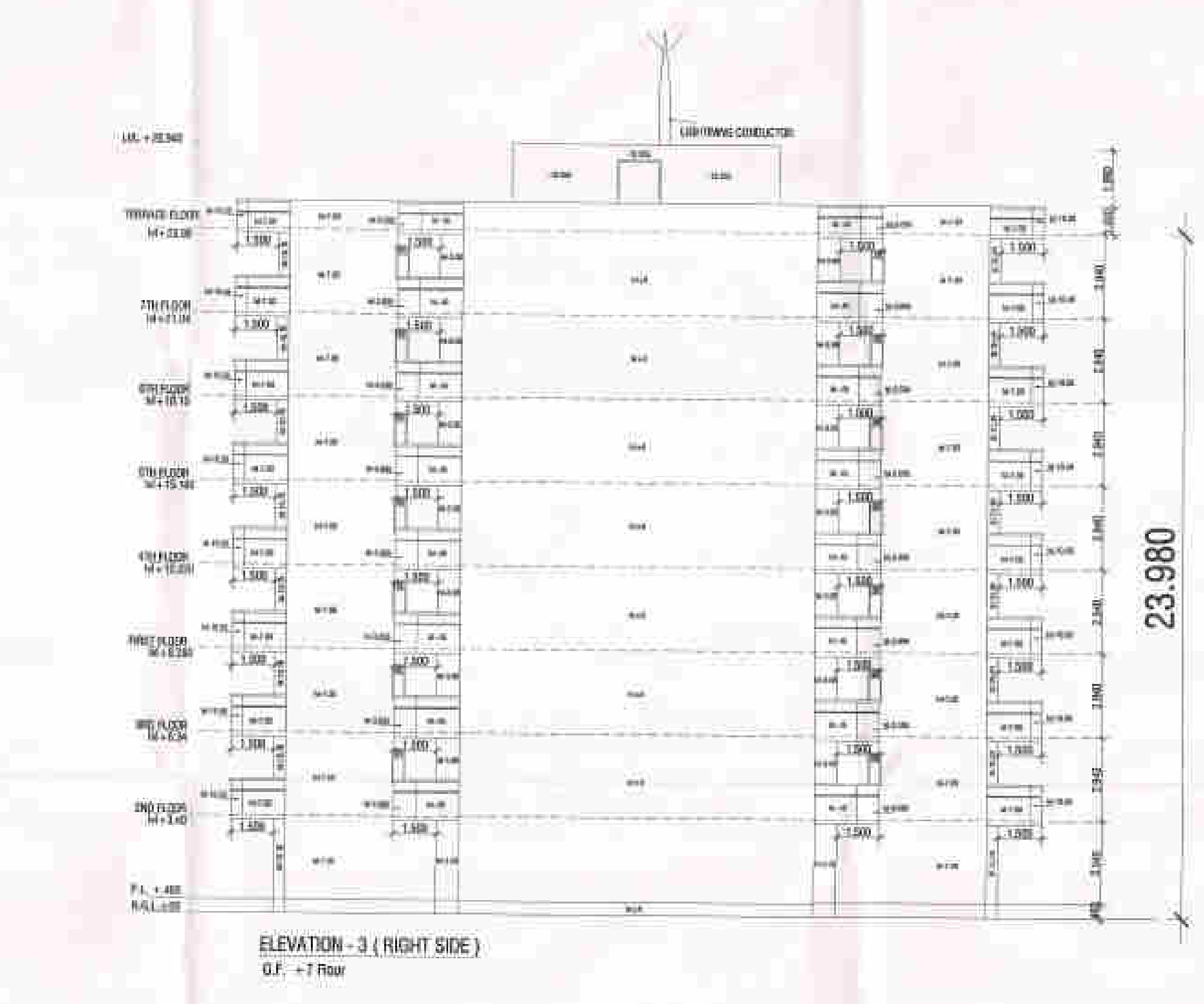
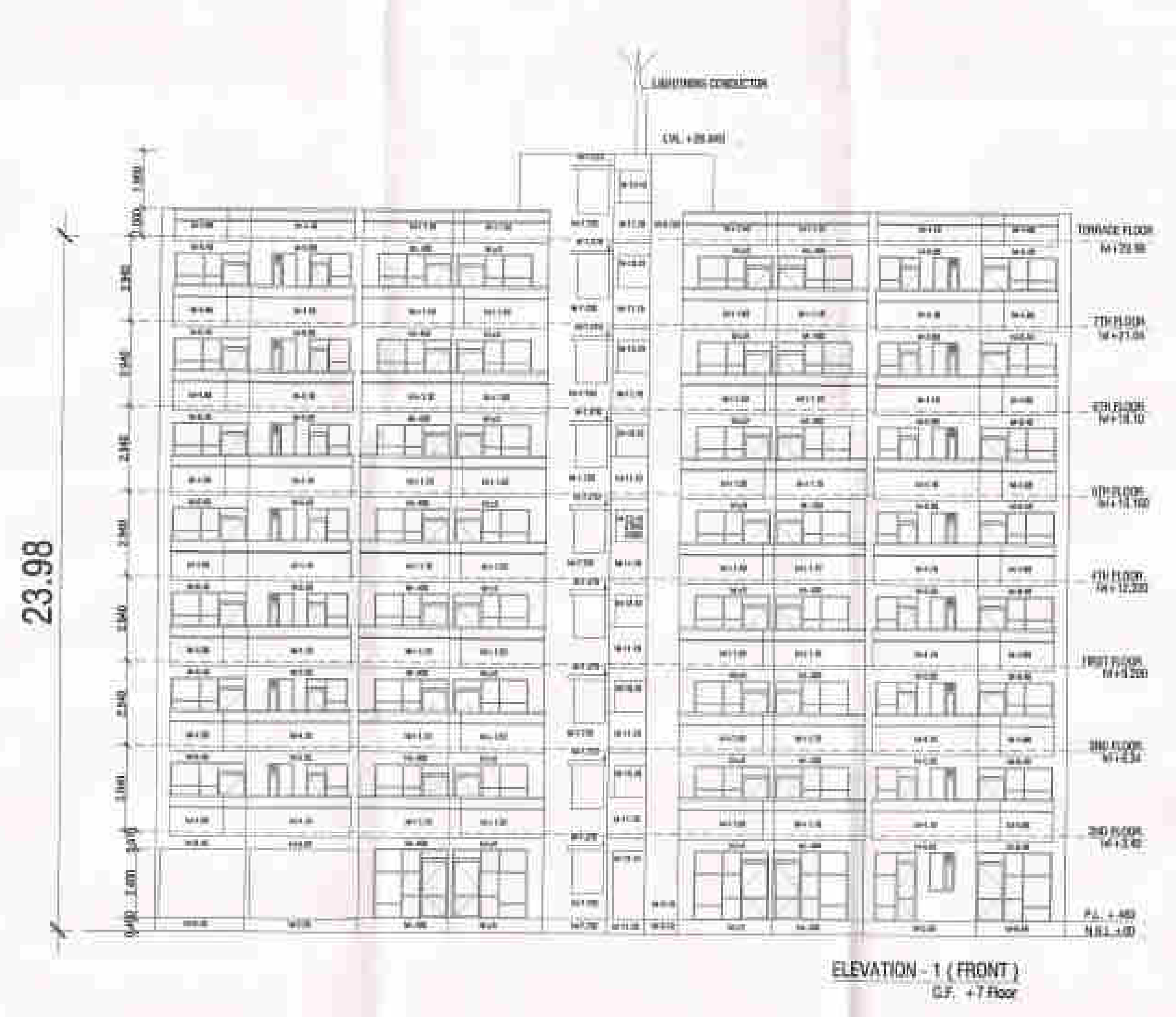
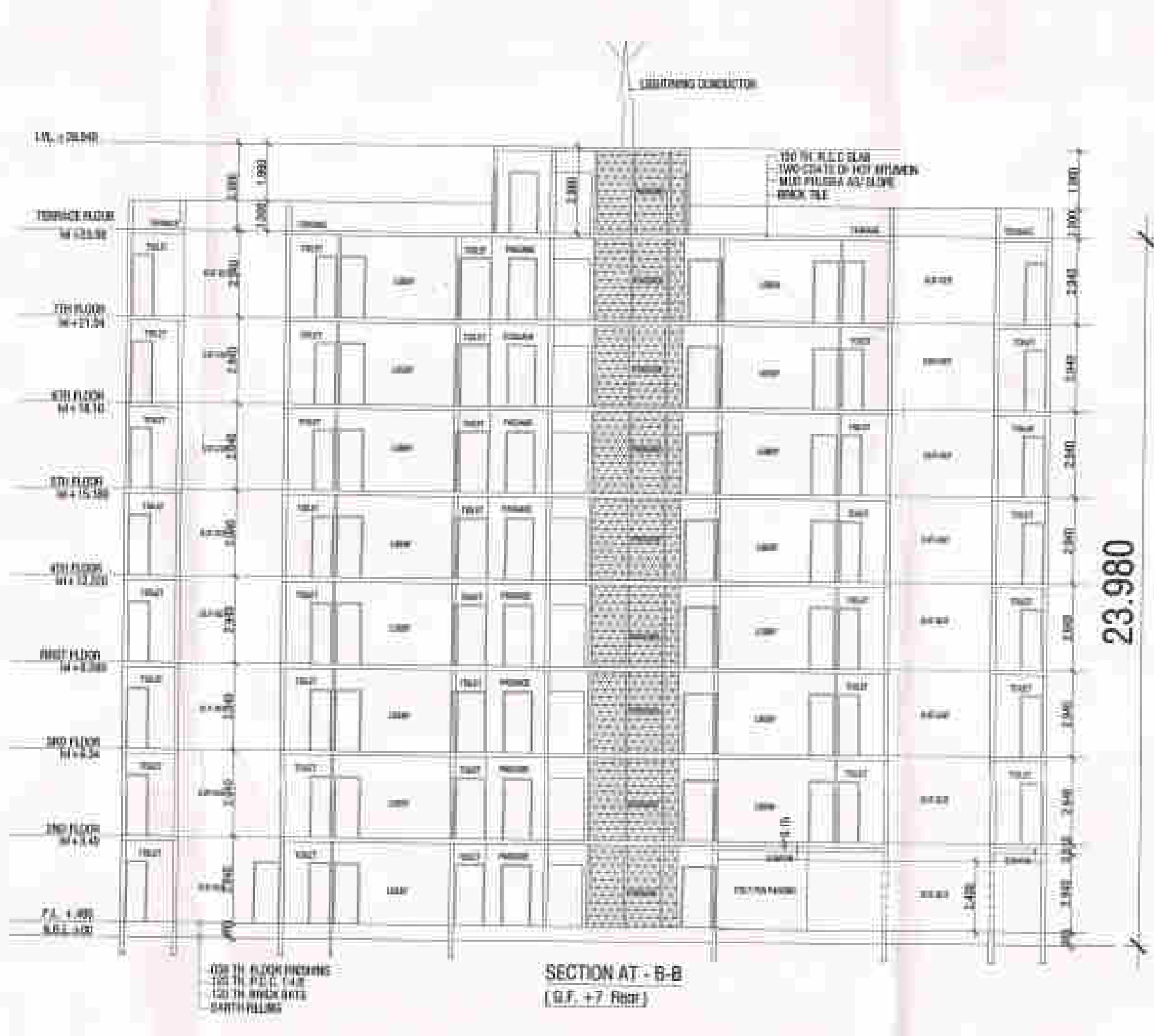
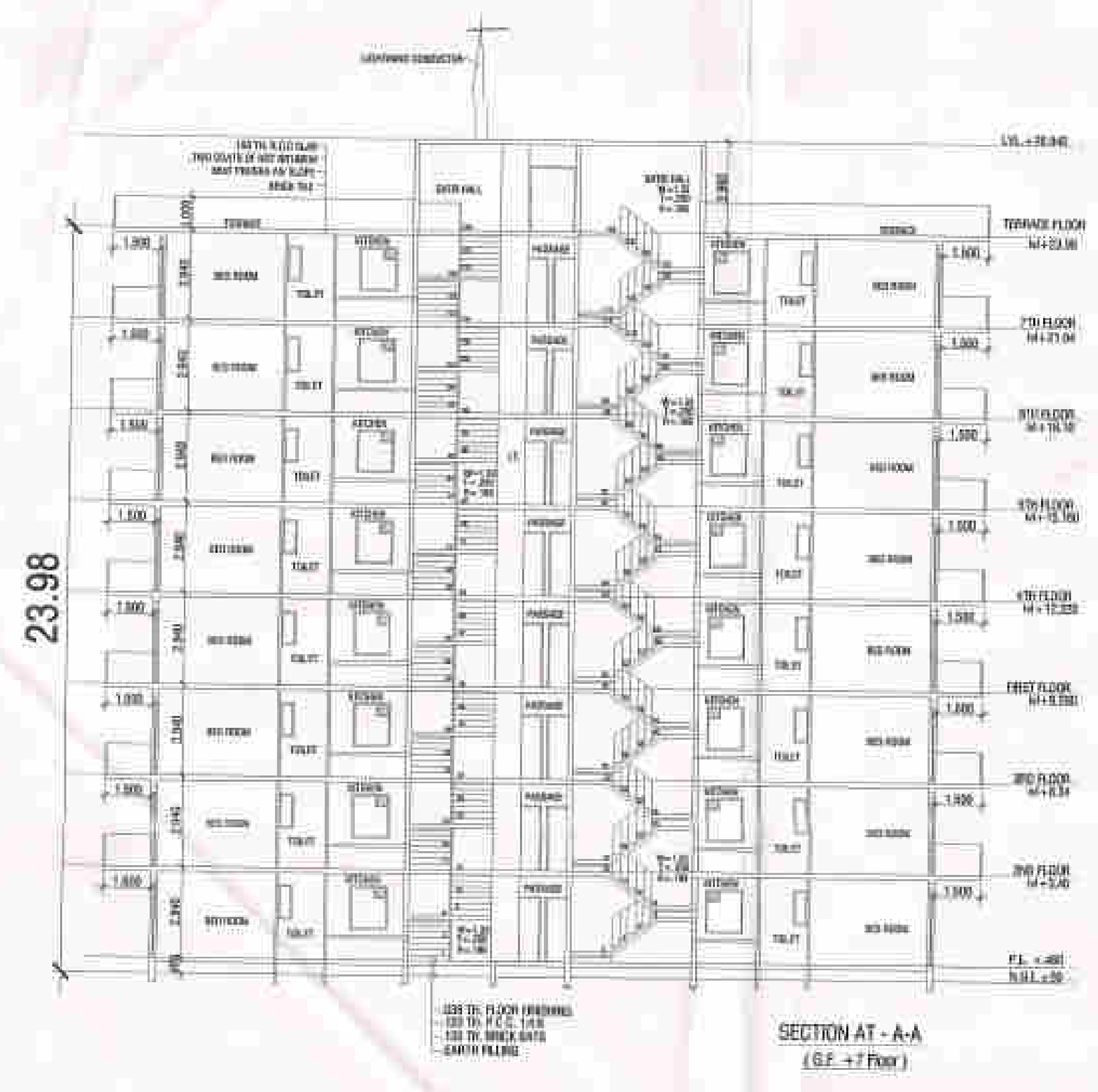
PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING COLONY OVER AN AREA MEASURING 16.9972 ACRES (LIC No.133 of 2019 (Date: 16.12.2019)) OF VILLAGE-ULLAWAS & BERRAMPUR, SECTOR-59, GURUGRAM BEING DEVELOPED BY GOLDEN VIEW BUILDERS PVT. LTD. & OTHERS Q/O COMMANDER REALTORS PVT. LTD.

RAO AND ASSOCIATE

RAO AND ASSOCIATE

RAO AND ASSOCIATE

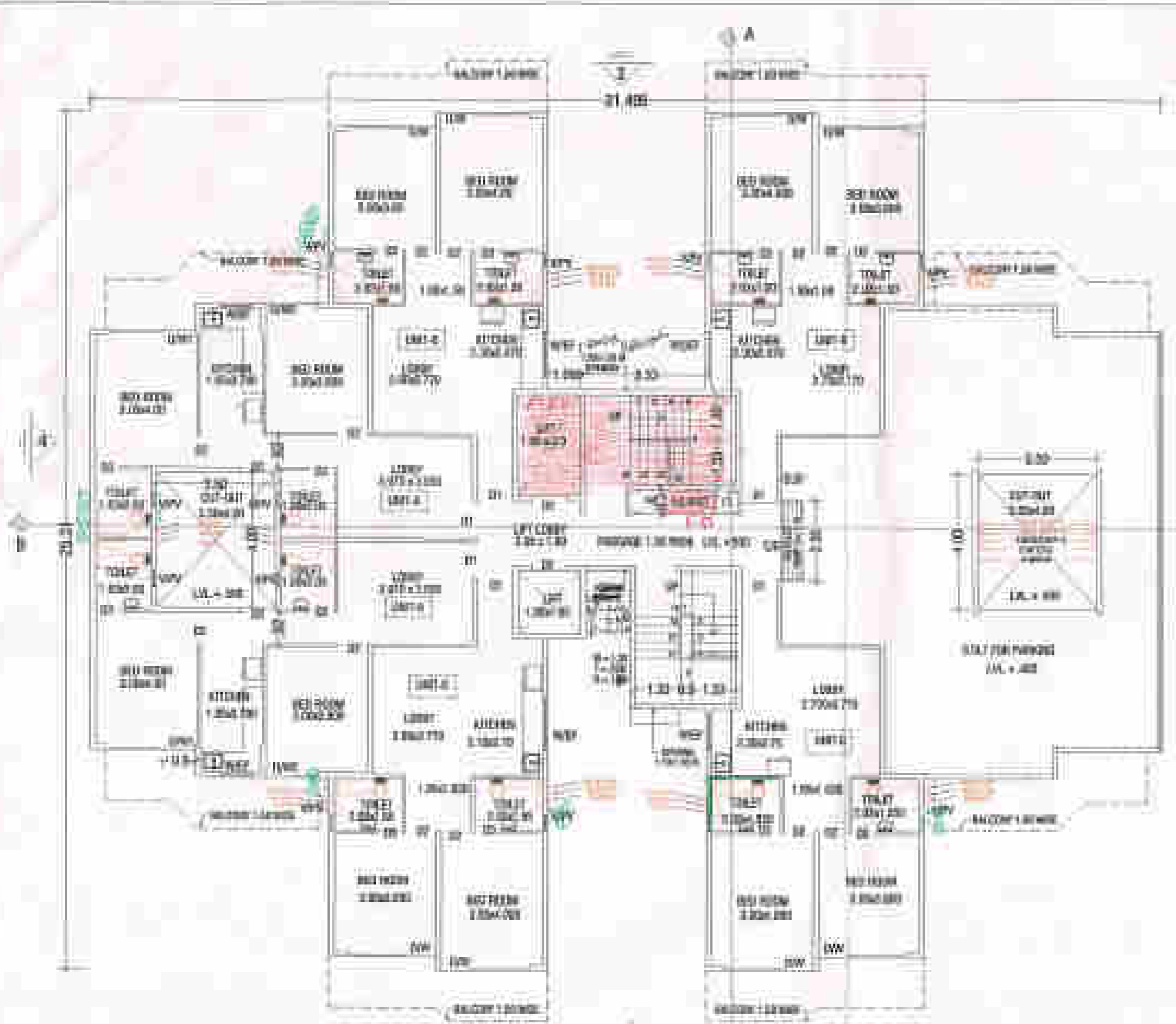

 Rajesh Dutt
 JCB/10/1



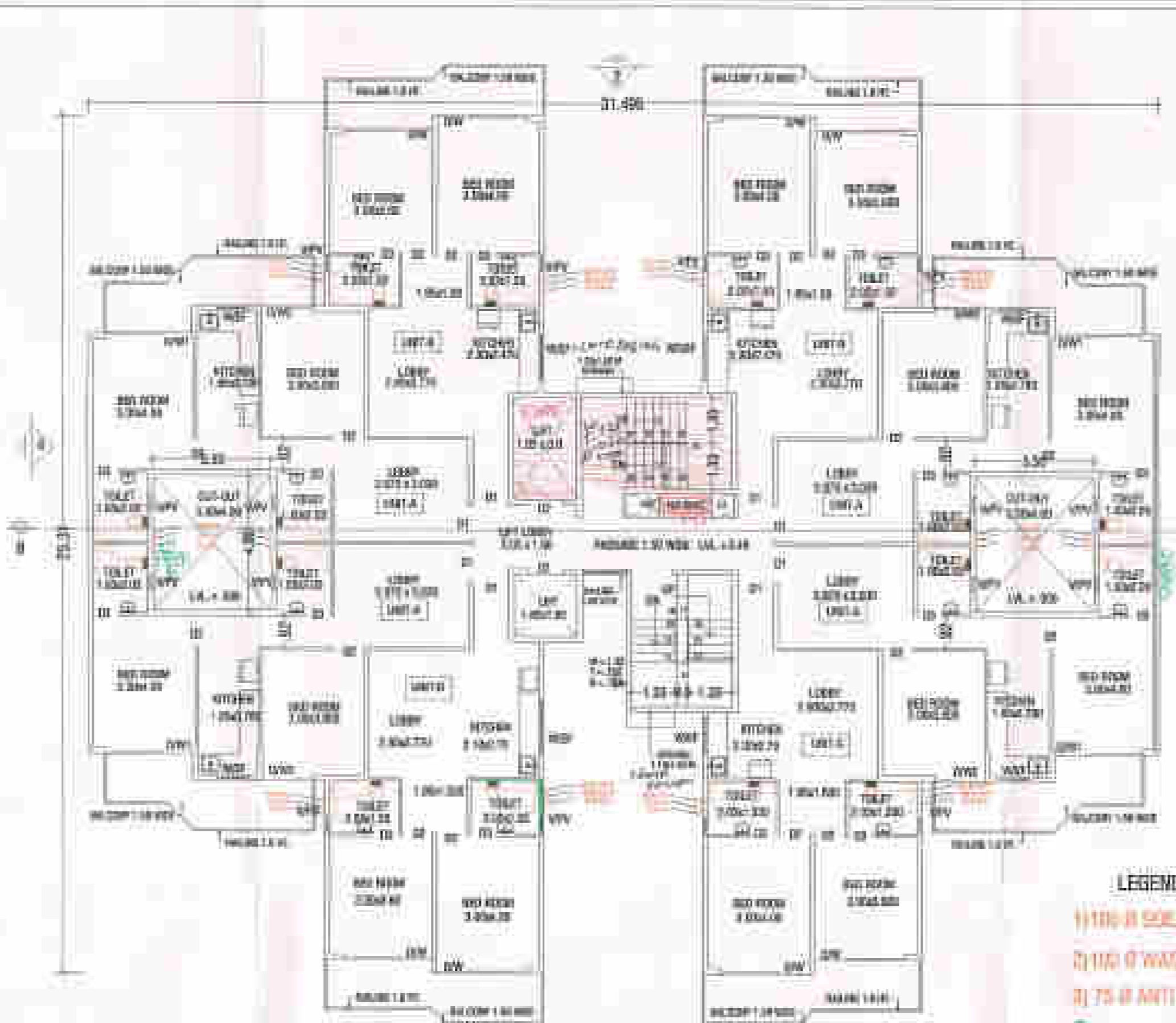
PROPOSED BUILDING PLAN OF
 AFFORDABLE GROUP HOUSING
 COLONY OVER AN AREA
 MEASURING - 5.6972 ACRES
 (U.C. No. 133 of 2019, Date: 18.12.2019) OF
 VILLAGE - LILLAWAG & NEHRUPUR,
 SECTOR - 59, GURUGRAM
 BEING DEVELOPED BY
 GOLDEN VIEW BUILDERS PVT. LTD. &
 OTHERS C/O COMMANDER REALTORS
 PVT. LTD.

SHEET NO. RA-5027
 TYPE - A (2/11K)
 SURFACE ELEVATION &
 SECTION OF BOXER - 5 (TYPE-A)
 (SHEET-01)
 PROJECT CONSULTANT
 SHEET NO. RA-5027
 PROJECT NO. RA-5027
 PROJECT NAME: AFFORDABLE GROUP HOUSING COLONY OVER AN AREA MEASURING - 5.6972 ACRES (U.C. No. 133 of 2019, Date: 18.12.2019) OF VILLAGE - LILLAWAG & NEHRUPUR, SECTOR - 59, GURUGRAM BEING DEVELOPED BY GOLDEN VIEW BUILDERS PVT. LTD. & OTHERS C/O COMMANDER REALTORS PVT. LTD.

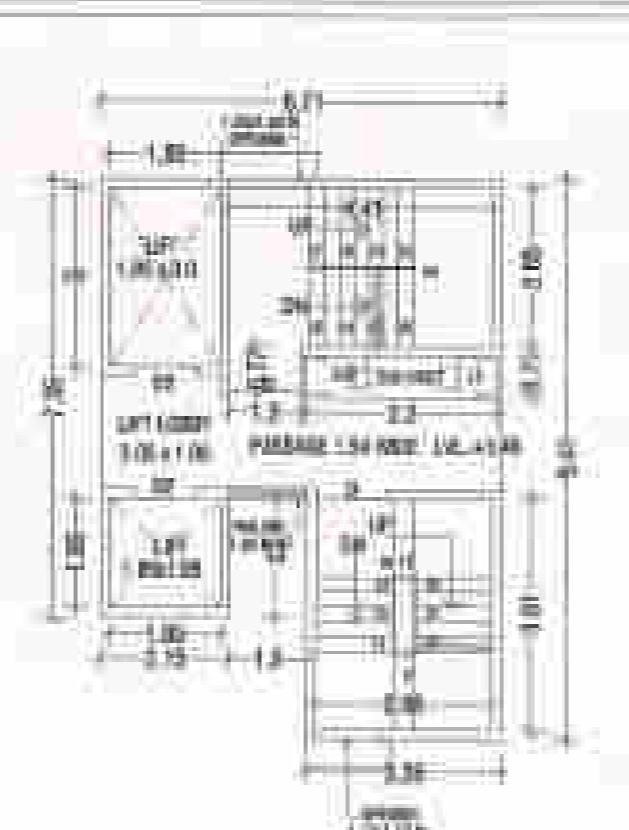
RAO AND ASSOCIATE
 ARCHITECTS
 101/102, MARKET STREET, CHENNAI - 600 002
 TEL: 044-2610-1111
 FAX: 044-2610-1112
 WWW.RAOANDASSOCIATE.COM



GROUND FLOOR PLAN OF TOWER-6 (2BHK-G+6)



TYPICAL FLOOR PLAN OF TOWER-6 (2BHK-G+6) (1st Fl. to 6th. Floor)



PLAN OF SUPER AREA CALCULATOR

AREA CALCULATION OF GROUND FLOOR CORE AREA

NOS.	NOS.	L	B	AREA IN SQ.M
A	1	5.710	5.550	31.599
B	2	2.960	4.000	11.920
C	1	2.150	3.000	6.450
TOTAL				50.444

AREA CALCULATION OF FIRST/TYPICAL FLOOR CORE AREA

NOS.	NOS.	L	B	AREA IN SQ.M
D	1	1.850	1.850	3.425
E	1	1.850	3.000	5.550
F	1	4.410	2.860	12.613
G	1	2.960	3.920	11.627
TOTAL				23.215

G.F. COVD. AREA = 50.444
 LESS = (D+E+F+G) = 23.215
 NET PROP. CORE. AREA OF TYPICAL FL. = 27.229

DETAIL OF GROUND FLOOR COVD. AREA - (2BHK)

RECT.	NOS.	L	B	AREA IN SQ.M
A	1	3.005	6.430	19.327
B	2	3.930	5.830	44.953
C	4	3.150	4.400	5.040
D	1	3.090	6.430	19.863
E	1	3.005	6.480	19.473
F	2	3.930	5.880	44.646
G	1	3.005	6.480	19.473
H	1	4.650	7.720	35.890
I	1	2.420	2.060	4.985
J	1	1.300	2.000	2.600
K	1	4.650	8.180	38.037
L	2	3.500	4.000	28.000
TOTAL AREA				282.014

DETAIL OF TYPICAL FLOOR COVD. AREA (1st. To 6)

RECT.	NOS.	L	B	AREA IN SQ.M
M	1	1.850	3.000	5.550
N	1	1.850	1.850	3.425
O	1	3.200	0.700	2.240
P	1	1.200	0.770	0.924
Q	1	4.410	2.860	12.613
R	1	2.960	3.910	11.574
TOTAL				35.441

G.F. COVD. AREA = 515.124
 LESS = (G.F. - M to R) = 35.441
 NET PROP. COVD. AREA OF TYPICAL FL. = 479.684

DETAIL OF STILT COVD. AREA

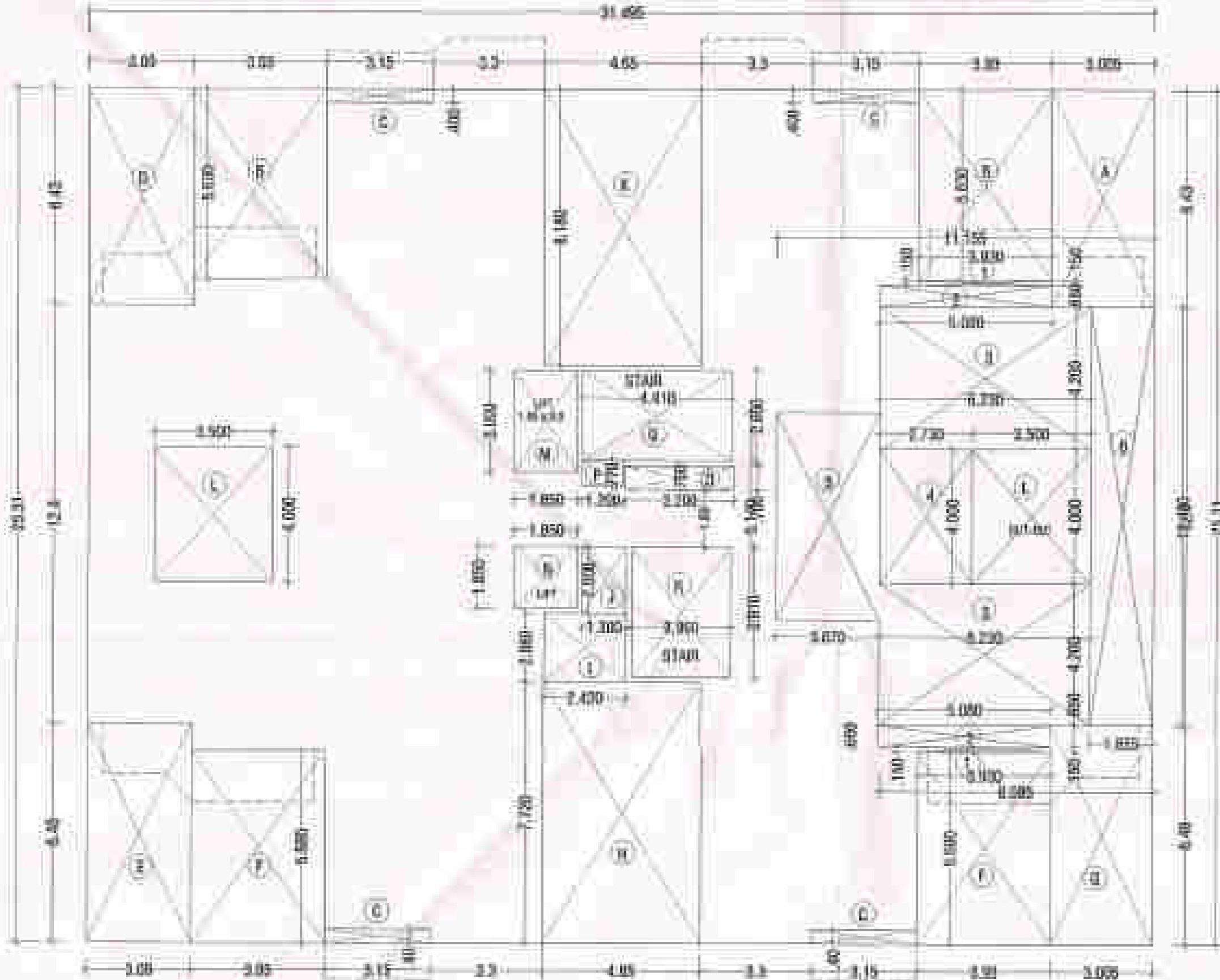
RECT.	NOS.	L	B	AREA IN SQ.M
1	2	3.930	0.150	1.179
2	2	5.080	0.600	6.096
3	2	6.230	4.200	52.332
4	1	2.730	4.000	10.920
5	1	3.070	6.140	18.950
6	1	1.855	12.400	23.007
TOTAL AREA				112.887

DETAIL OF FLOOR LEVELS TOWER

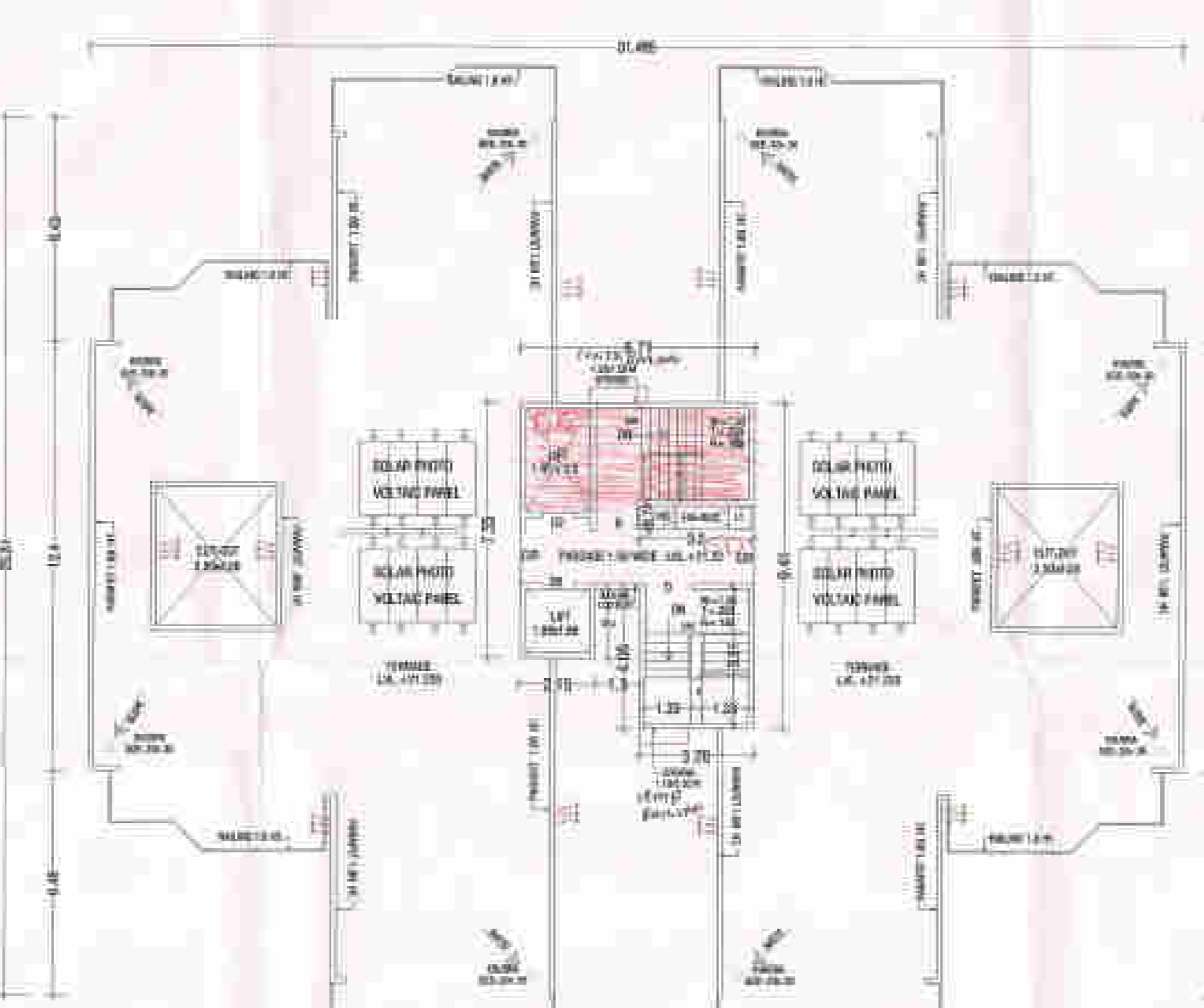
MUMTY	24.18
PARAPET LVL.	22.220
TERRACE LVL.	21.220
SIXTH FLOOR	18.260
FIFTH FLOOR	15.300
FOURTH FLOOR	12.340
THIRD FLOOR	9.380
SECOND FLOOR	6.420
FIRST FLOOR	3.460
GROUND FL. LVL.	0.460
OPEN AREA LVL.	0.450
GOVT. ROAD LVL.	0.000

DETAIL OF DOOR/WINDOWS

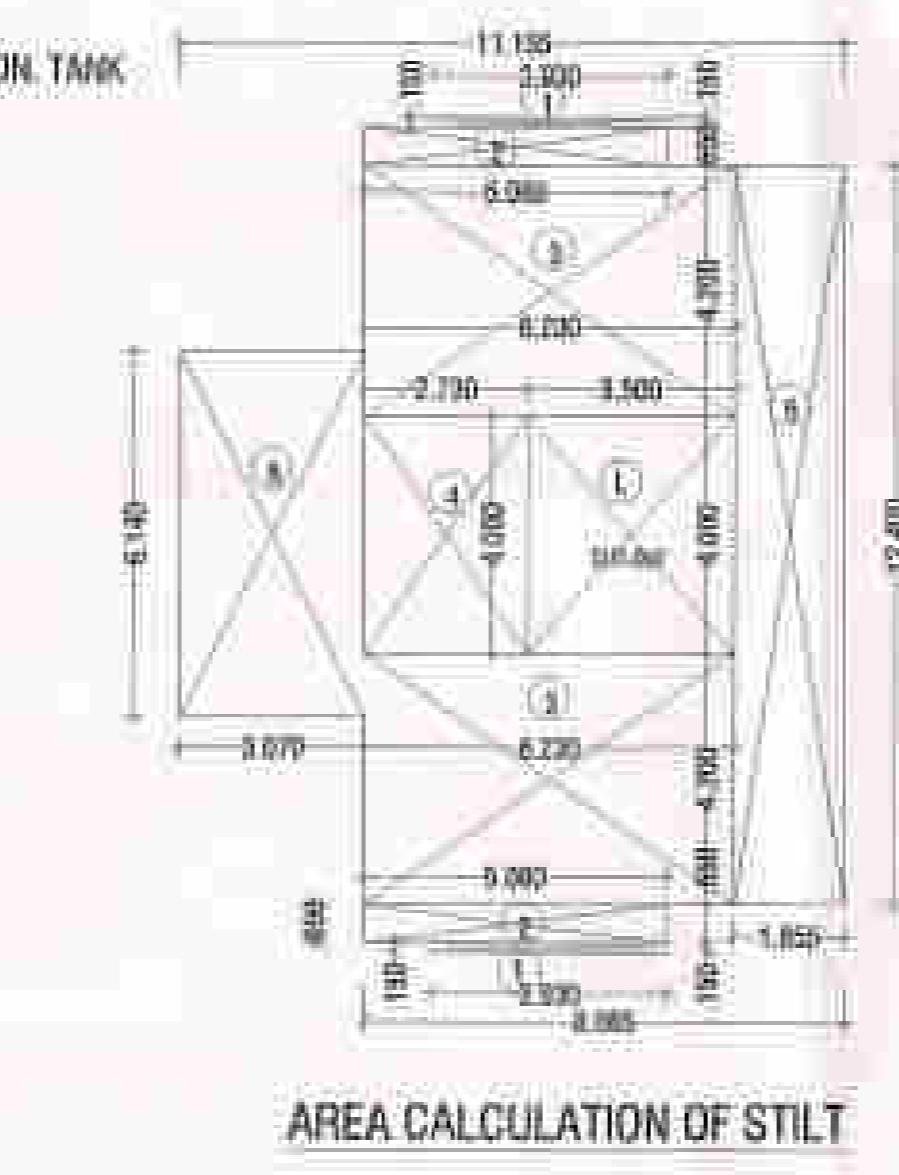
NO.	RECT.	WHIT.	CILL LVL.
1	D1	1.050x2.400	NH
2	D2	0.900x2.100	NH
3	D3	0.750x2.100	NH
4	D4	1.0x2.100	NH
5	D/W	2.400x2.400	0.150
6	D/W1	1.450x2.400	0.150
7	D/W2	1.650x2.400	0.150
8	W1	1.350x1.350	1.050
9	W2	1.200x1.350	1.050
10	W3	0.900x1.350	1.050
11	V/PV	0.450x1.100	1.700
12	EF	.350 DIA	2.100
13	C/D	2.010	2.400



AREA CALCULATION OF G.F. & STILT TOWER-6 (2BHK)



TERRACE PLAN TOWER-6 (2BHK) TERRACE LVL. - 21.22



AREA CALCULATION OF STILT

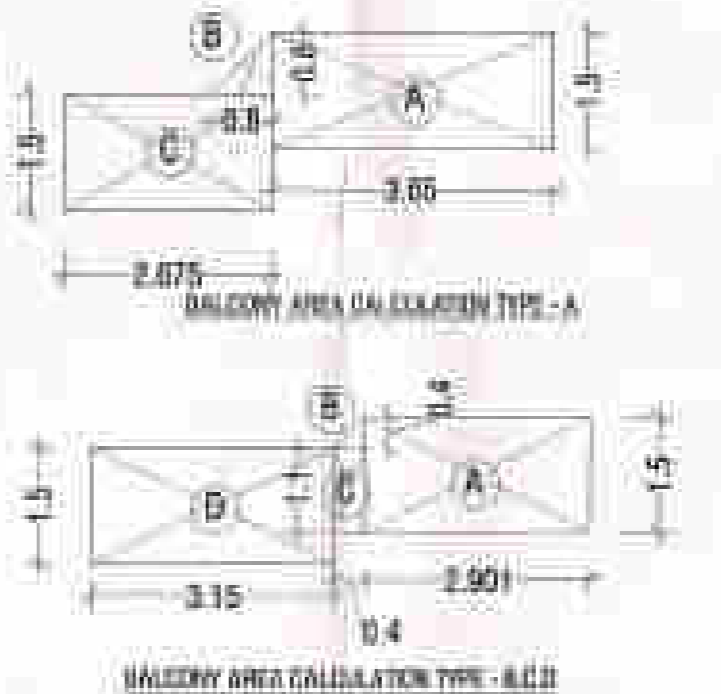
AREA CALCULATION OF MUMTY & MACH. RM.

AREA CALCULATION OF BALCONY - UNIT-A

NOS.	L	B	AREA IN SQ.M	
A	1	1.850	1.500	2.775
B	0.5	0.900	0.400	0.360
C	1	0.450	1.100	0.495
TOTAL				3.630

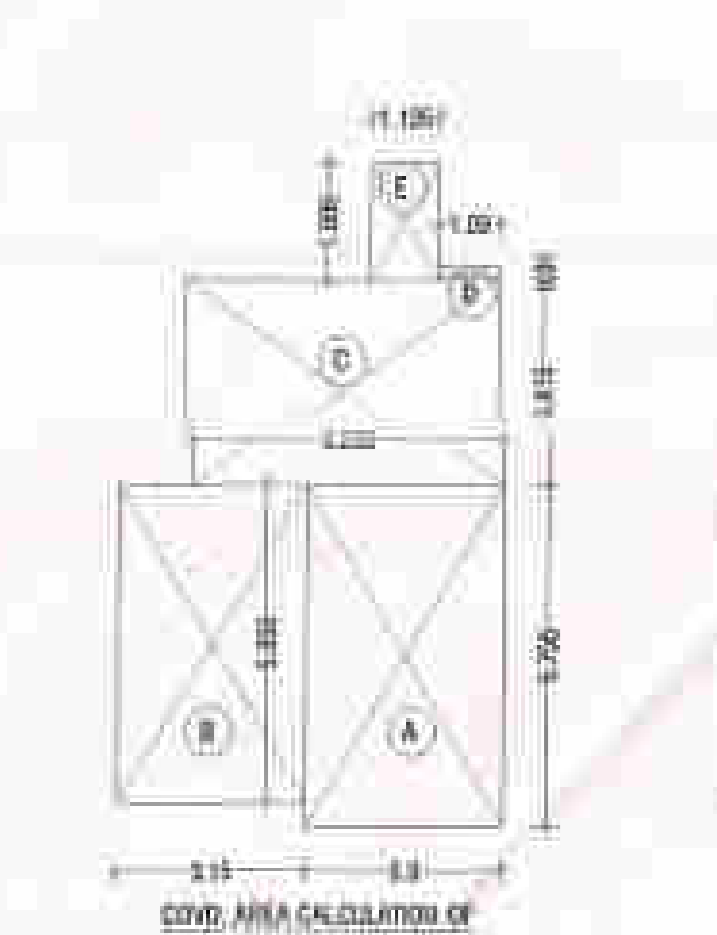
AREA CALCULATION OF BALCONY - UNIT-A,C & D

NOS.	L	B	AREA IN SQ.M	
A	1	3.300	1.500	4.950
B	0.5	0.400	0.400	0.160
C	1	3.150	1.500	4.725
TOTAL				9.835

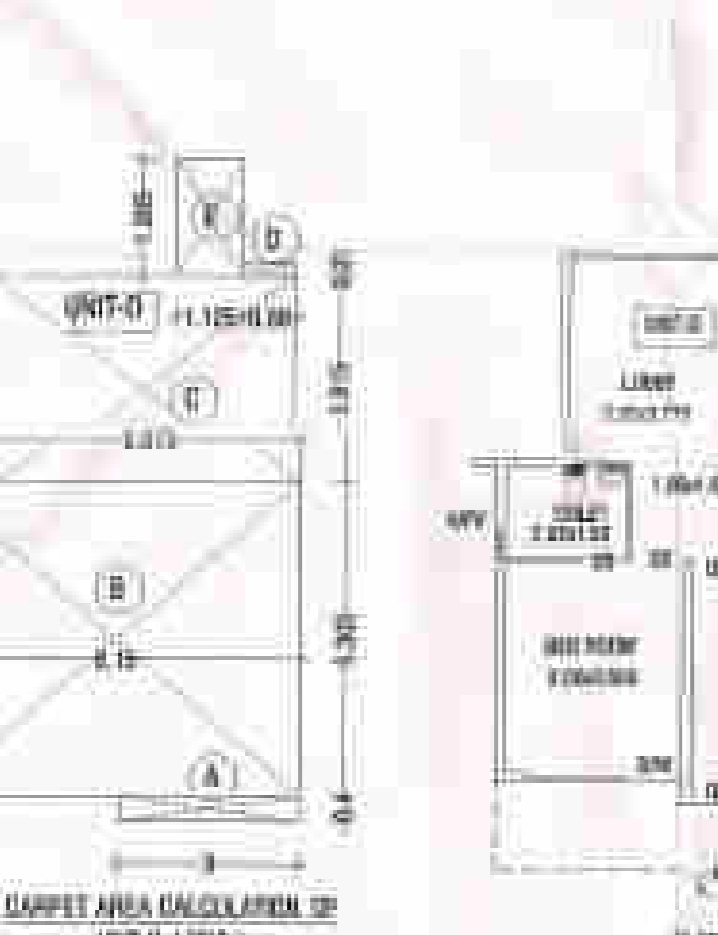


BALCONY AREA CALCULATION TYPE - A

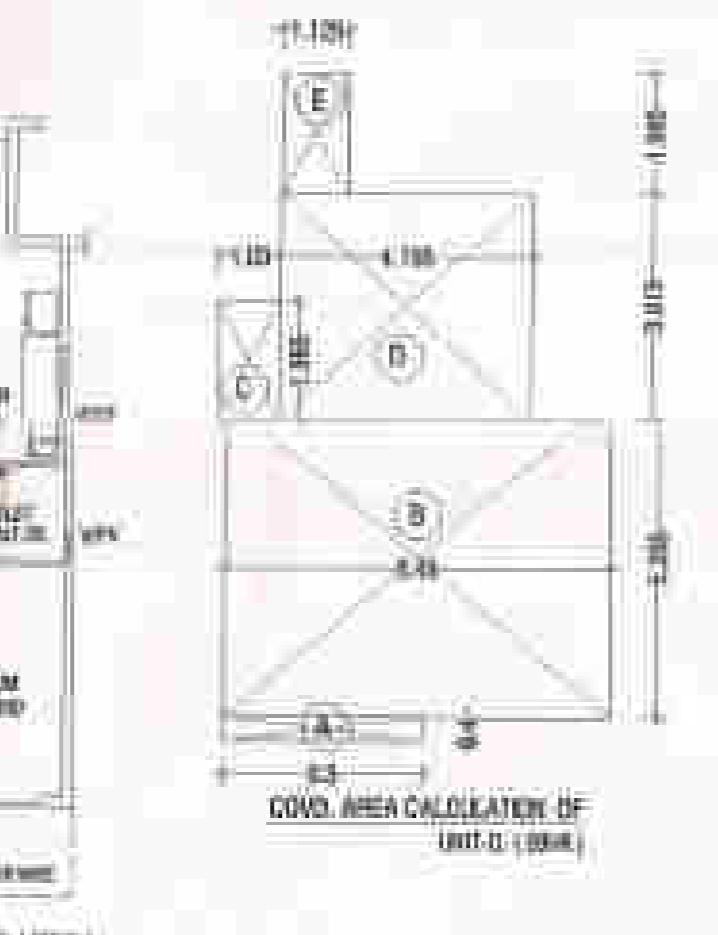
BALCONY AREA CALCULATION TYPE - A,C & D



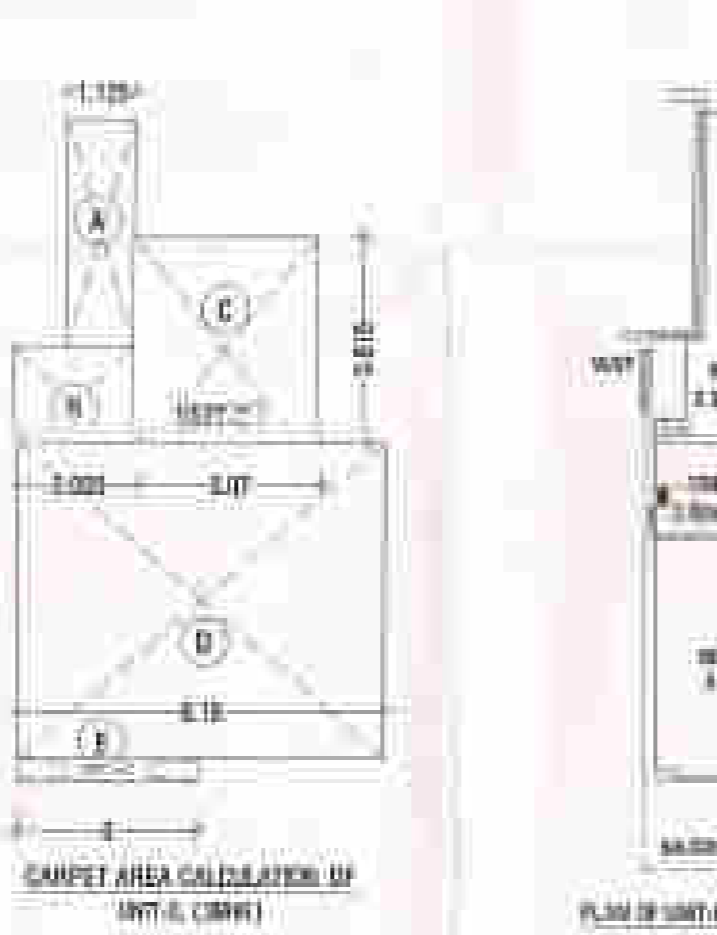
COVD. AREA CALCULATION OF UNIT-A (2BHK)



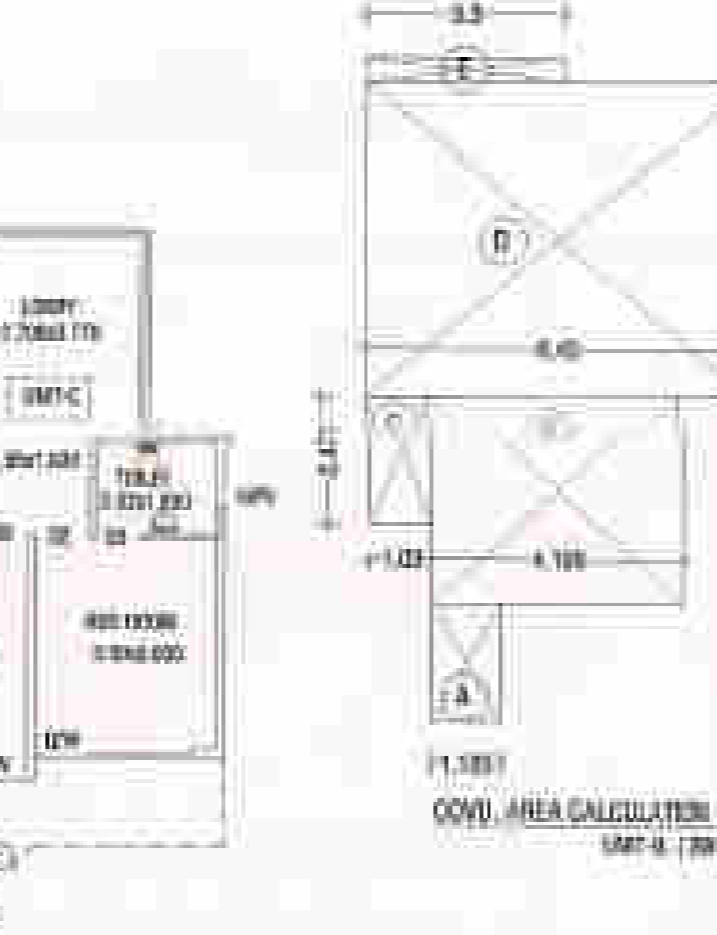
SARPE AREA CALCULATION OF UNIT-B (2BHK)



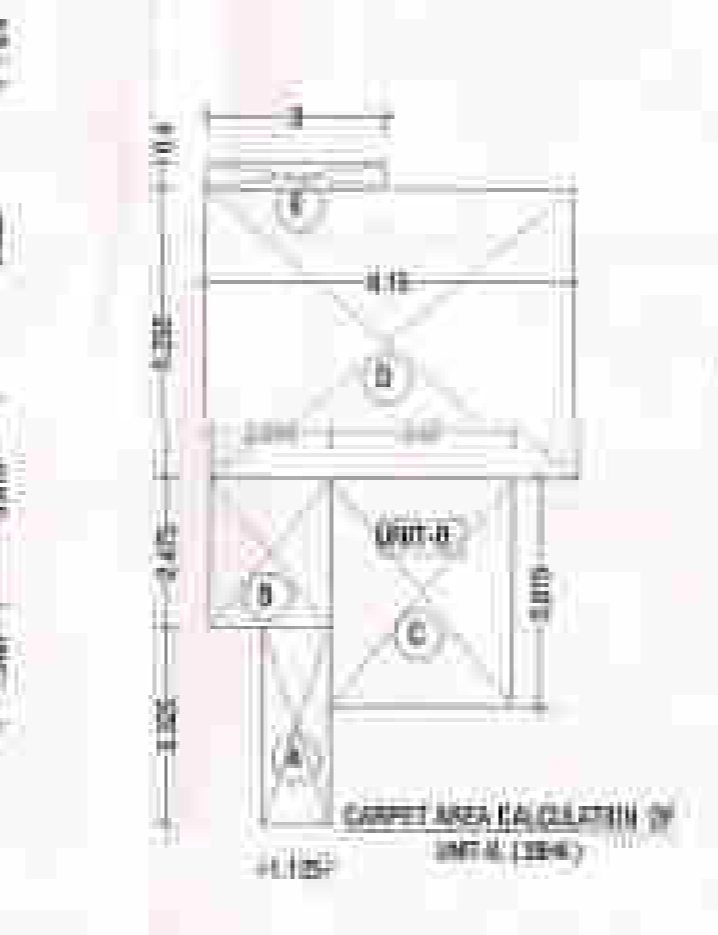
COVD. AREA CALCULATION OF UNIT-C (2BHK)



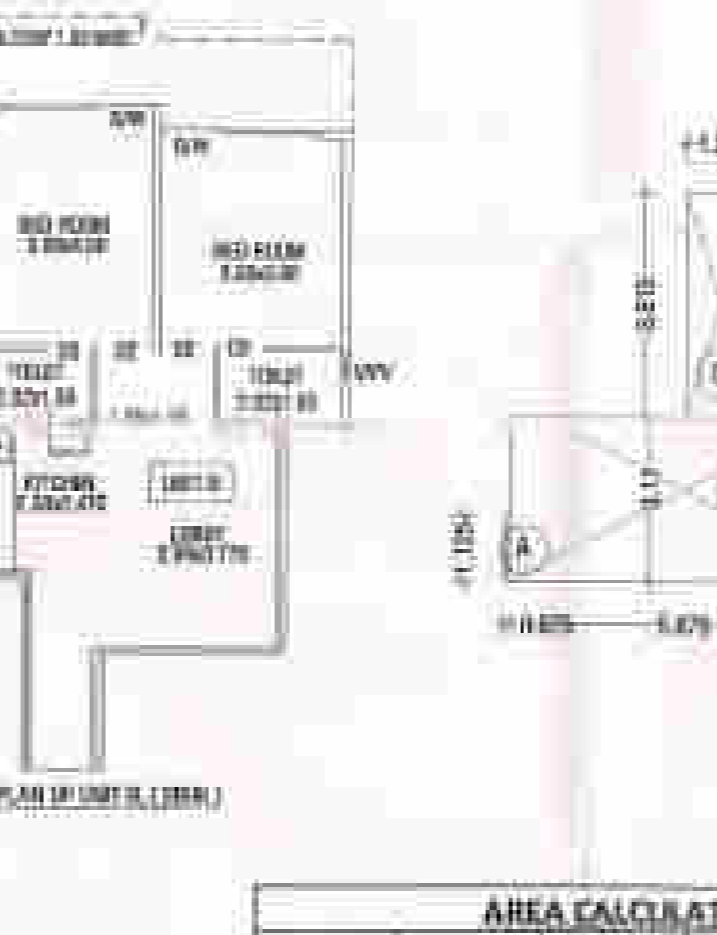
CARPET AREA CALCULATION OF UNIT-D (2BHK)



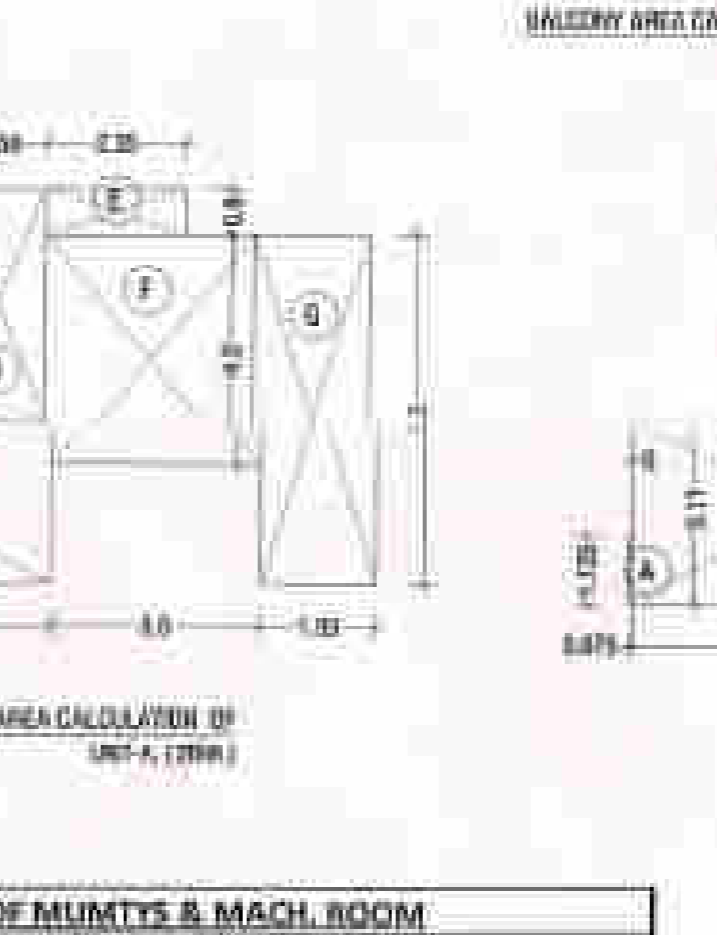
COVD. AREA CALCULATION OF UNIT-E (2BHK)



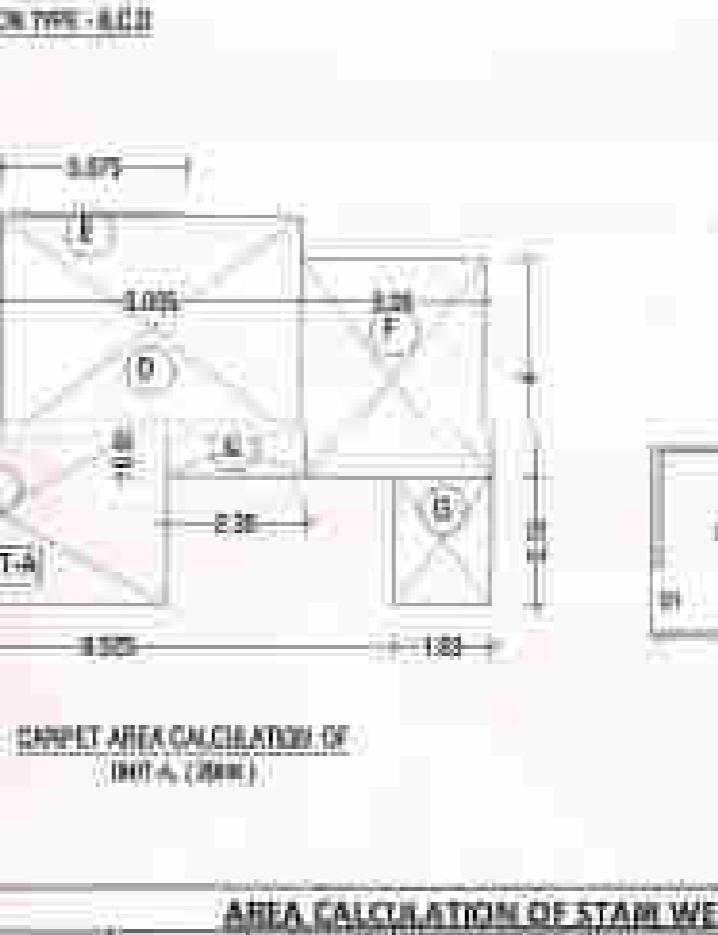
CARPET AREA CALCULATION OF UNIT-F (2BHK)



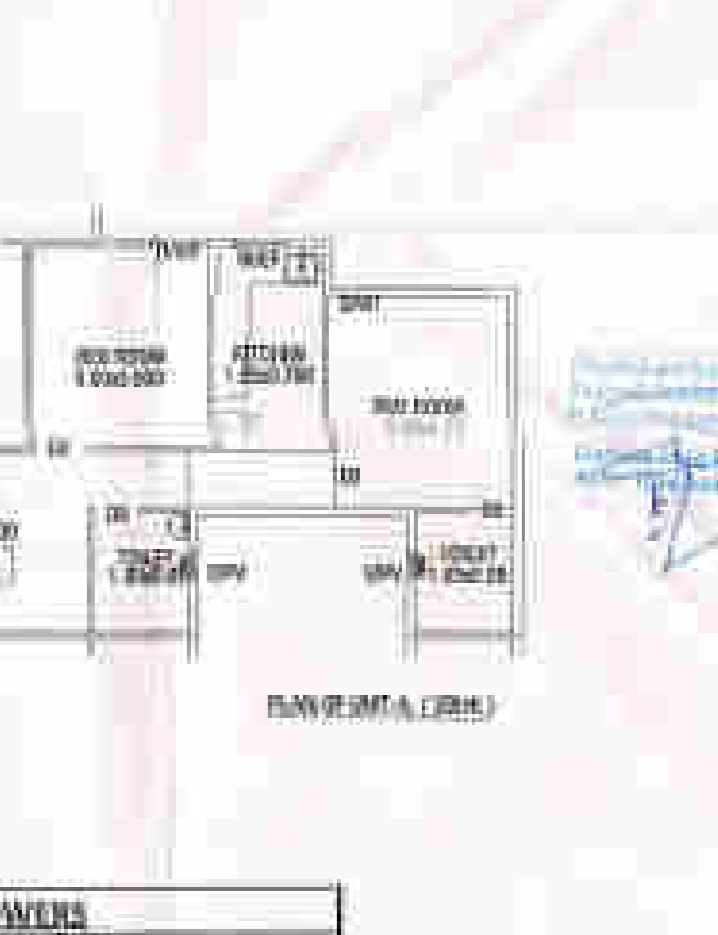
COVD. AREA CALCULATION OF UNIT-G (2BHK)



CARPET AREA CALCULATION OF UNIT-H (2BHK)



COVD. AREA CALCULATION OF UNIT-I (2BHK)



CARPET AREA CALCULATION OF UNIT-J (2BHK)

COVD. AREA DETAIL OF UNIT-A (2BHK)

SL. NO.	RECT.	NOS.	L	B	AREA IN SQ.M
1	A	1	1.850	1.500	2.775
2	B	0.5	0.900	0.400	0.360
3	C	1	0.450	1.100	0.495
TOTAL					3.630

CARPET AREA DETAIL OF UNIT-B (2BHK)

SL. NO.	RECT.	NOS.	L	B	AREA IN SQ.M
1	A	1	1.850	3.000	5.550
2	B	1	1.850	1.850	3.425
3	C	1	3.200	0.700	2.240
4	D	1	1.200	0.770	0.924
5	E	1	4.410	2.860	12.613
6	F	1	2.960	3.910	11.574
TOTAL					35.441

COVD. AREA DETAIL OF UNIT-C (2BHK)

SL. NO.	RECT.	NOS.	L	B	AREA IN SQ.M
1	A	1	1.850	1.500	2.775
2	B	0.5	0.400	0.400	0.160
3	C	1	3.150	1.500	4.725
TOTAL					7.660

CARPET AREA DETAIL OF UNIT-D (2BHK)

SL. NO.	RECT.	NOS.	L	B	AREA IN SQ.M
1	A	1	1.850	3.000	5.550
2	B	1	1.850	1.850	3.425
3	C	1	4.410	2.860	12.613
4	D	1	2.960	3.920	11.627
TOTAL					23.215

COVD. AREA DETAIL OF UNIT-E (2BHK)

SL. NO.	RECT.	NOS.	L	B	AREA IN SQ.M
1	A	1	1.850	1.500	2.775
2	B	0.5	0.400	0.400	0.160
3	C	1	3.150	1.500	4.725
TOTAL					7.660

CARPET AREA DETAIL OF UNIT-F (2BHK)

SL. NO.	RECT.	NOS.	L	B	AREA IN SQ.M
1	A	1	1.850	3.000	5.550
2	B	1	1.850	1.850	3.425
3	C	1	4.410	2.860	12.613
4	D	1	2.960	3.920	11.627
TOTAL					23.215

COVD. AREA DETAIL OF UNIT-G (2BHK)

SL. NO.	RECT.	NOS.	L	B	AREA IN SQ.M
1	A	1	1.850	1.500	2.775
2	B	0.5	0.400	0.400	0.160
3	C	1	3.150	1.500	4.725
TOTAL					7.660

CARPET AREA DETAIL OF UNIT-H (2BHK)

SL. NO.	RECT.	NOS.	L	B	AREA IN SQ.M
1	A	1	1.850	3.000	5.550
2	B	1	1.850	1.850	3.425
3	C	1	4.410	2.860	12.613
4	D	1	2.960	3.920	11.627
TOTAL					23.215

COVD. AREA DETAIL OF UNIT-I (2BHK)

SL. NO.	RECT.	NOS.	L	B	AREA IN SQ.M
1	A	1	1.850	1.500	2.775
2	B	0.5	0.400	0.400	0.160
3	C	1	3.150	1.500	4.725
TOTAL					7.660

PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING COLONY OVER AN AREA MEASURING -5.6972 ACRES (LIC No.135 of 2019 Dated, 16.12.2019) OF VILLAGE-ULAWAS & BHRAMPUR, SECTOR-58, GURUGRAM BEING DEVELOPED BY GOLDEN VIEW BUILDERS PVT. LTD. & OTHERS C/O COMMANDER REALTORS PVT. LTD.

TYPE -A (2BHK)
 SUBMISSION FLOOR PLAN & CARPET AREA OF TOWER -3 TYPE-A (2BHK-G+6)
 RAO AND ASSOCIATE
 124, D.C. Park, Gurgaon-122001
 Ph: 01247083751, 01247083752

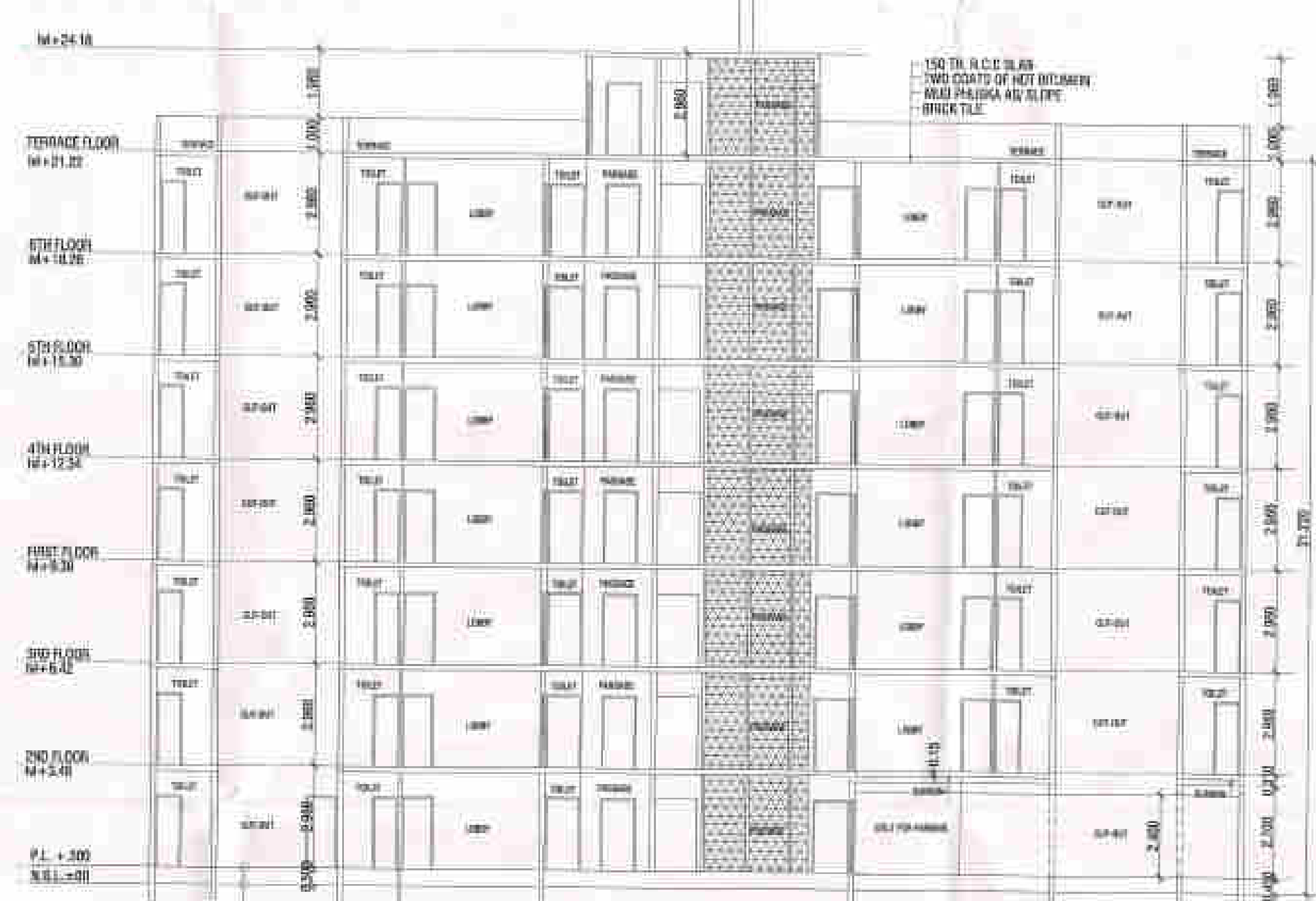

 RAJESH DUTTA
 J0110

PROPOSED BUILDING PLAN OF
 AFFORDABLE GROUP HOUSING
 COLONY OVER AN AREA
 MEASURING 5.6872 ACRES
 (S.C. No 133 of 2019 Dated 16.12.2019) OF
 VILLAGE - ULAWA & BEHAMPUR,
 SECTOR-59, GURUGRAM
 BEING DEVELOPED BY
 GOLDEN VIEW BUILDERS PVT. LTD. &
 OTHERS C/O COMMANDER REALTORS
 PVT. LTD.



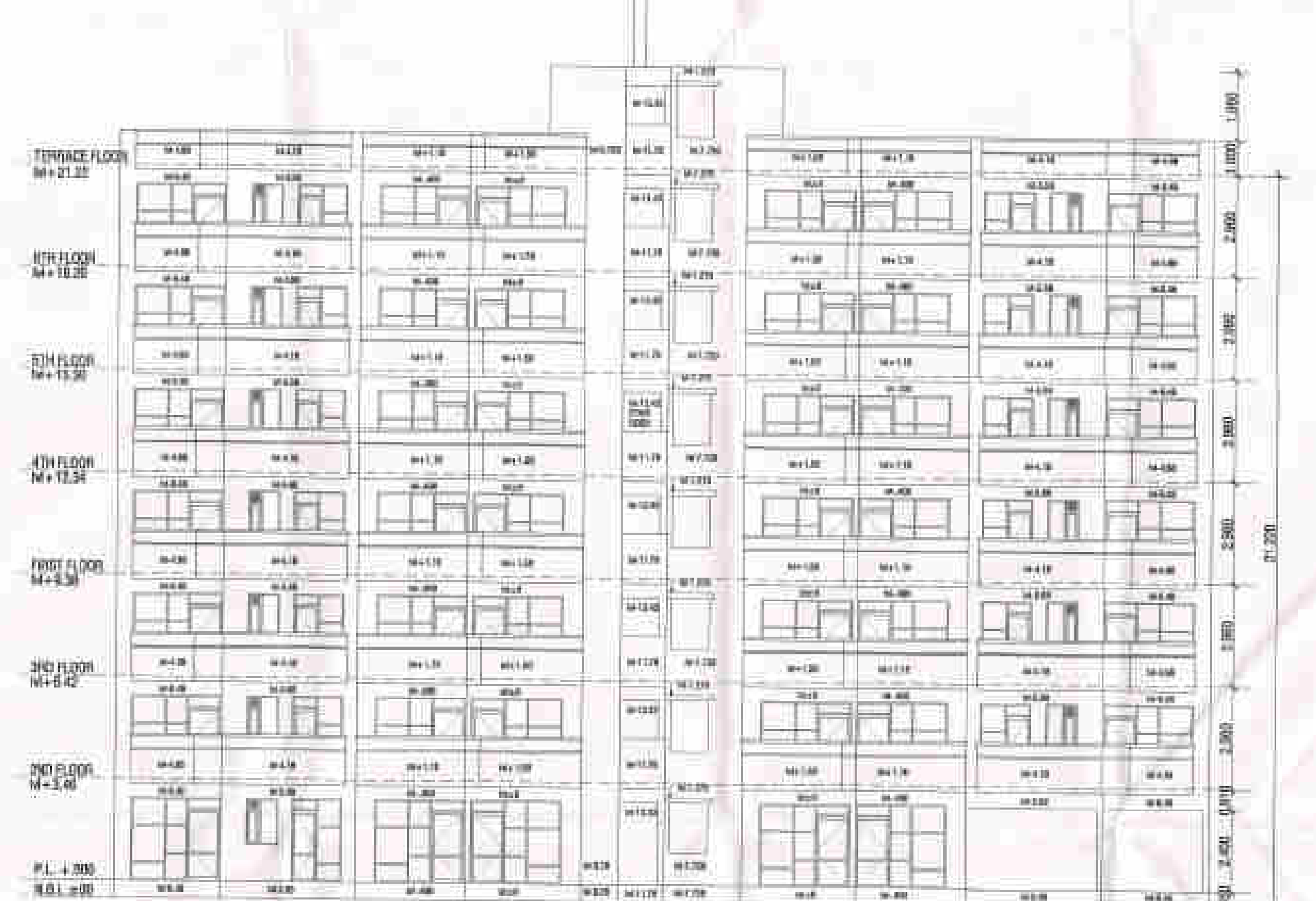
SECTION AT - A-A
(G.F. +6 Floor)

150 TH. R.C.C. SLAB
 120 TH. P.C.C. (4:6)
 100 TH. BRICK BATS
 EARTH FILLING



SECTION AT - B-B
(G.F. +6 Floor)

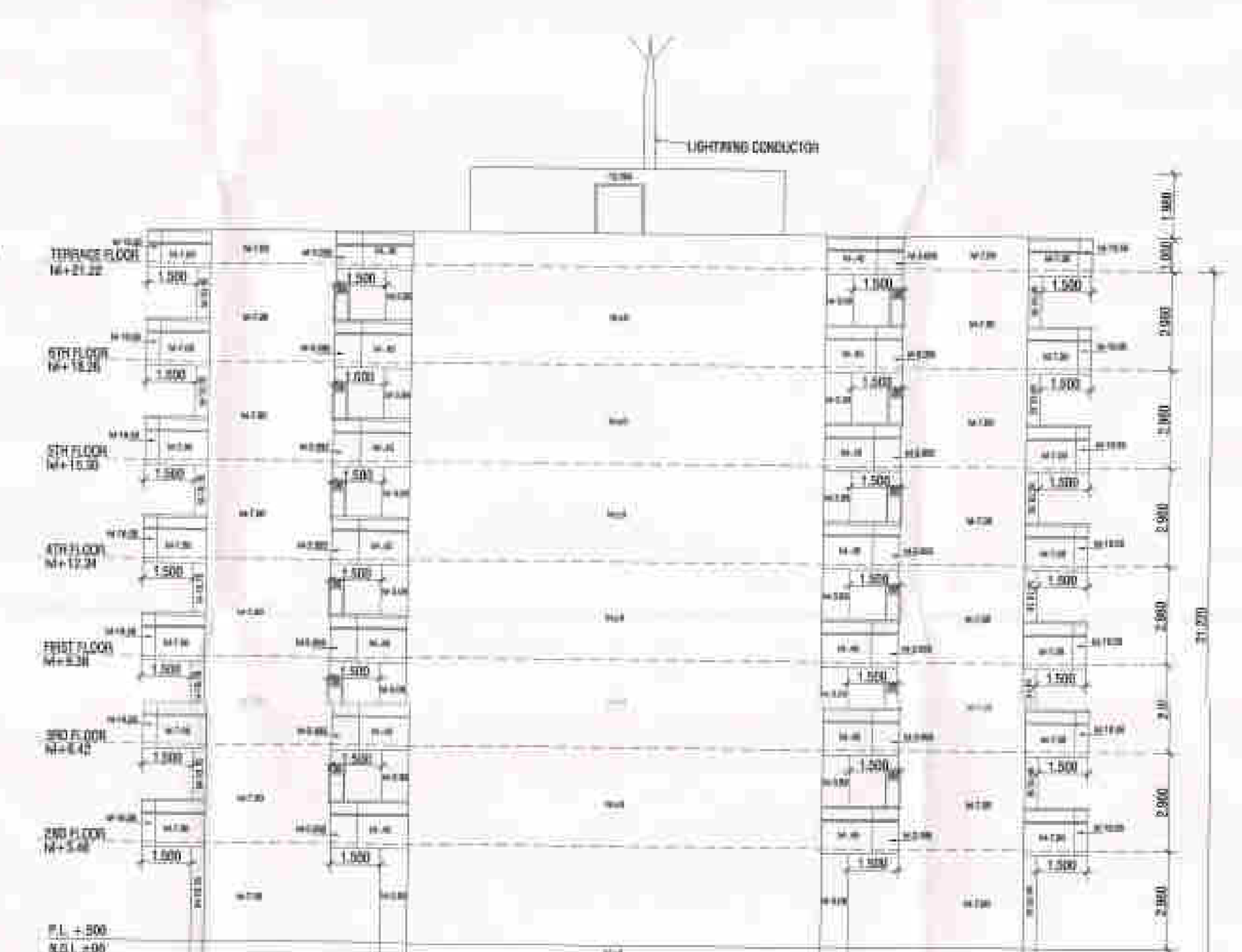
150 TH. R.C.C. SLAB
 120 TH. P.C.C. (4:6)
 100 TH. BRICK BATS
 EARTH FILLING



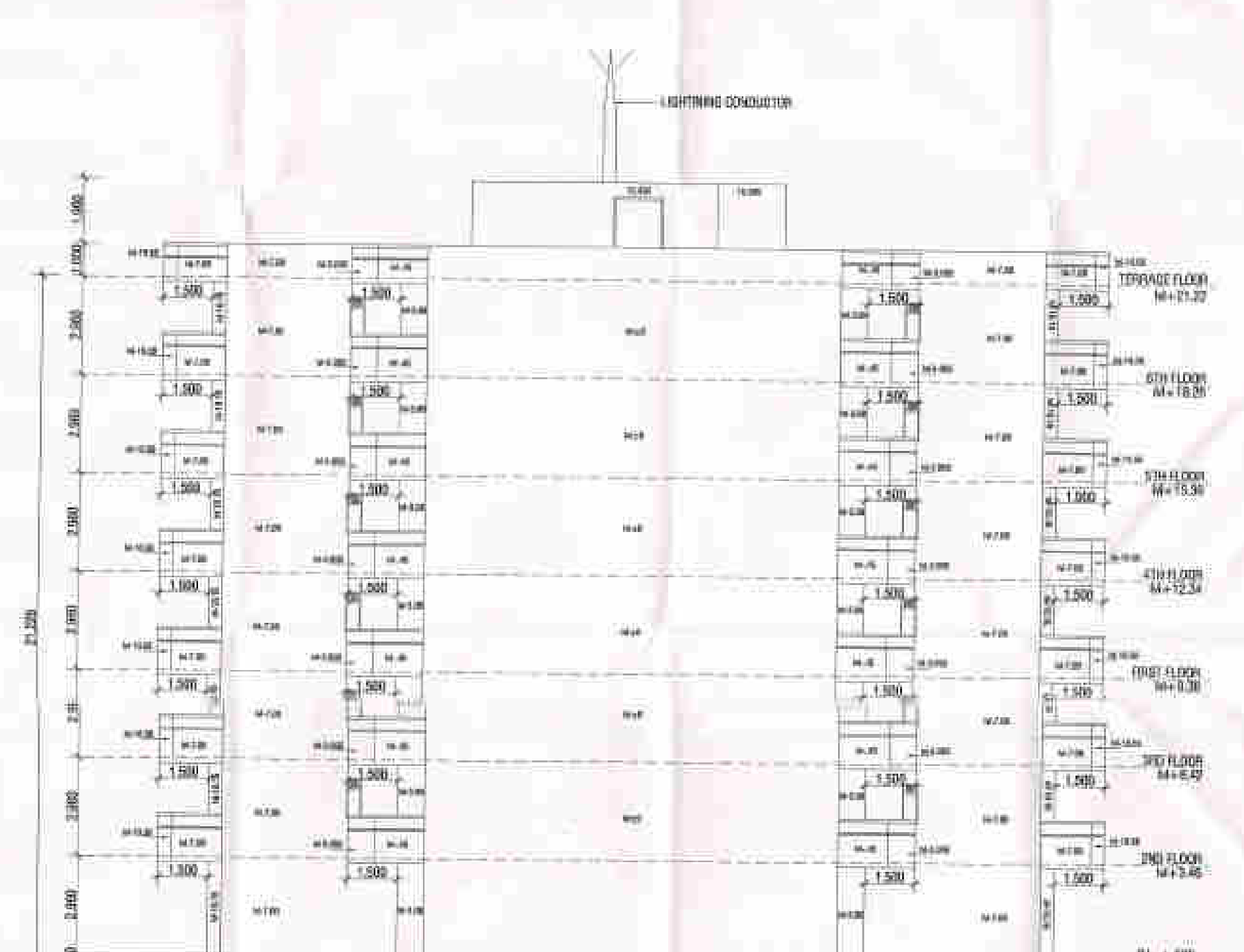
ELEVATION - 1 (FRONT)
G.F. +6 Floor



ELEVATION - 2 (REAR)
G.F. +6 Floor



ELEVATION - 3 (RIGHT SIDE)
G.F. +6 Floor

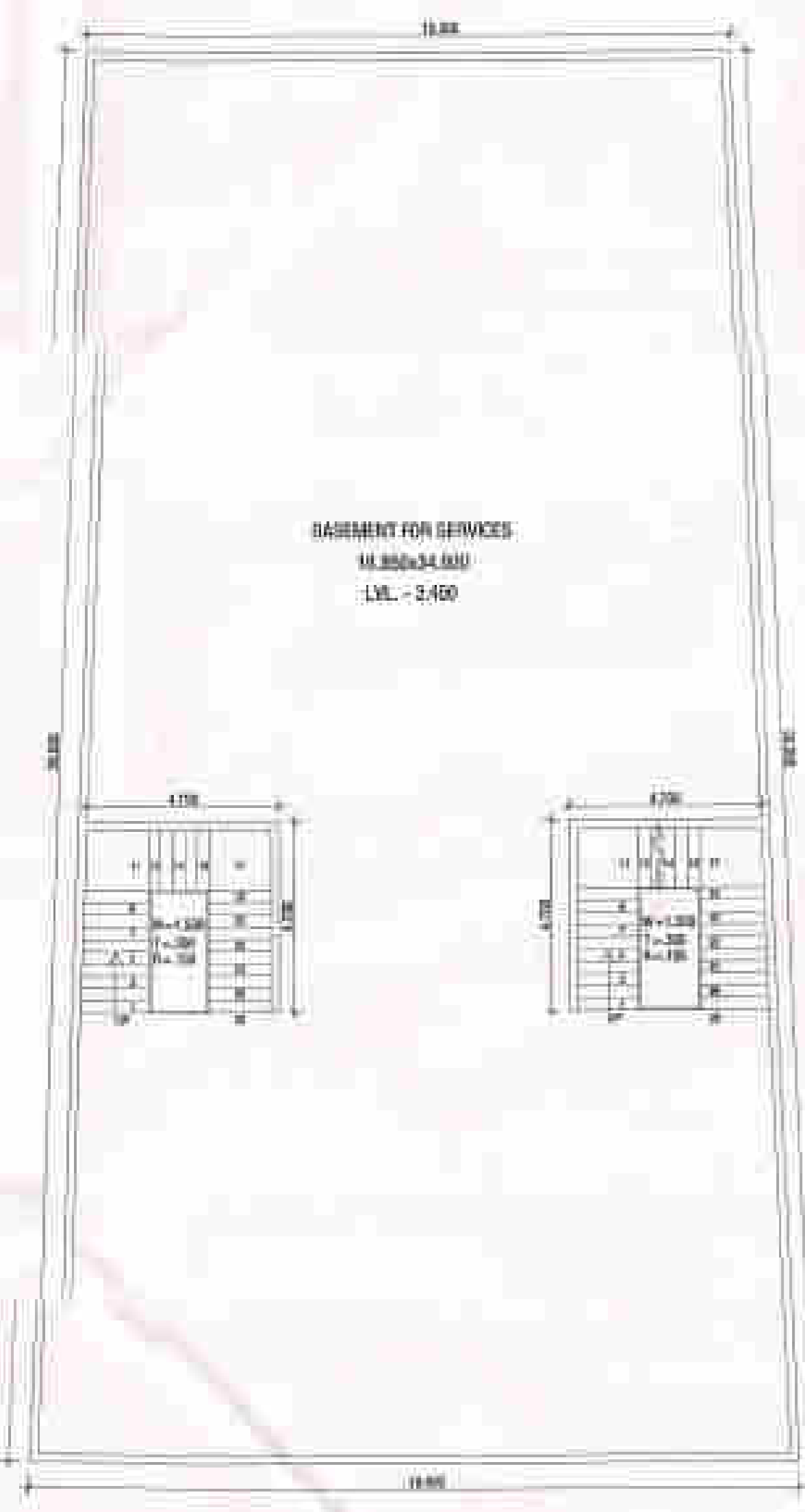


ELEVATION - 4 (LEFT SIDE)
G.F. +6 Floor

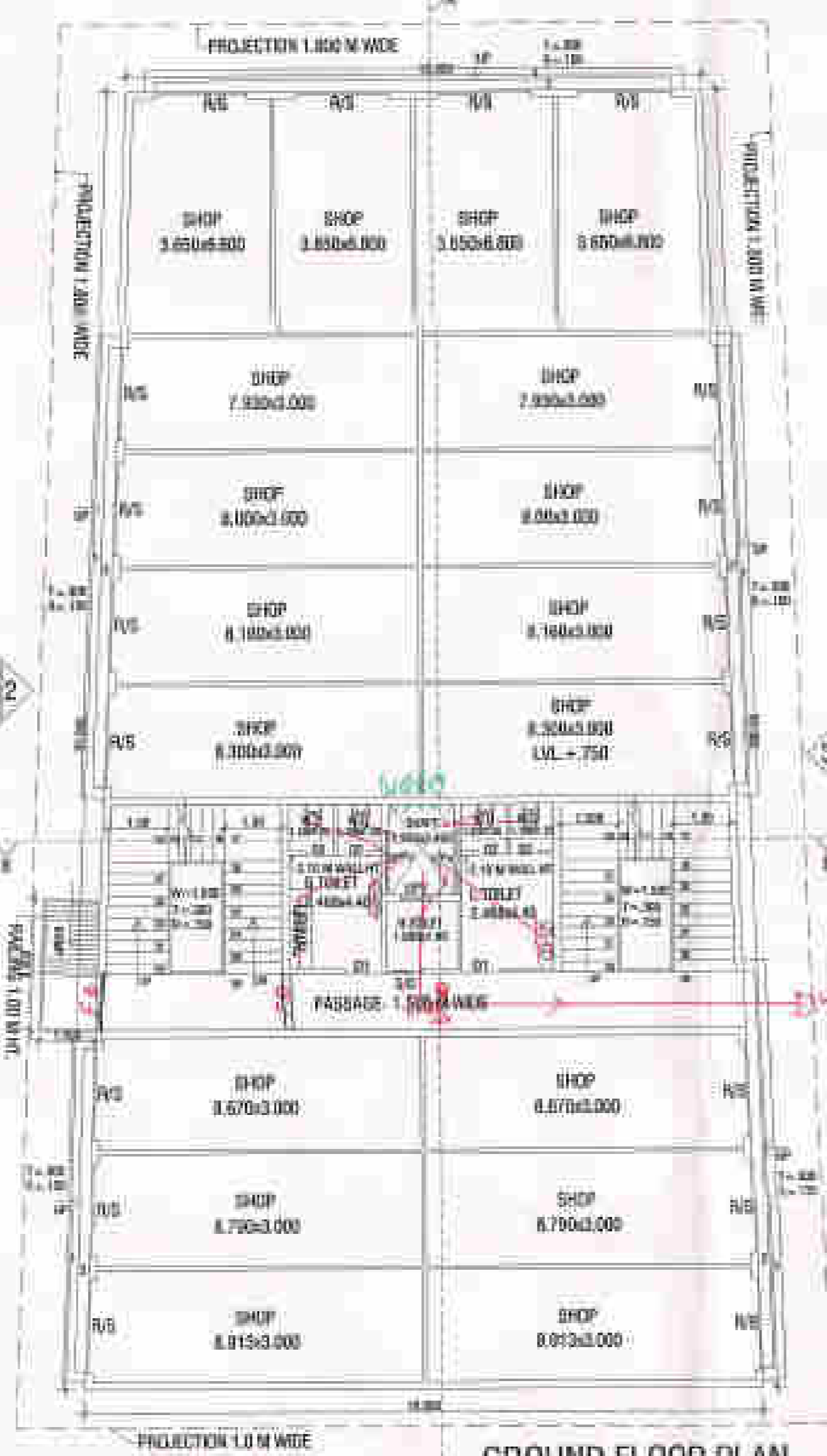
TYPE - A (TUBE)
 HUBBARD ELEVATION AC
 SECTION OF TOWER - 4 TYPES - A
 1. 2000-G-9

RAJESH DUTTA
 CIVIL ENGINEER
 RAJESH DUTTA & ASSOCIATE
 27A, U.V. PETA - IV, Gurgaon - 122002
 Ph: 2647795-07, 881113085-7

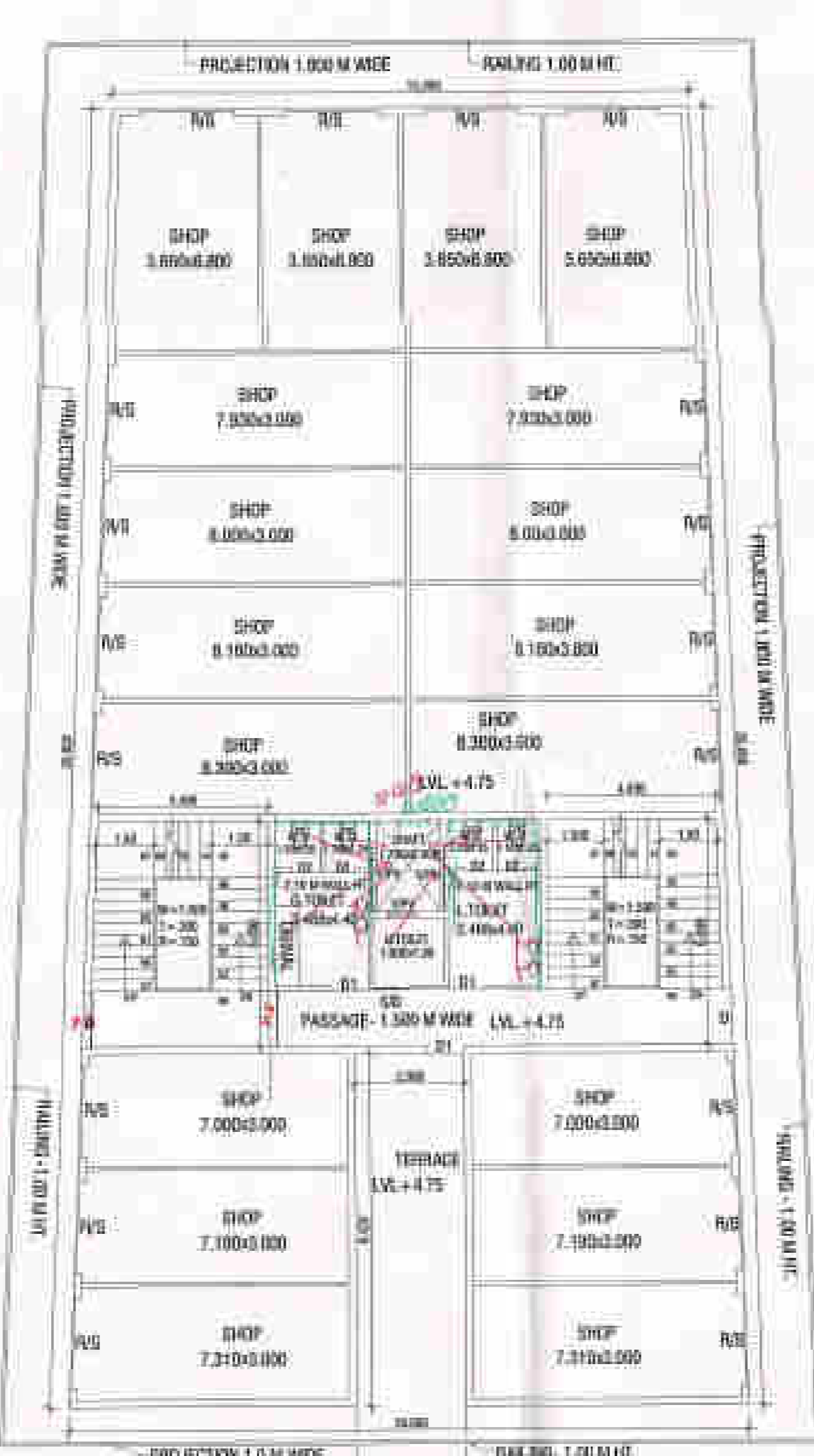
PROJECT NO: RA-6007
 SHEET NO: A-7/11a
 DATE: 2023
 SCALE: 1:100
 PROJECTED BY: RAJESH DUTTA
 CHECKED BY: RAJESH DUTTA
 APPROVED BY: RAJESH DUTTA
 RAJESH DUTTA & ASSOCIATE



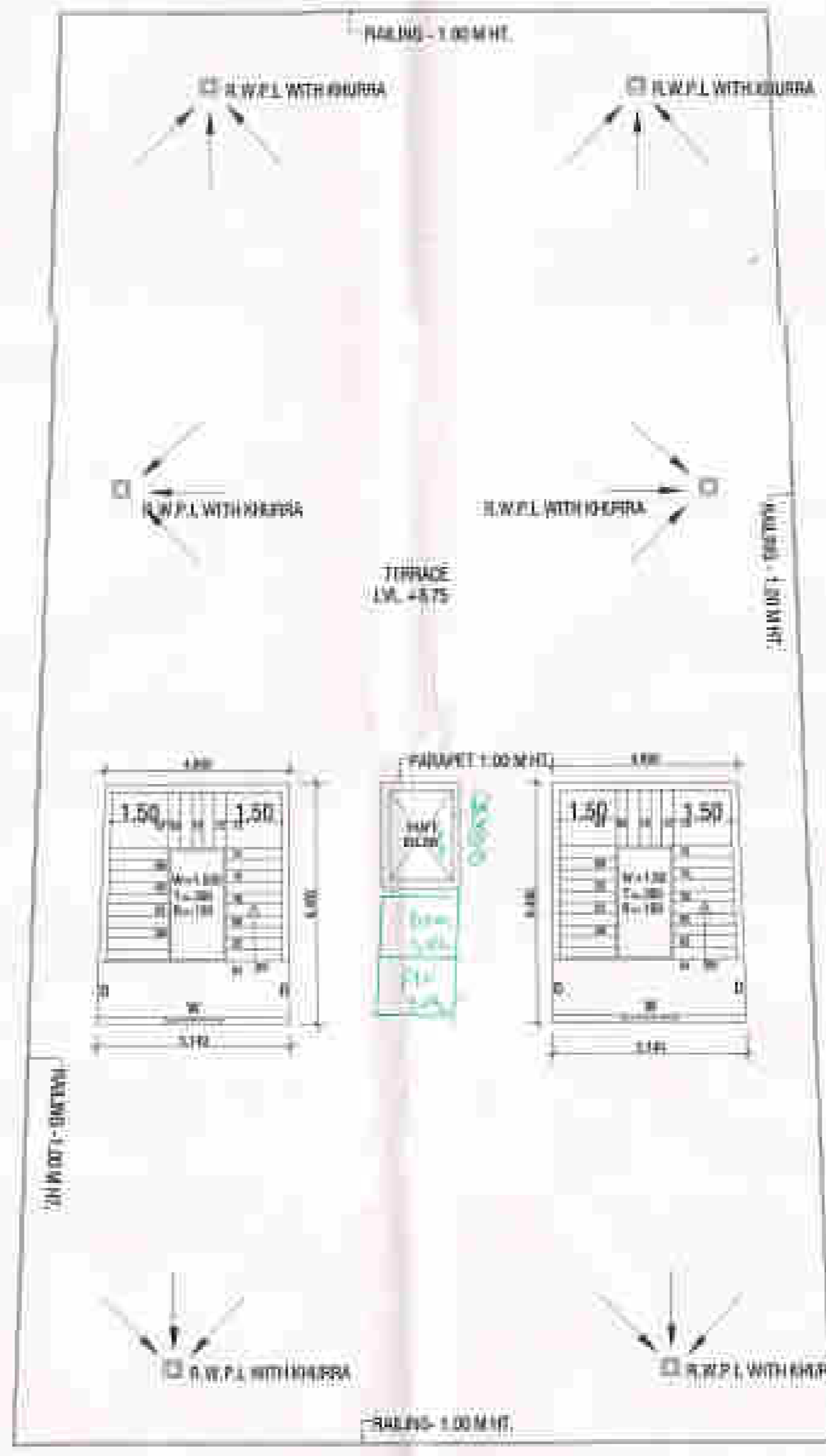
BASEMENT FLOOR PLAN



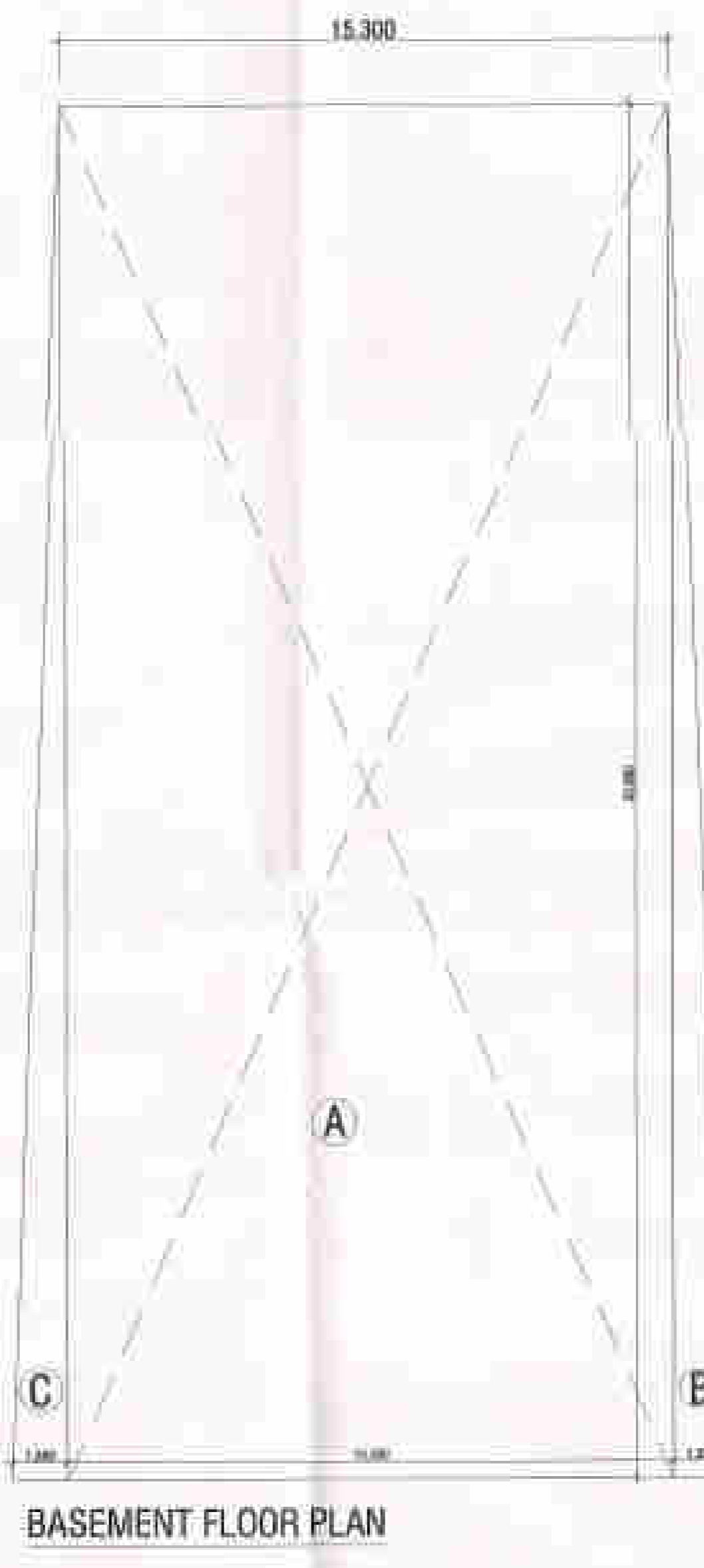
GROUND FLOOR PLAN



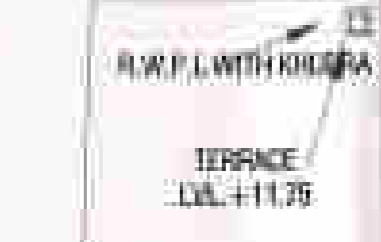
FIRST FLOOR PLAN



TERRACE PLAN



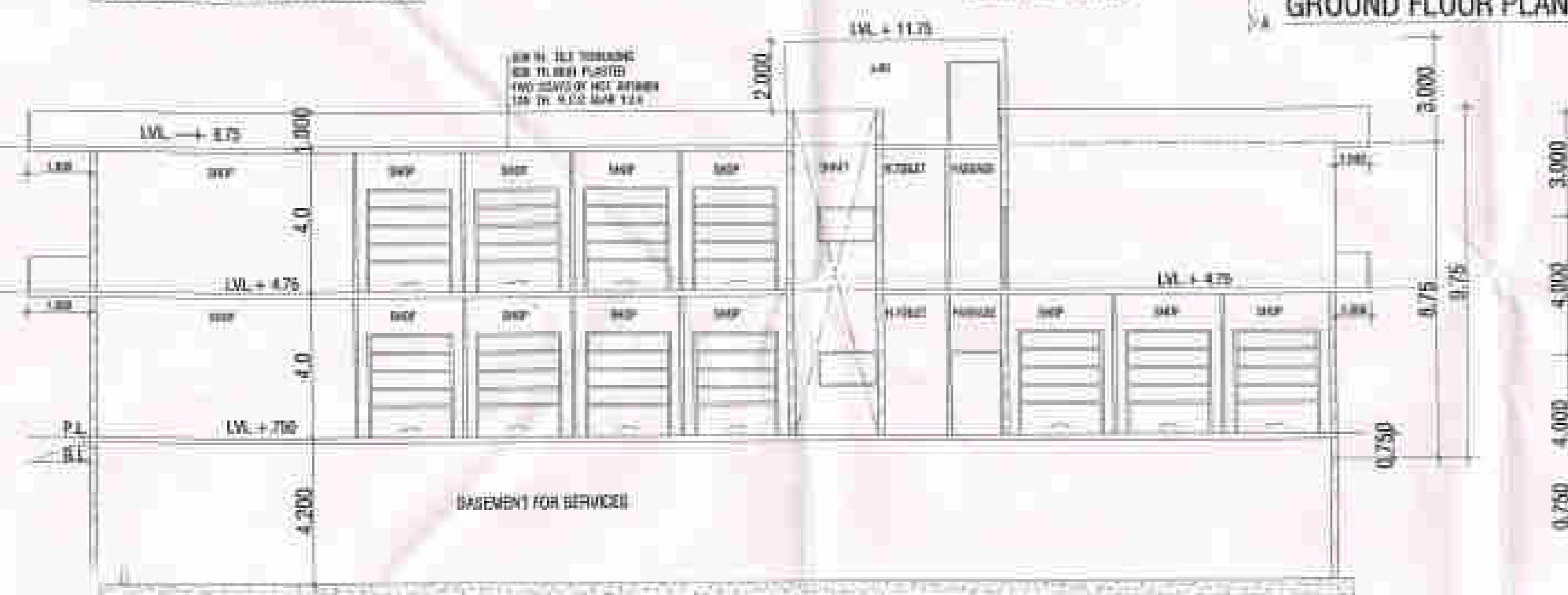
BASEMENT FLOOR PLAN



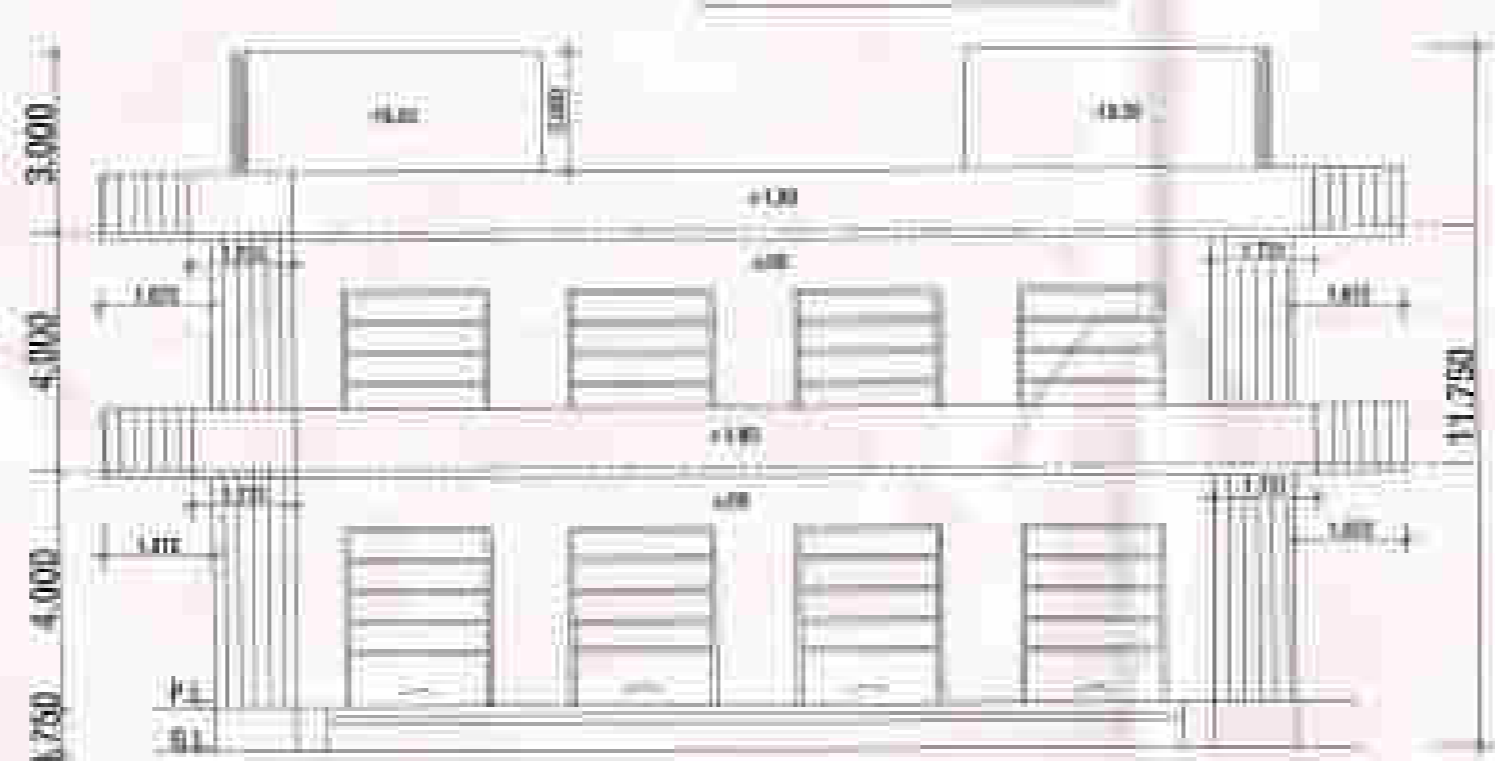
MUMTY TERRACE



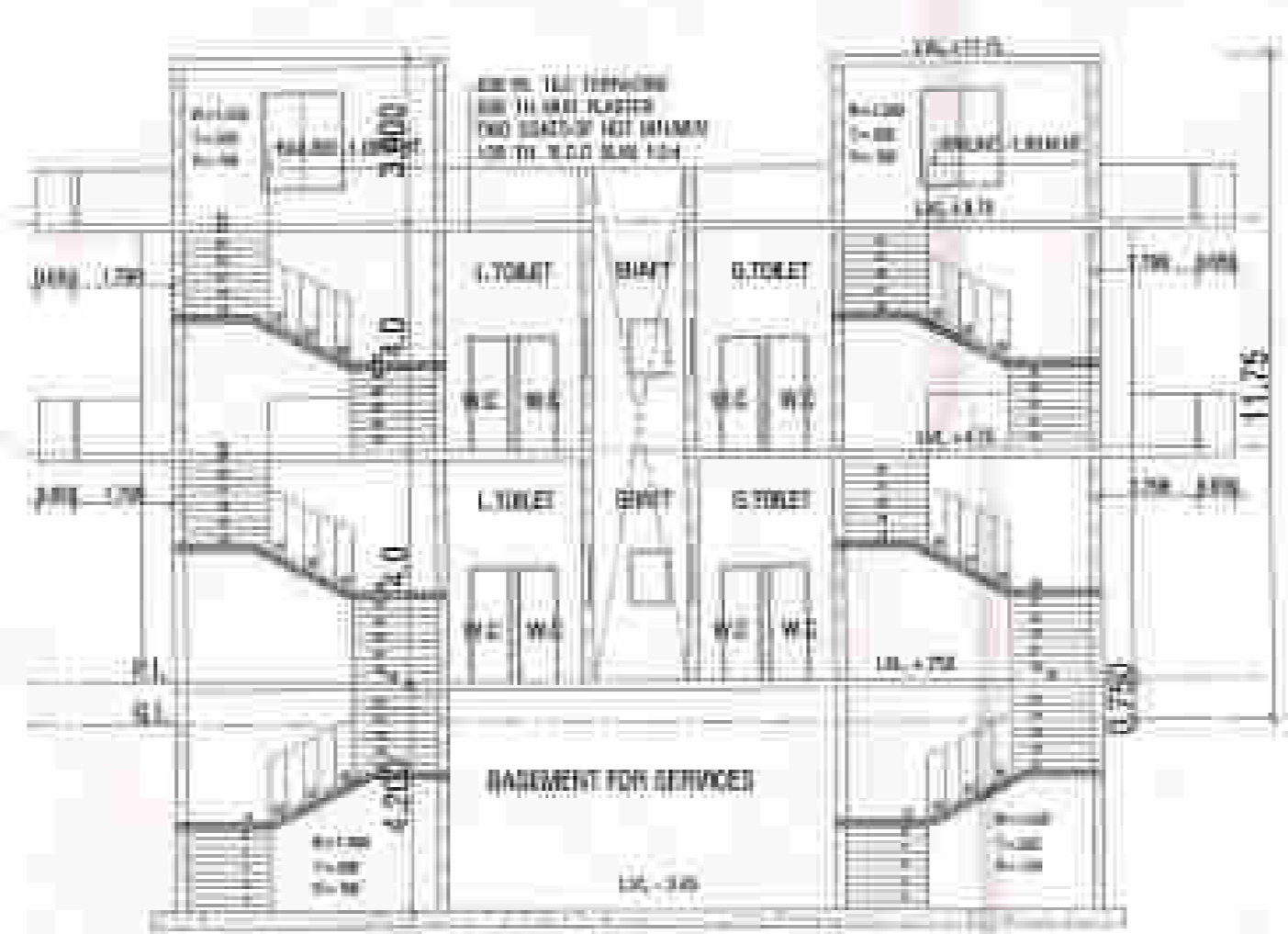
MUMTY TERRACE



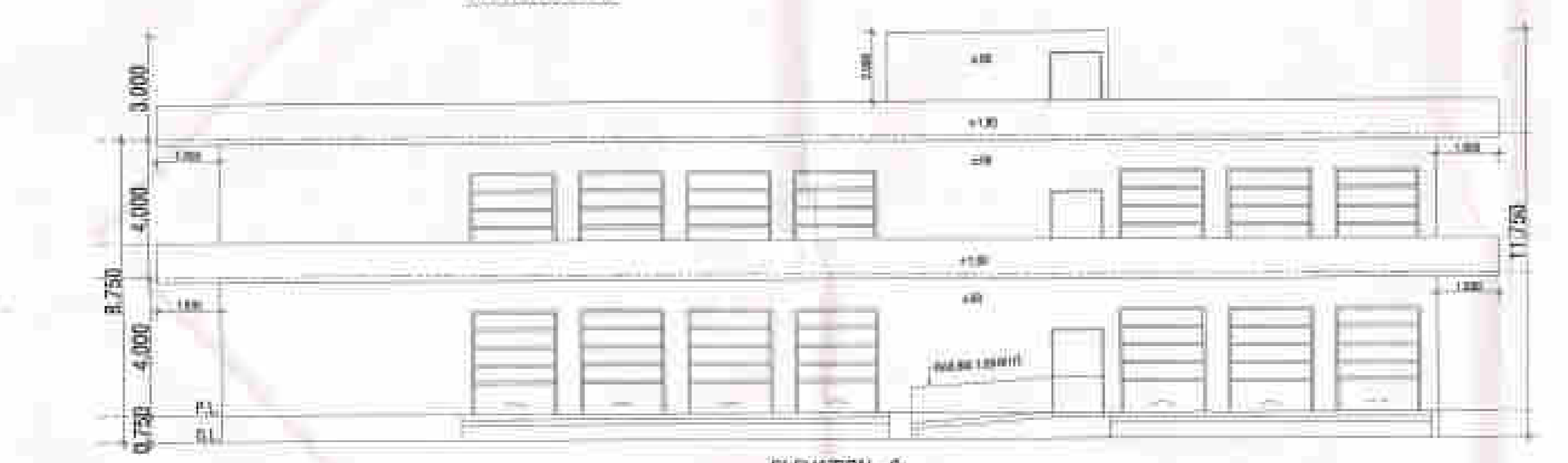
SECTION AT - A A



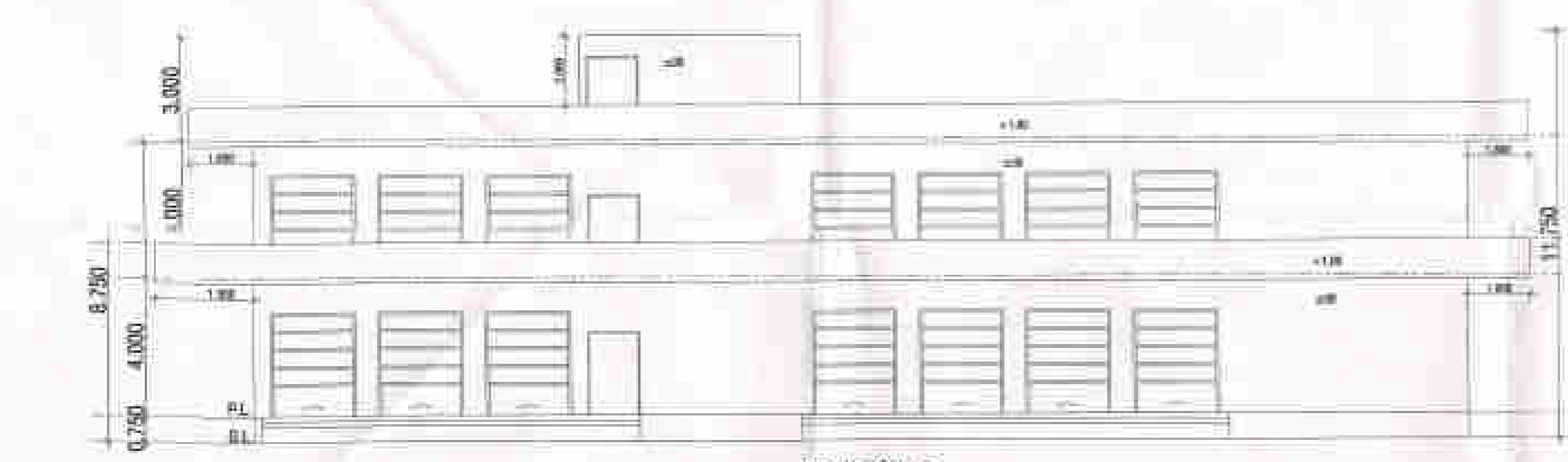
ELEVATION - 1



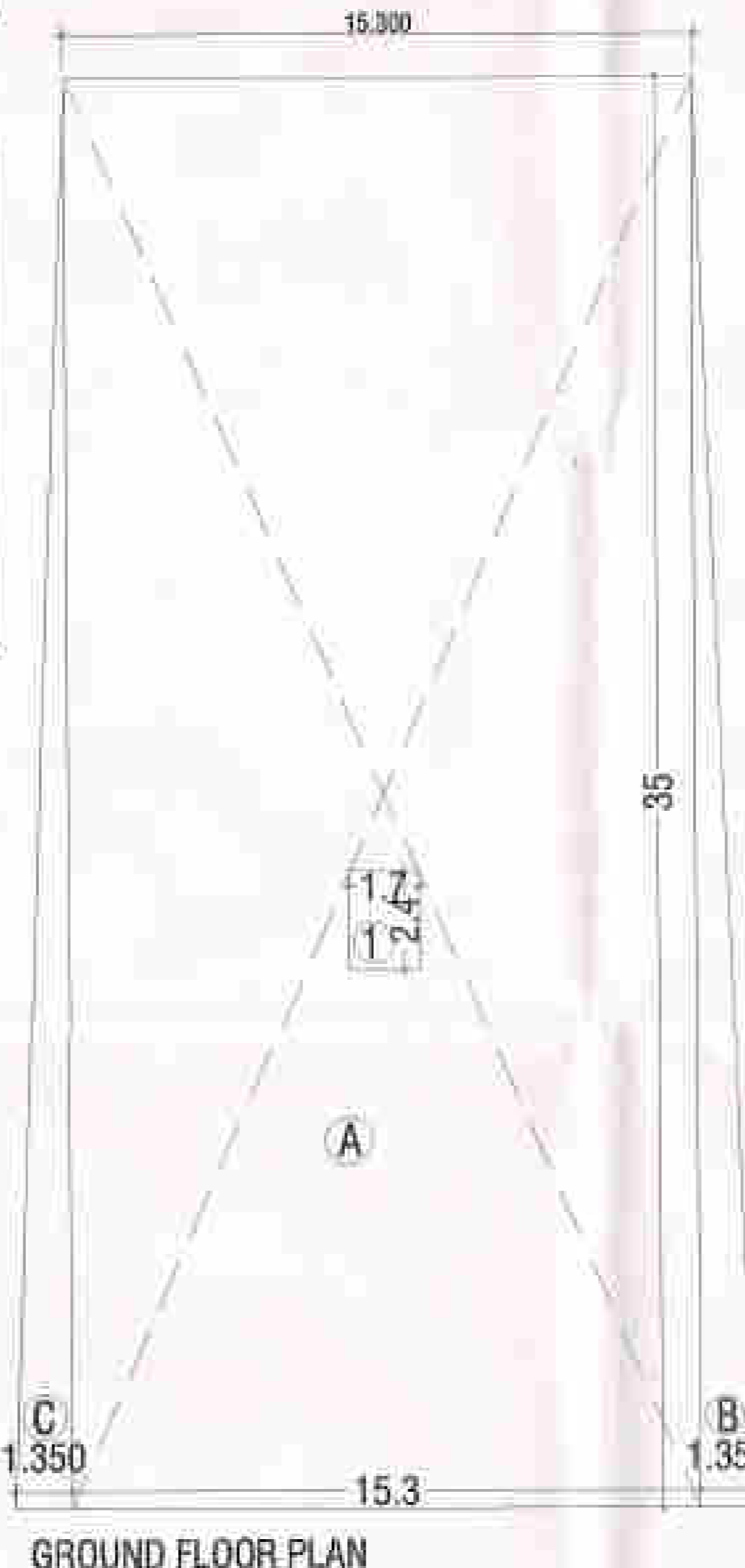
SECTION AT - B B



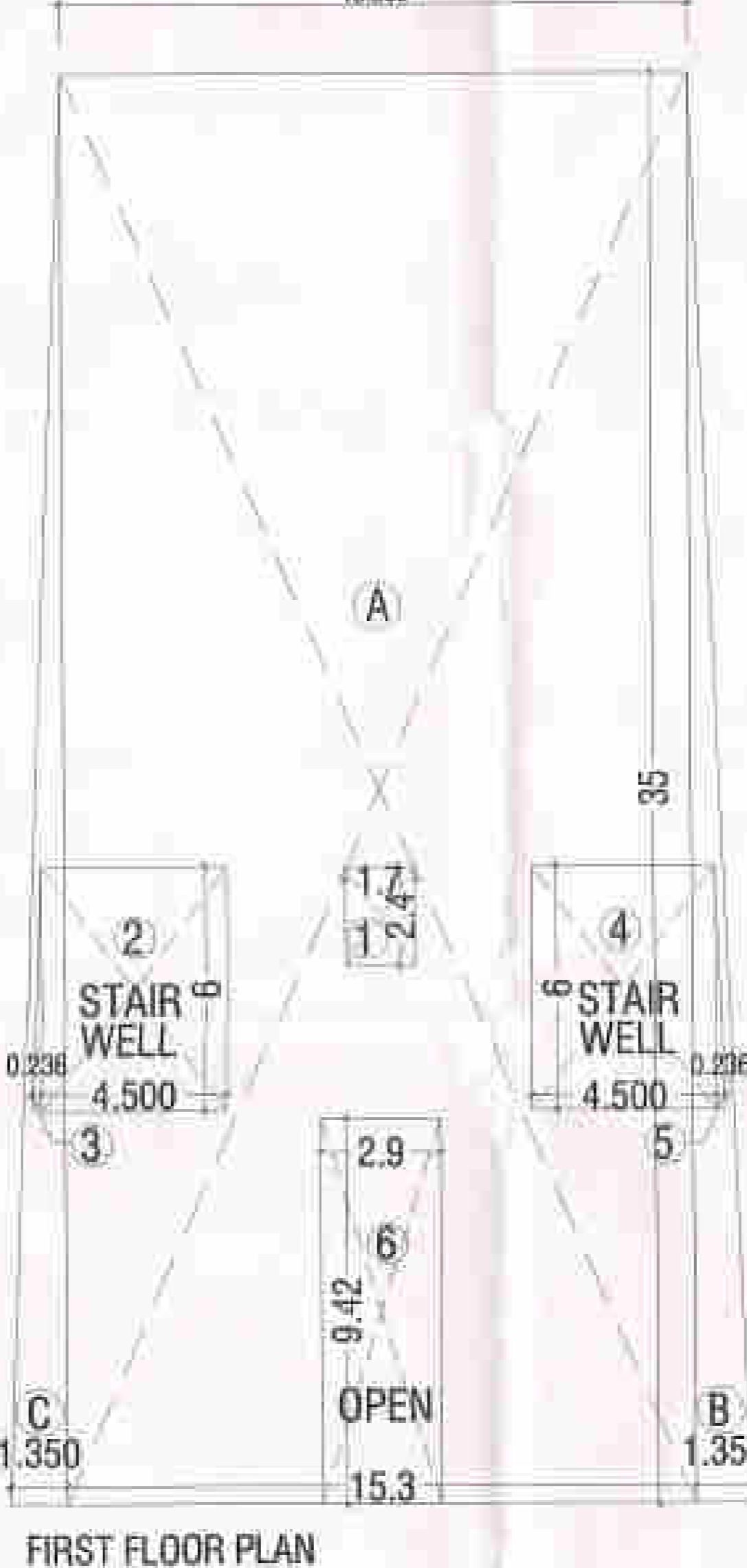
ELEVATION - 2



ELEVATION - 3



GROUND FLOOR PLAN



FIRST FLOOR PLAN

AREA DIAGRAM

BLOCK-1

AREA CALCULATION OF GROUND FLOOR - COMMERCIAL

RECT.	MOS.	L.	B.	AREA IN SQ.M.
A	1	15.300	35.000	535.500
B	0.5	1.350	35.000	47.250
C	0.5	1.350	35.000	47.250
DEDUCTIONS				
1	1	1.7	2.4	4.080
TOTAL				582.750

AREA CALCULATION OF FIRST FLOOR - COMMERCIAL

RECT.	MOS.	L.	B.	AREA IN SQ.M.
A	1	15.300	35.000	535.500
B	0.5	1.350	35.000	47.250
C	0.5	1.350	35.000	47.250
DEDUCTIONS				
SHAFT (1)	1	1.7	2.4	4.080
STAIR WELL (2)	1	4.5	1.0	4.500
STAIR (3)	0.5	0.336	6.000	2.016
STAIR WELL (4)	1	4.5	1.0	4.500
STAIR (5)	0.5	0.336	6.000	2.016
OPEN (6)	1	2.9	9.42	27.318
TOTAL				499.936
TOTAL COMMERCIAL AREA OF G.F. + FF. FOR FAIR				1074.686

AREA CALCULATION OF BASEMENT FLOOR - COMMERCIAL

RECT.	MOS.	L.	B.	AREA IN SQ.M.
A	1	15.300	35.000	535.500
B	0.5	1.350	35.000	47.250
C	0.5	1.350	35.000	47.250
TOTAL				630.000

MUMTY COVD. AREA

NO.	AREA	AREA	TOTAL AREA
1	2	4.900	6.400
2	2	0.336	0.672
TOTAL AREA			7.072

STAIR CASE WELL COVD. AREA

F.F.	NO.	AREA	TOTAL AREA
G.F.	2	4.5	9.000
F.F.	2	0.336	0.672
TOTAL AREA			9.672

TOTAL COMMERCIAL AREA INCL. MUMTY + BASEMENT+STAIR WELL: 1778.513

PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING COLONY OVER AN AREA MEASURING - 5.0872 ACRES (G.O. No. 13 of 2019 Dated: 19.12.2019) OF VILLAGE - ULLANAG & BHRAMPUR SECTOR-5B, BURUDRAM BEING DEVELOPED BY GOLDEN VIEW BUILDERS PVT. LTD. & OTHERS G/O COMMANDER REALTORS PVT. LTD.

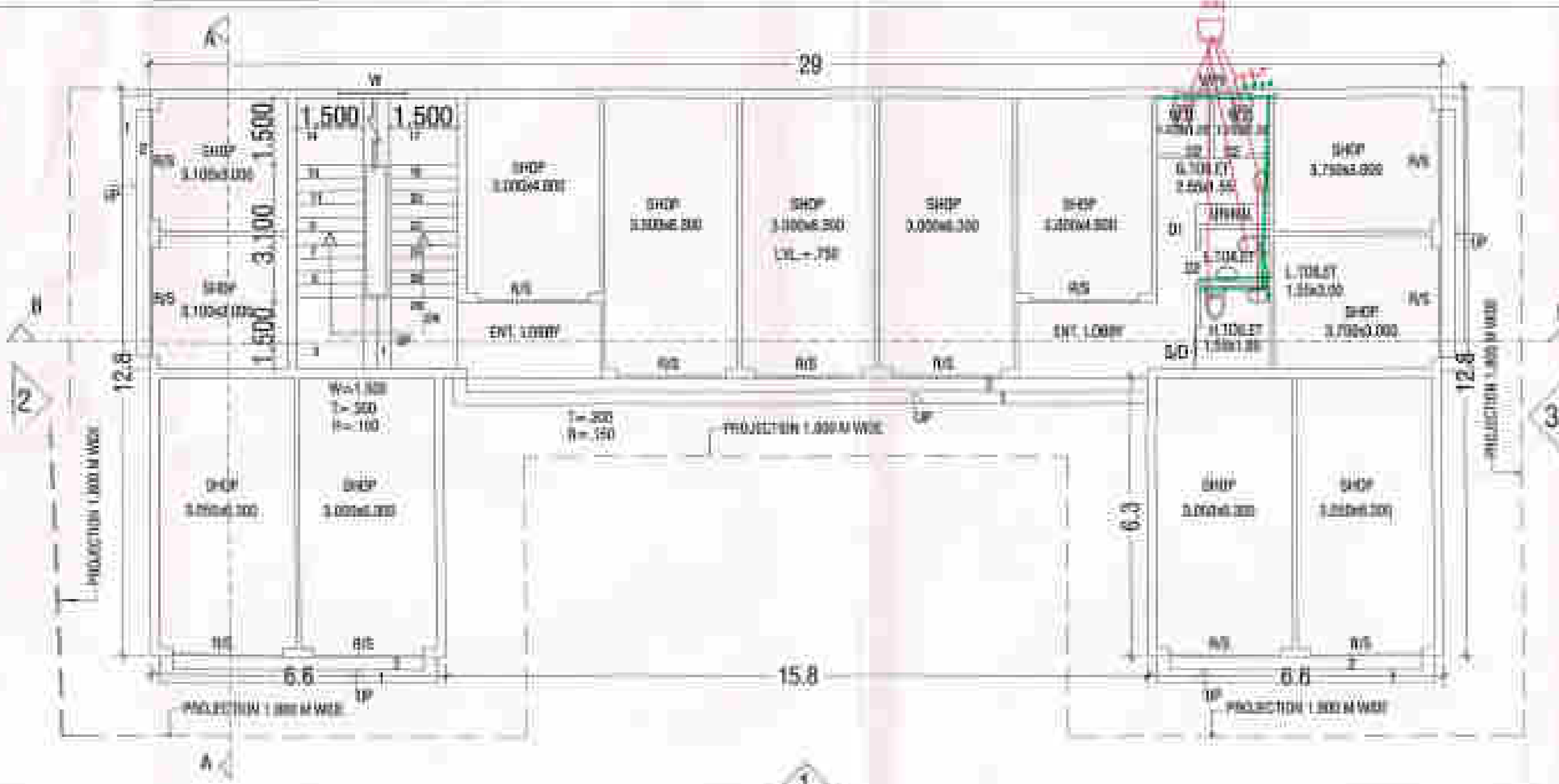
DETAIL OF DOOR/WINDOW

BL. NO.	TAG.	SIZE OF OPENING
1	D	2.000 x 2.800
2	D1	1.000 x 2.100
3	DD	3.000 x 2.000
4	DW	3.000 x 1.800
5	W	2.000 x 1.800
6	V1	300 x 1.10
7	EF	300 DIA.

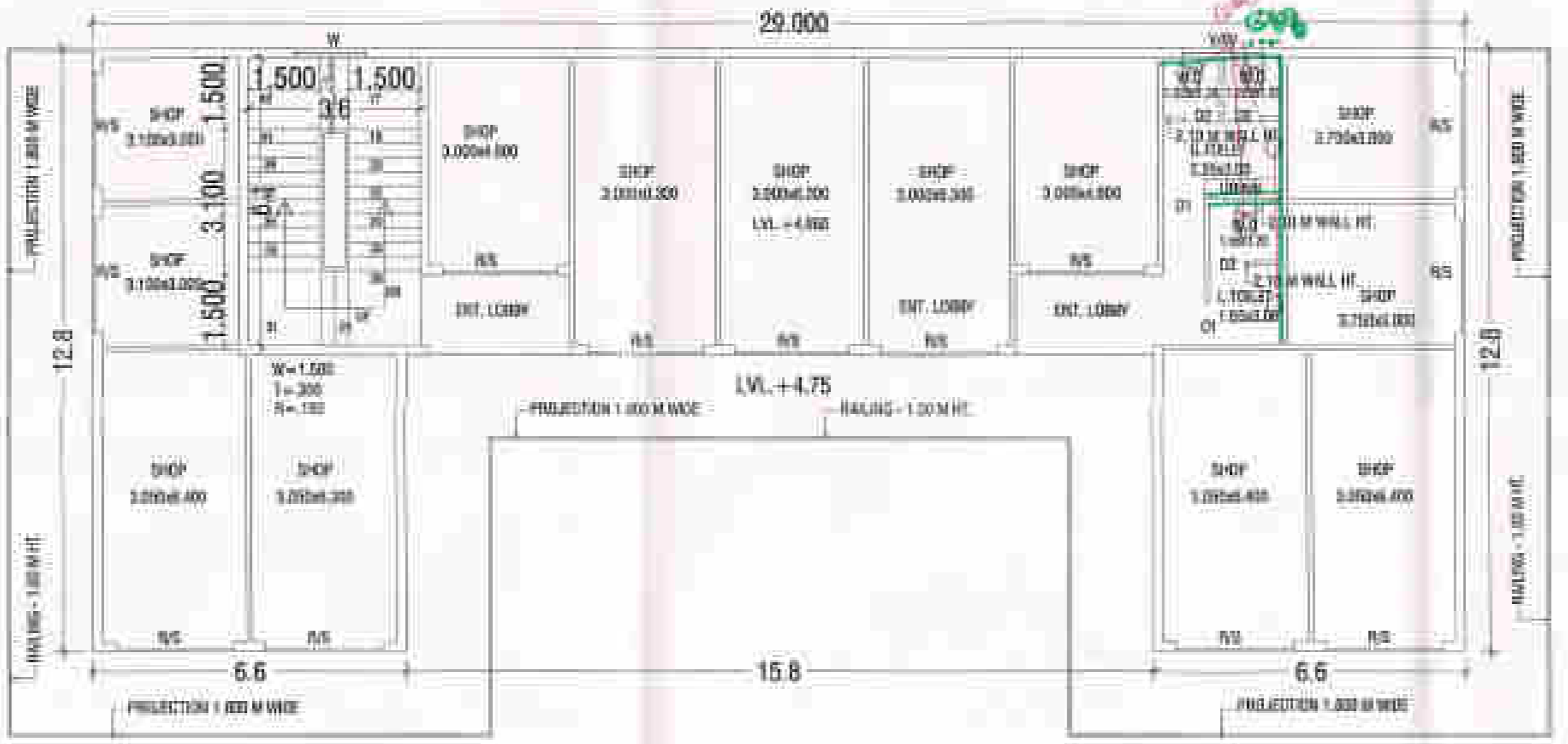
COMMERCIAL - BLOCK-A GROUND FLOOR PLAN FIRST FLOOR PLAN BASEMENT FLOOR PLAN TERRACE PLAN

VIVEK BANSAL & ASSOCIATES ARCHITECTS

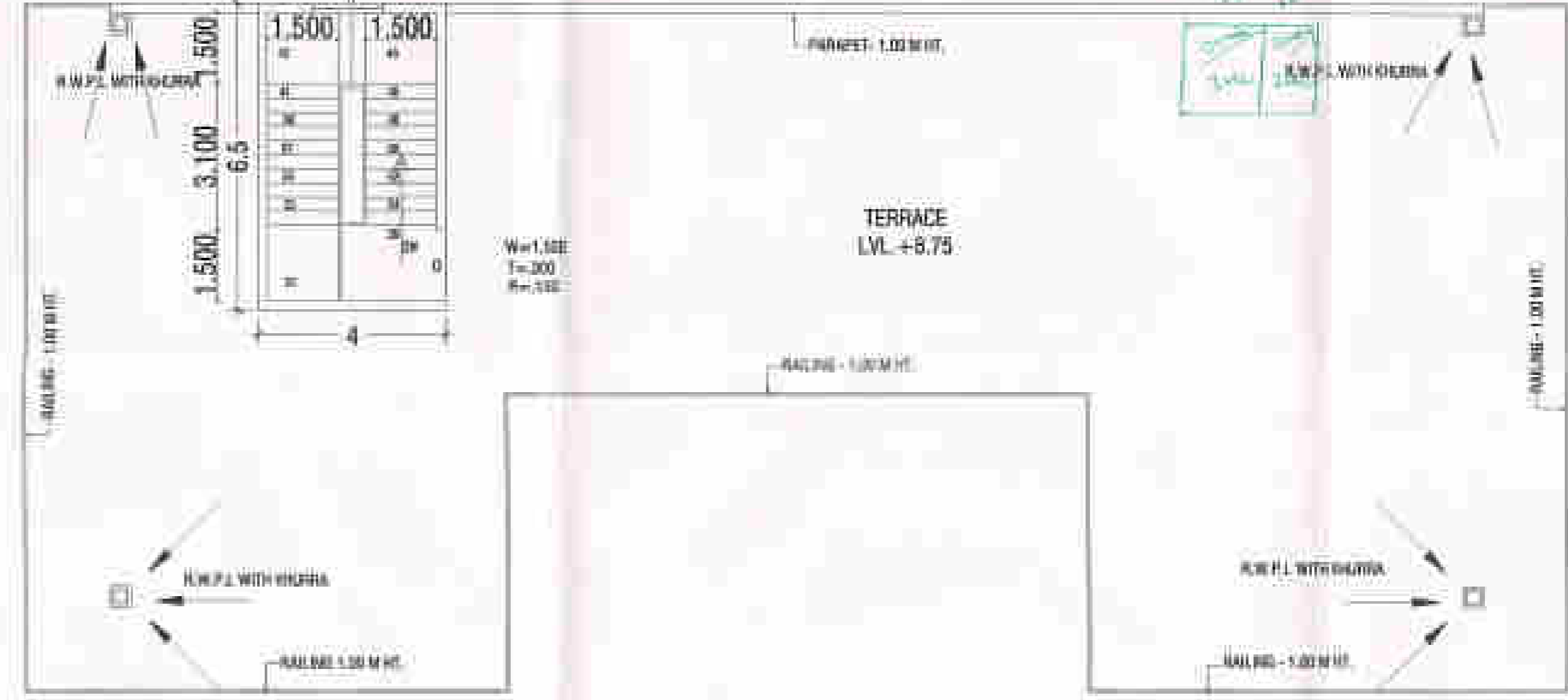
RAO AND ASSOCIATE



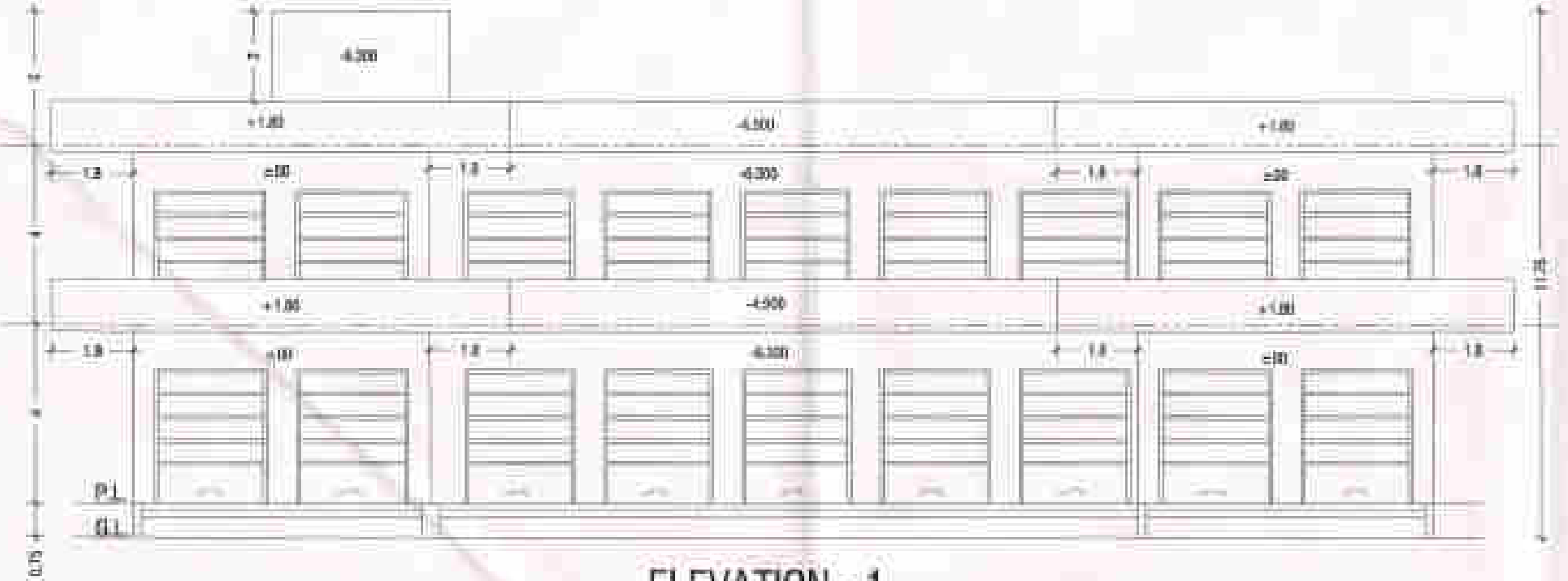
GROUND FLOOR PLAN



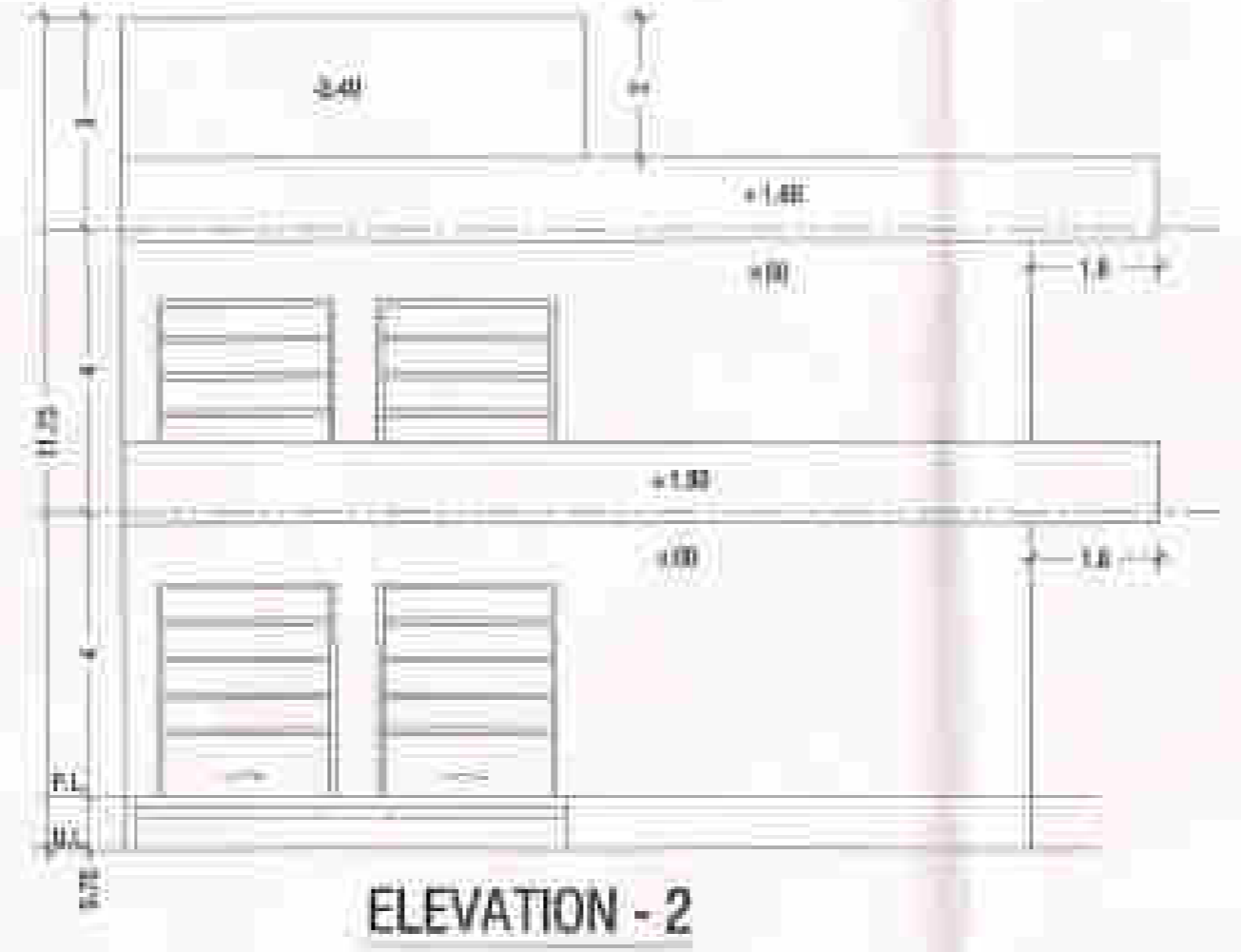
FIRST FLOOR PLAN



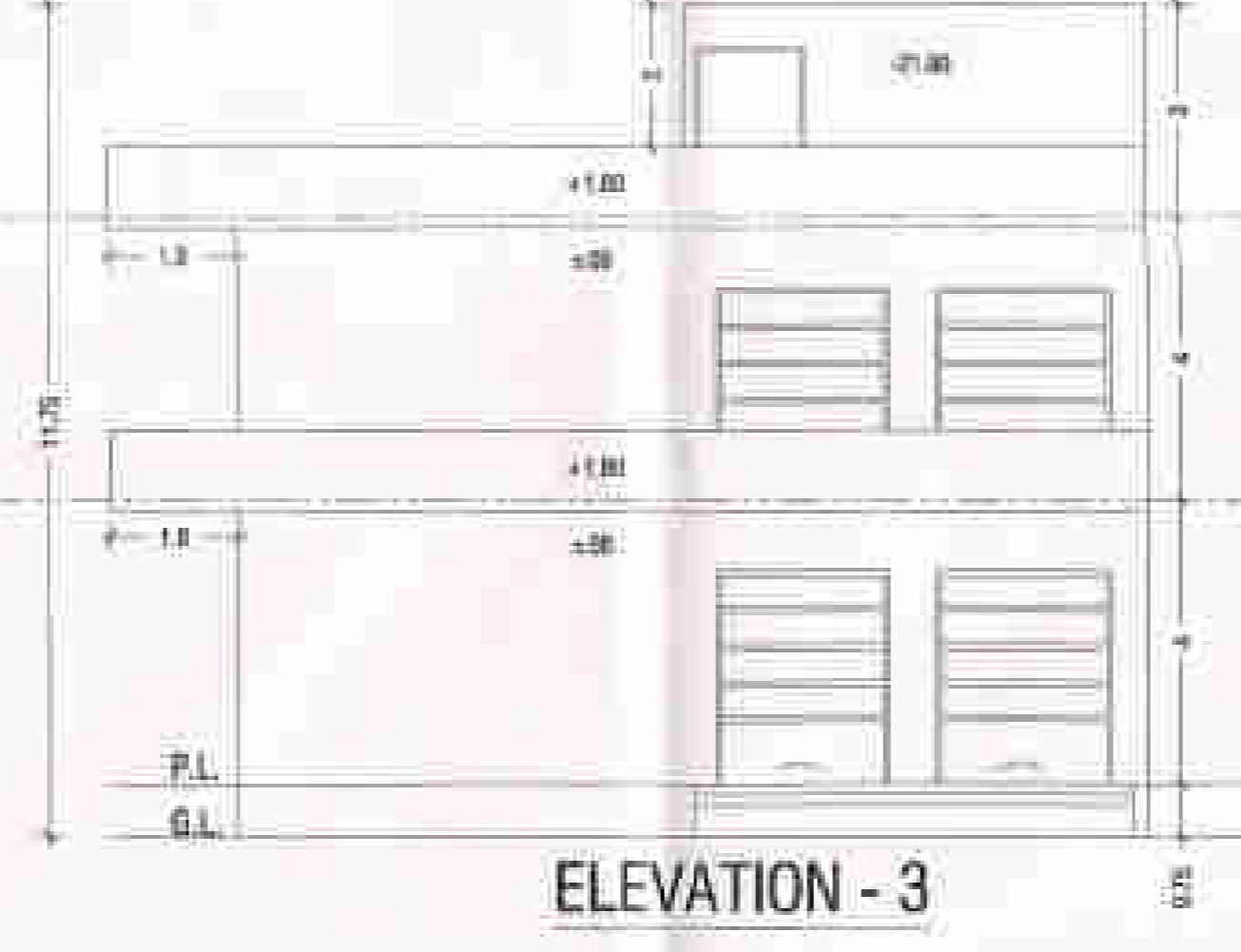
TERRACE PLAN



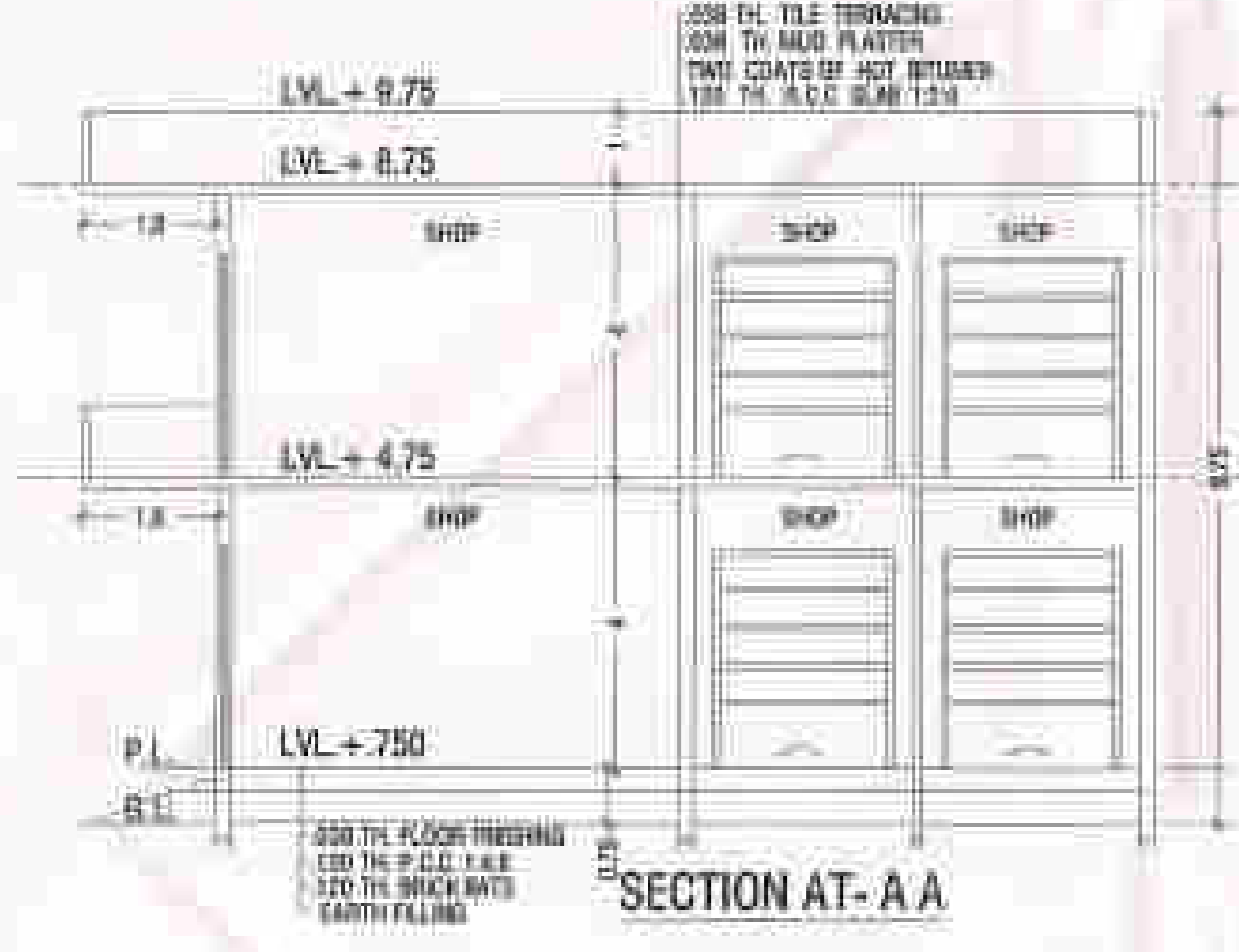
ELEVATION - 1



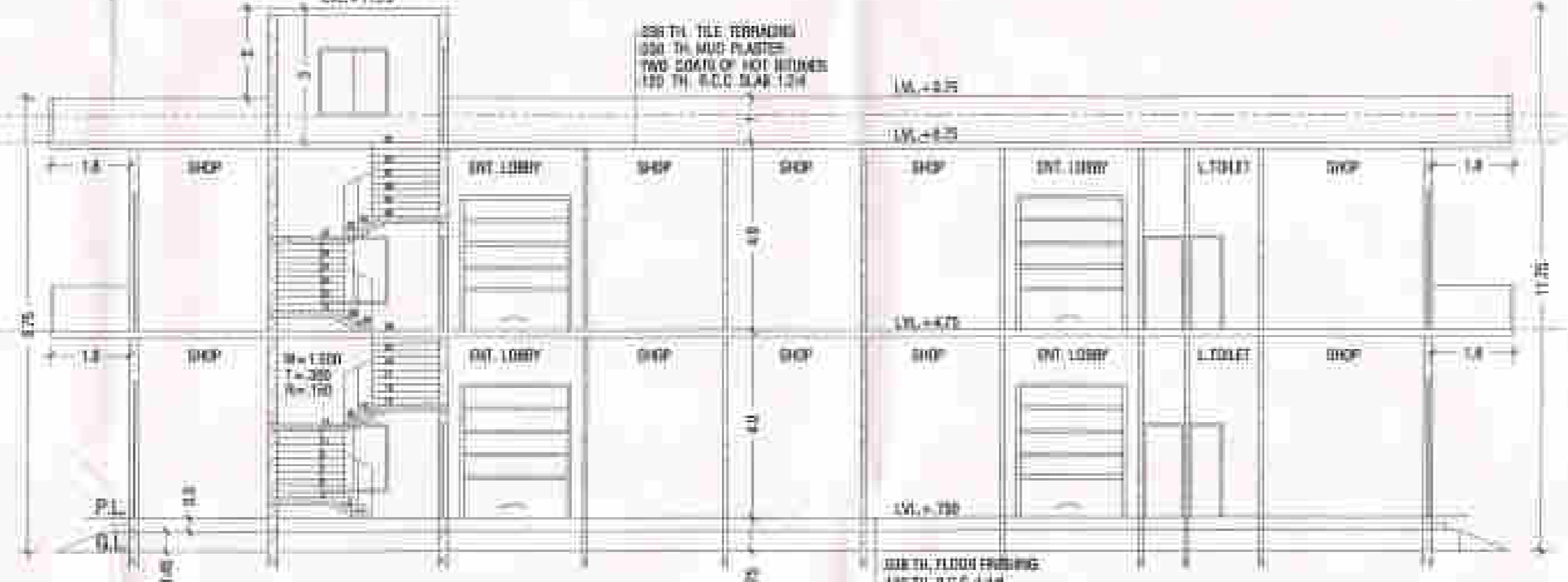
ELEVATION - 2



ELEVATION - 3



SECTION AT-A A



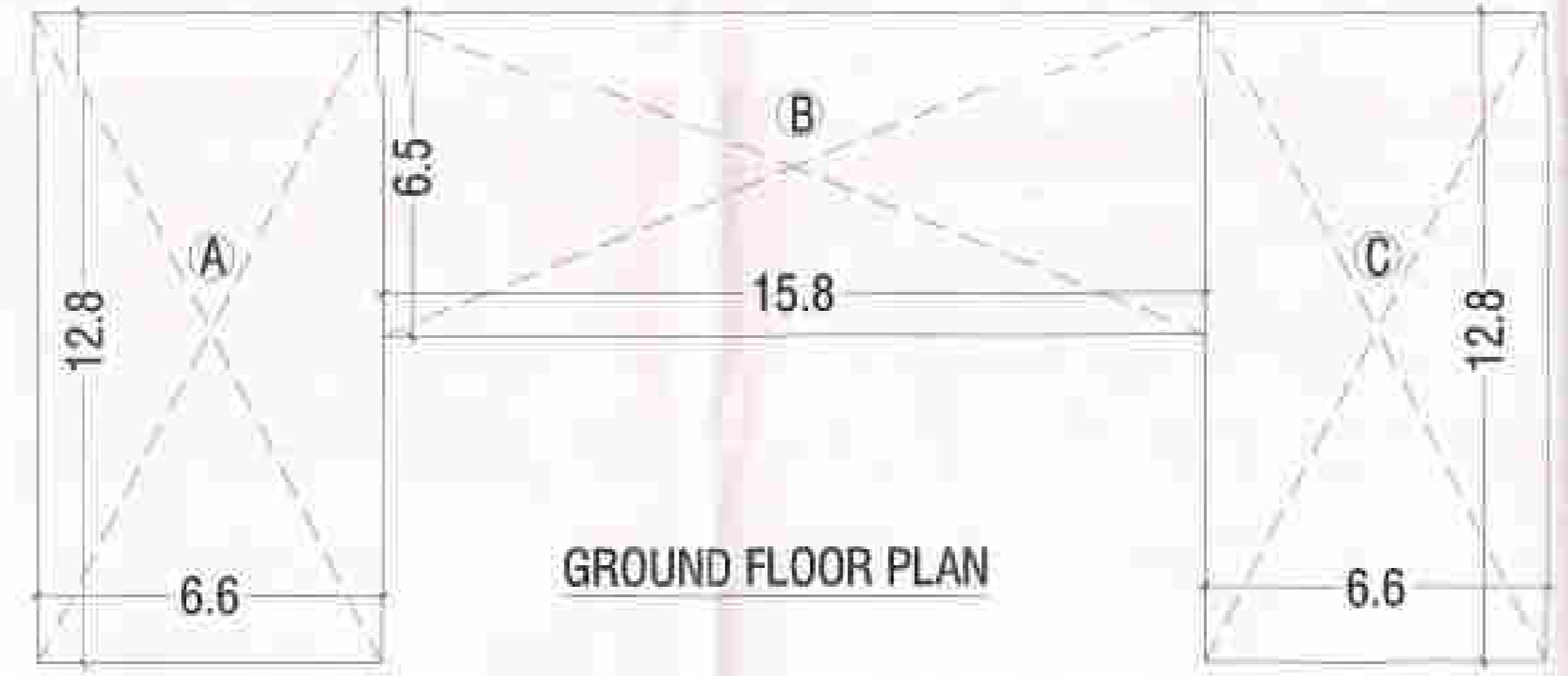
SECTION AT-B B



MUMTY TERRACE



FIRST FLOOR PLAN



GROUND FLOOR PLAN



MUMTY

BLOCK - 2

AREA CALCULATION OF GROUND FLOOR - COMMERCIAL

RECT.	NOS.	L	B	AREA IN SQM.
A	1	6.600	12.800	84.480
B	1	15.800	6.500	102.700
C	1	6.600	12.800	84.480
TOTAL				271.660

AREA CALCULATION OF FIRST FLOOR - COMMERCIAL

RECT.	NOS.	L	B	AREA IN SQM.
A	1	6.600	12.800	84.480
B	1	15.800	6.500	102.700
C	1	6.600	12.800	84.480
TOTAL				271.660

DEDUCTIONS

STAIR WELL	1	X	3.6	X	6.100	21.960
TOTAL						21.960
TOTAL COMMERCIAL AREA OF G.F.+ FF. FOR F:A:R						521.360

AREA CALCULATION OF BASEMENT FLOOR - COMMERCIAL

RECT.	NOS.	L	B	AREA IN SQM.
A	1	6.600	12.800	84.480
B	1	15.800	6.500	102.700
C	1	6.600	12.800	84.480
TOTAL				271.660

MUMTY COVD. AREA

1	1	X	4.000	X	6.500	26.000
TOTAL AREA						26.000

STAIR CASE WELL COVD. AREA

F.F.	1	X	3.6	X	6.100	21.960
TOTAL AREA						21.960

TOTAL COMMERCIAL AREA INCLU. MUMTY + BASEMENT+STAIR WELL

						547.360
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TOTAL AREA OF BLOCK- (A+B) G.F.+ FF. FOR F:A:R

TOTAL=	1074.606 + 521.360	1595.966
TOTAL AREA OF BASEMENT BLOCK- (A+B)	=582.75+271.66	854.410
TOTAL AREA OF MUMTY/MACH. RM BLOCK (A+B)	=65.741+26.0	91.741
TOTAL AREA OF STAIR WELL BLOCK (A+B)	=55.416+21.96	77.376
TOTAL COMMERCIAL AREA OF F:A:R & NON-F:A:R		2619.493

PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING COLONY OVER AN AREA MEASURING - 5.8972 ACRES (S.O. No 133 of 2019 Dated: 16.12.2018) OF VILLAGE- ULLAWAS & BEHAVAMPUR, SECTOR-56, GURUGRAM BEING DEVELOPED BY GOLDEN VIEW BUILDERS PVT. LTD. & OTHERS C/O COMMANDER REALTORS PVT. LTD.

DETAIL OF DOOR/WINDOW

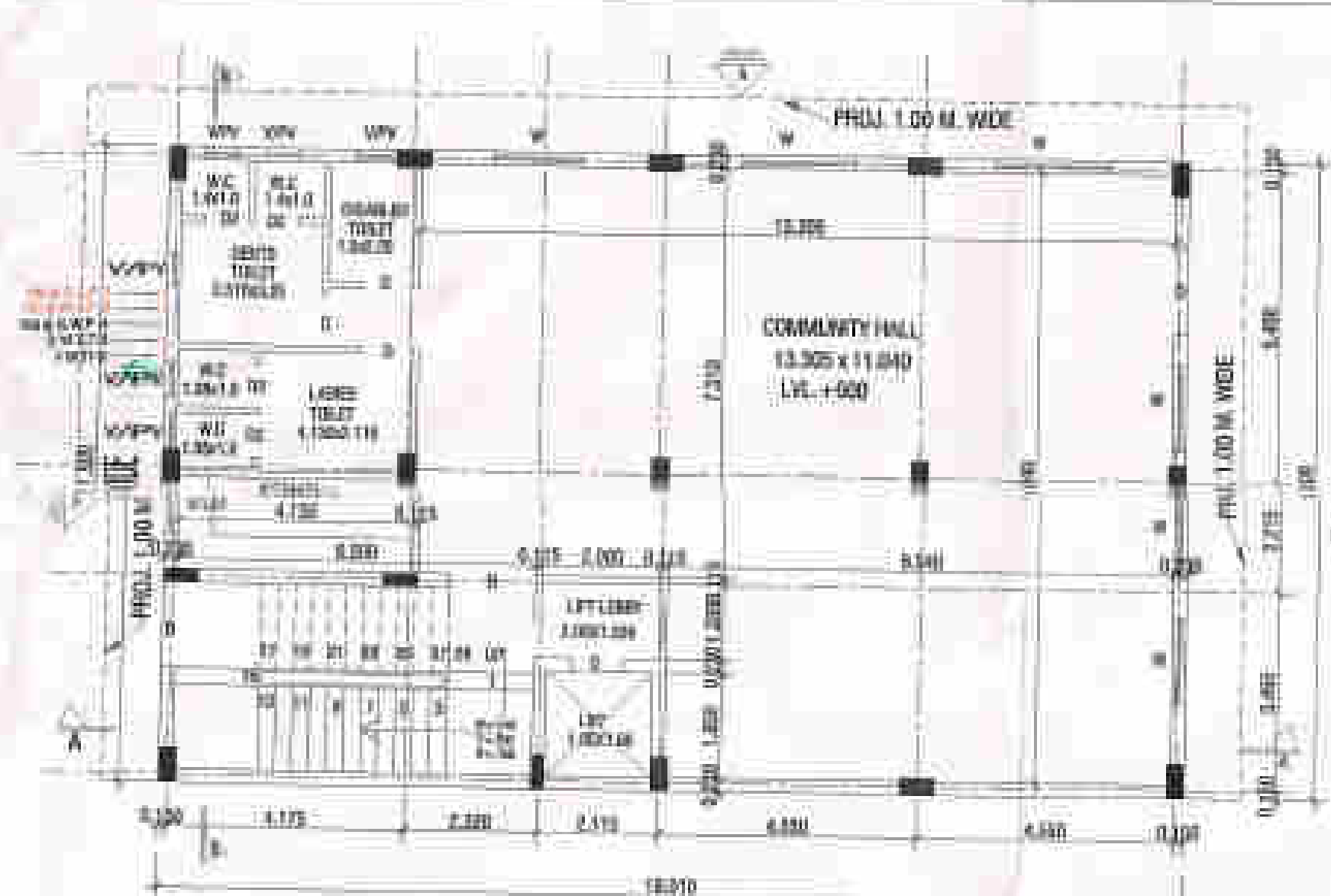
SL. NO	TAG	SIZE OF OPENING
1	D	2.000 x 2.800
2	D1	1.000 x 2.100
3	D2	1.700 x 2.100
4	D/W	3.000 x 1.800
5	W	2.000 x 1.800
6	V1	800 x 1.10
7	EF	800x800

COMMERCIAL - BLOCK - B GROUND FLOOR PLAN FIRST FLOOR PLAN & TERRACE PLAN

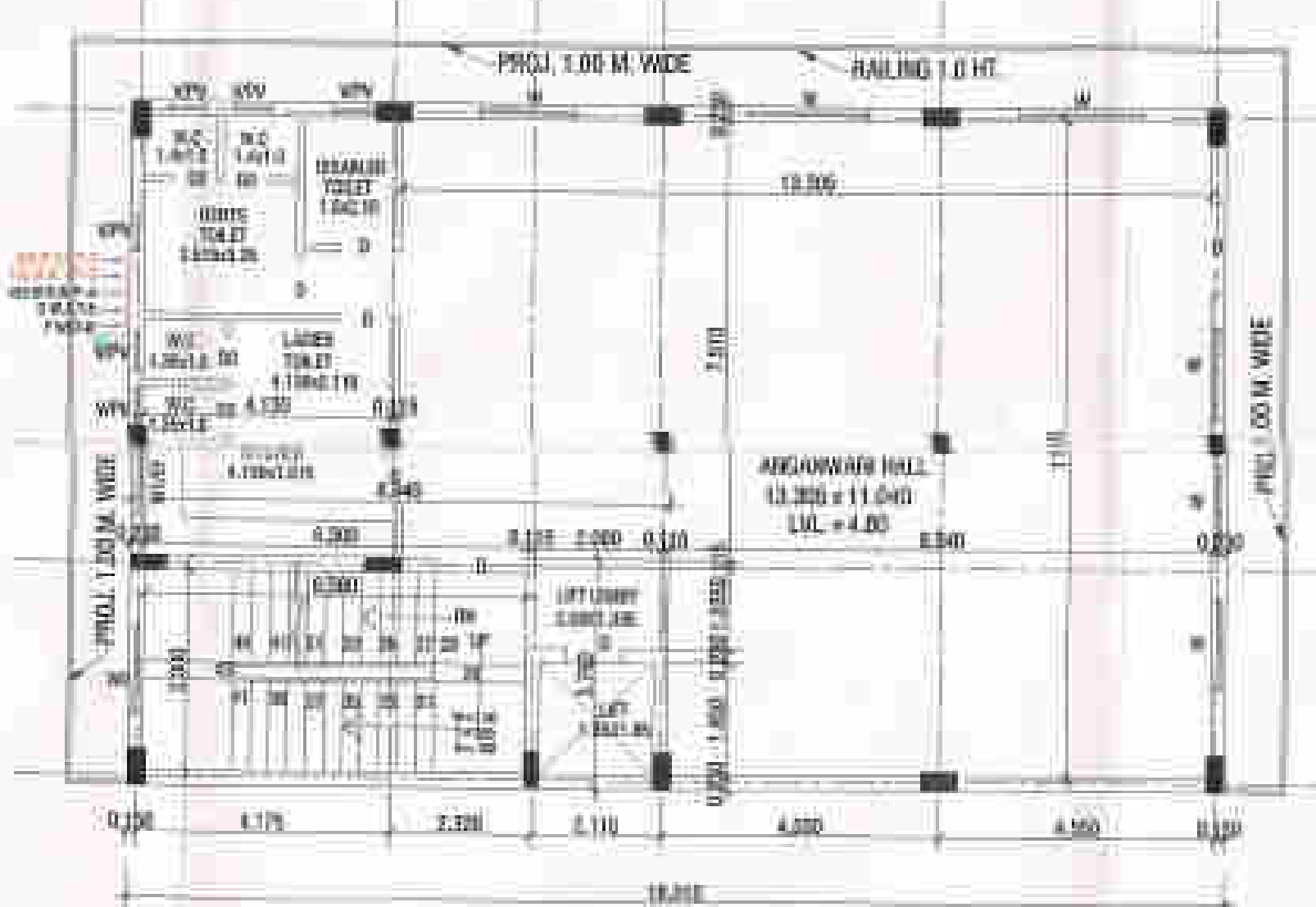
RAO AND ASSOCIATE ARCHITECTS
 314, U.I. Post, Gurgaon-12
 Ph: 9972800, 991139807

PROJECT NO: RA-1027
 DATE: 09-11-2018
 SHEET NO: 11 OF 11

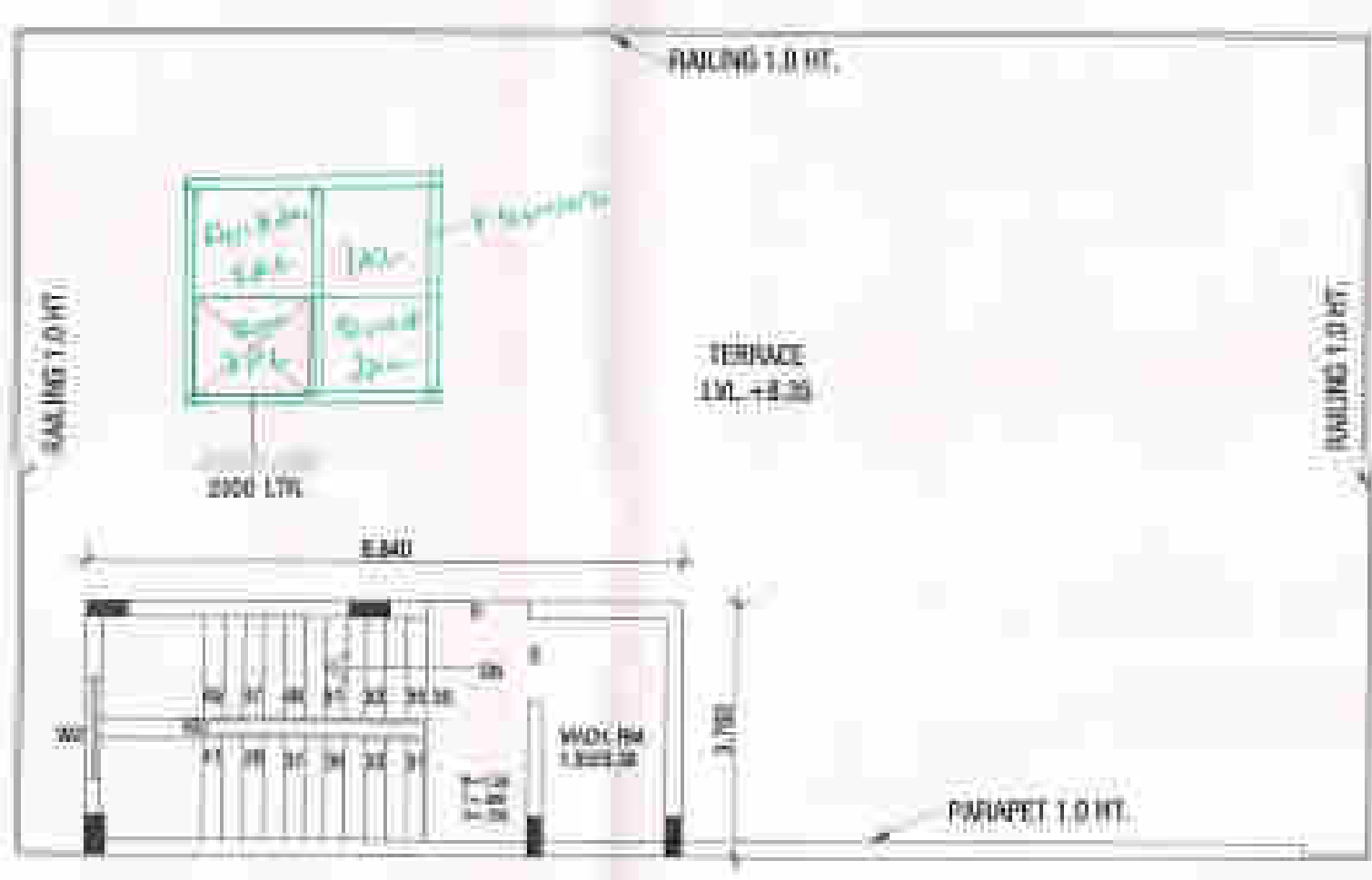
RAO AND ASSOCIATE ARCHITECTS



GROUND FLOOR PLAN (COMMUNITY HALL)



FIRST FLOOR PLAN (ANGANWADI HALL)



TERRACE PLAN

GROUND FLOOR COVD. AREA OF COMMUNITY HALL					
RECT. NO.	NOS.	L	B	AREA IN SQM.	
1		18.010	X	11.500	207.115

FIRST FLOOR COVD. AREA OF ANGANWADI					
RECT. NO.	NOS.	L	B	AREA IN SQM.	
1		18.010	X	11.500	207.115
LESS LIFT	1	1.850	X	1.850	3.423
TOTAL COVD. AREA OF ANGANWADI				TOTAL	203.693

TOTAL COVD. AREA OF ALL COMMUNITY HALL & ANGANWADI & MUMTY					410.808
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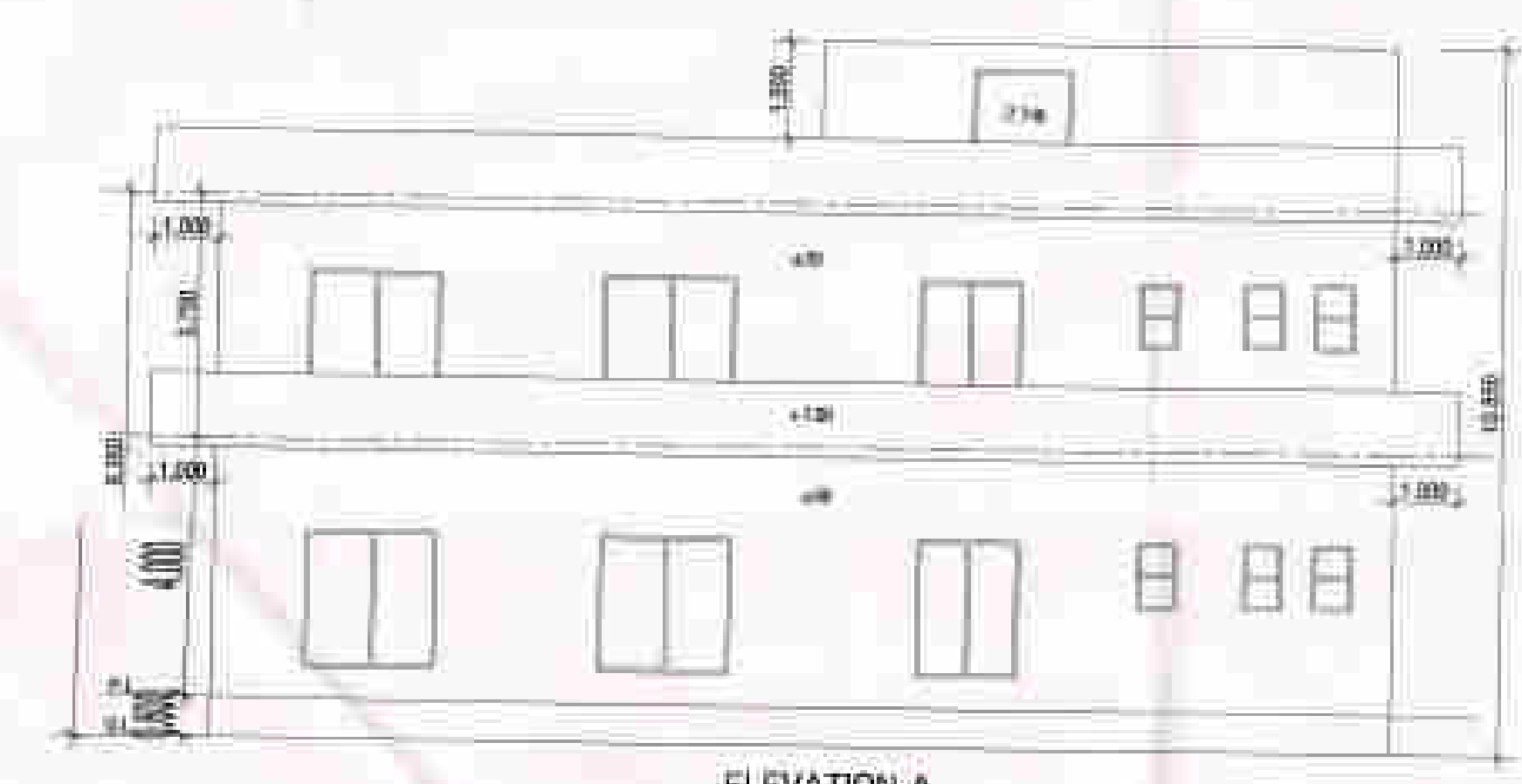
MUMTY/MACH. RM. COVD. AREA					
RECT. NO.	NOS.	L	B	AREA IN SQM.	
1		6.300	X	3.760	23.688
TOTAL COVD. AREA OF MUMTY				TOTAL	23.688

TOTAL COVD. AREA COMMUNITY HALL & ANGANWADI & MUMTY/MACH.					434.496
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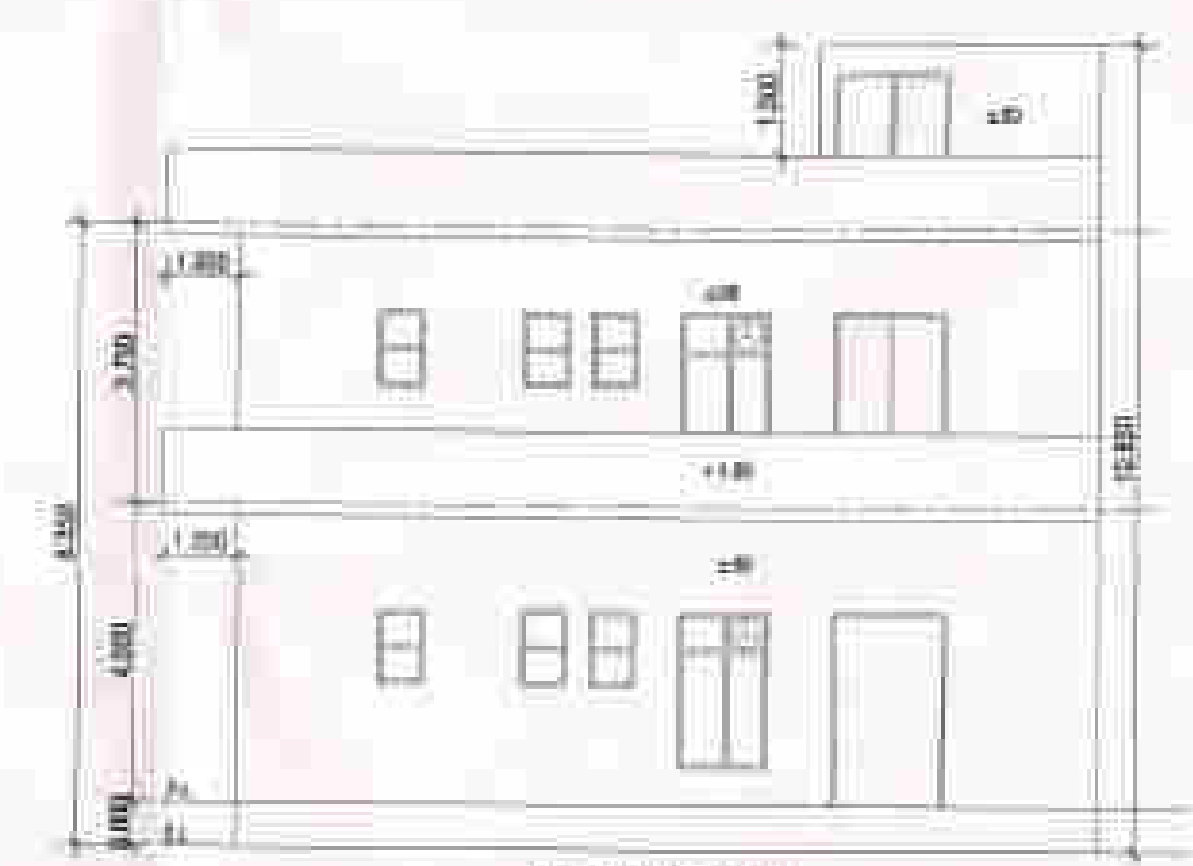


PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING COLONY OVER AN AREA MEASURING 5.8972 ACRES (LIC No.134 of 2019 Dated: 16.12.2019) OF VILLAGE - ILLAWAS & BEHAWAR, SECTOR-55, GURUGRAM BEING DEVELOPED BY GOLDEN VIEW BUILDERS PVT. LTD. & OTHERS C/O COMMANDER REALTORS PVT. LTD.

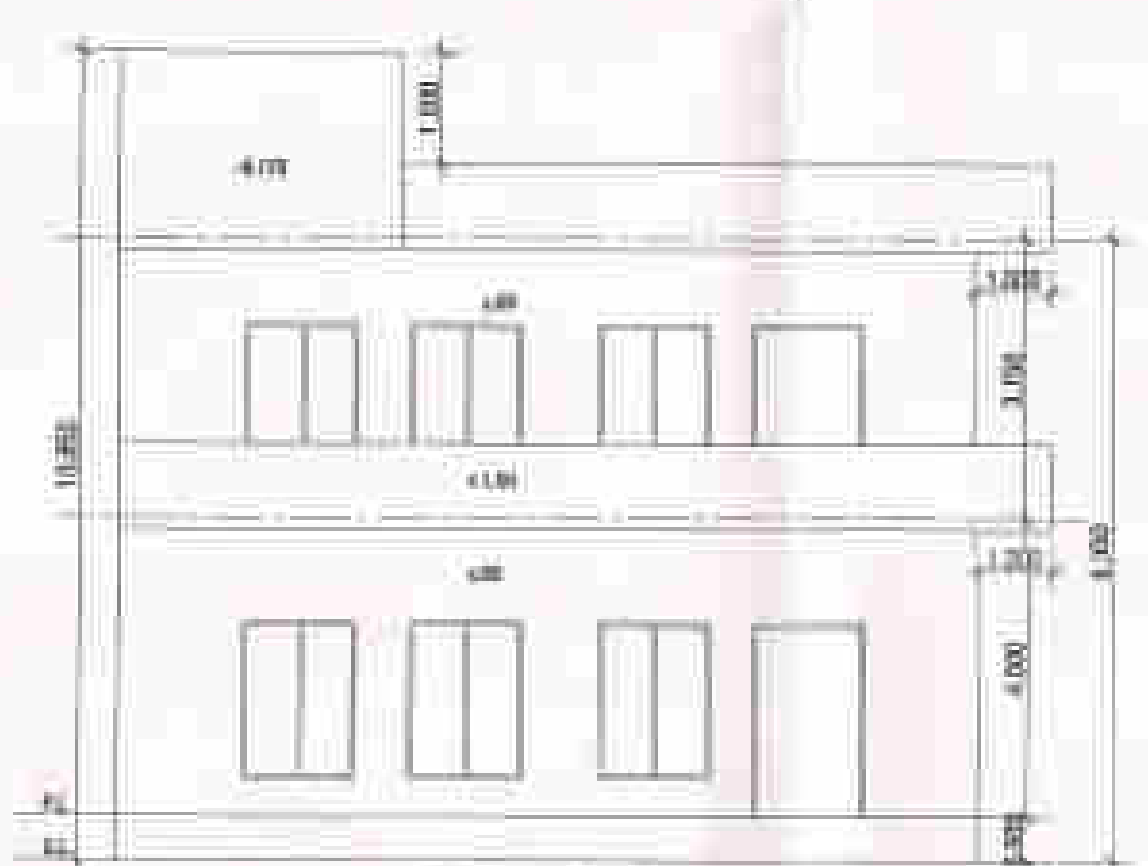
DETAIL OF DOOR/WINDOW		
SL. NO.	TAG	SIZE OF OPENING
1	D	2000 x 2800
2	DT	1000 x 2100
3	DC	2000 x 2100
4	DW	3000 x 1800
5	W	2000 x 1800
6	VF	600 x 110
7	EF	300 DIA



ELEVATION-A

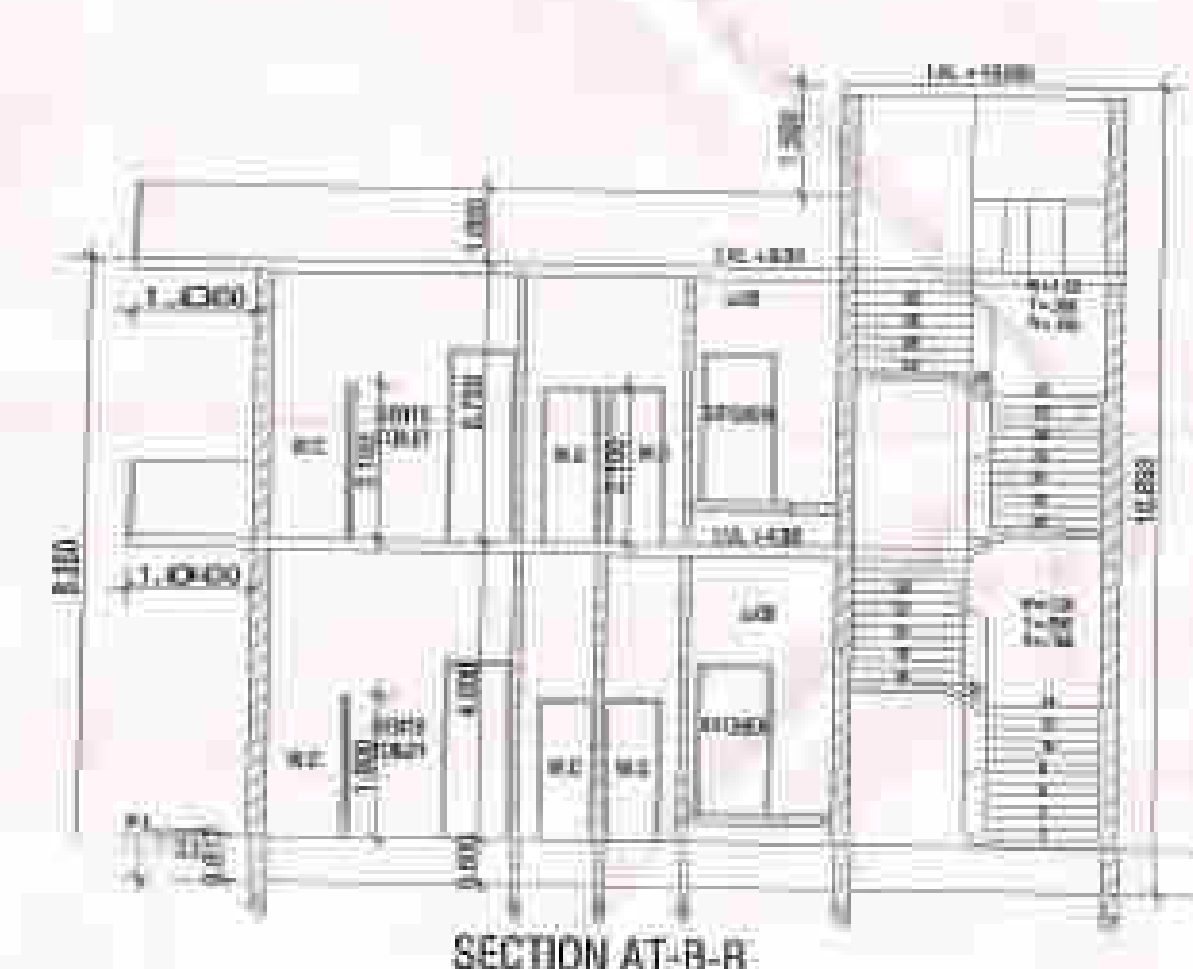


ELEVATION-B



ELEVATION-C

GROUND FLOOR COVD. AREA OF GUARD/ELE. PANAL/METER RM.					
RECT. NO.	NOS.	L	B	AREA IN SQM.	
4		3.000	X	3.000	36.000
1		9.740	X	33.930	330.478
TOTAL COVD. AREA				TOTAL	366.478



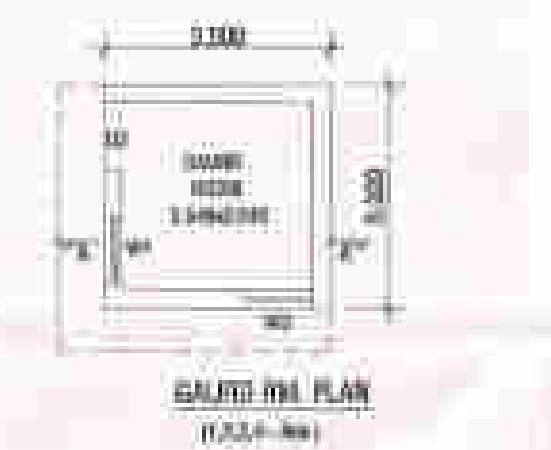
SECTION AT-B-B



SECTION AT-A-A



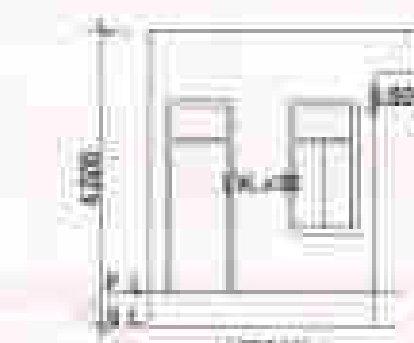
MUMTY/MACH. RM. TERRACE PLAN



GARAGE RM. PLAN (1:200)



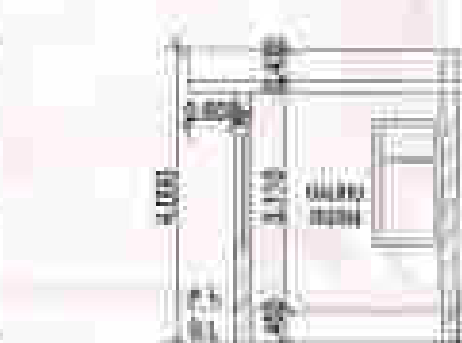
STORAGE



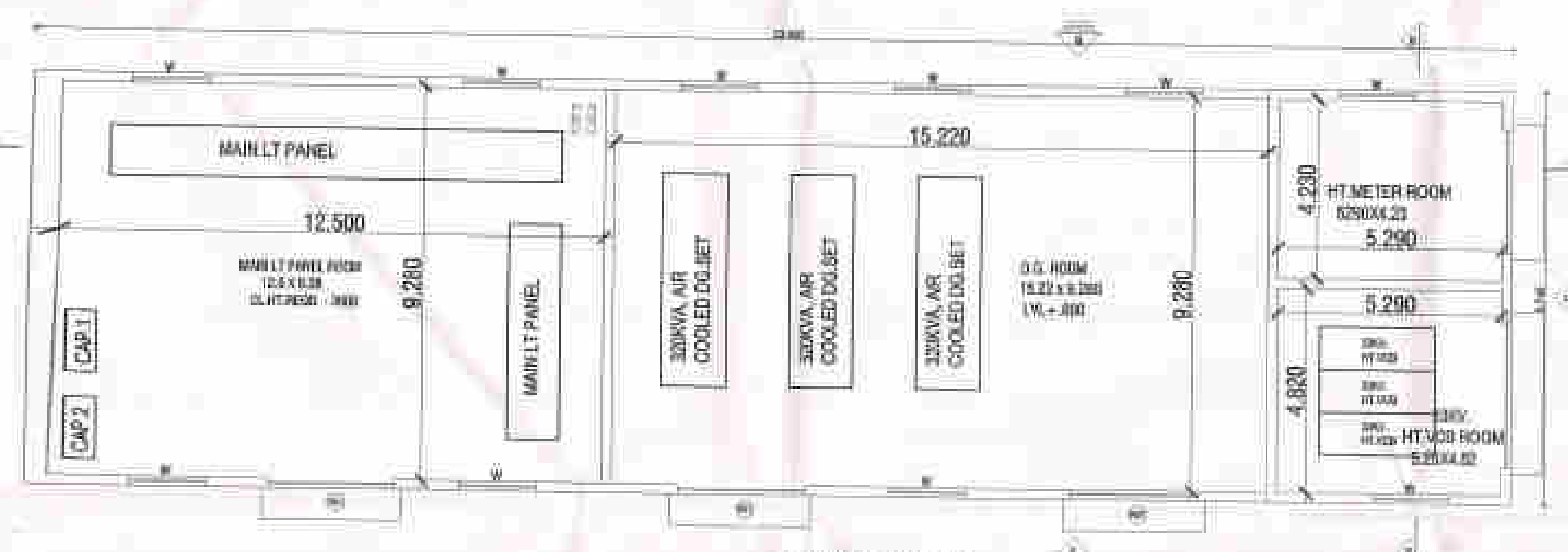
LIFT SHAFT



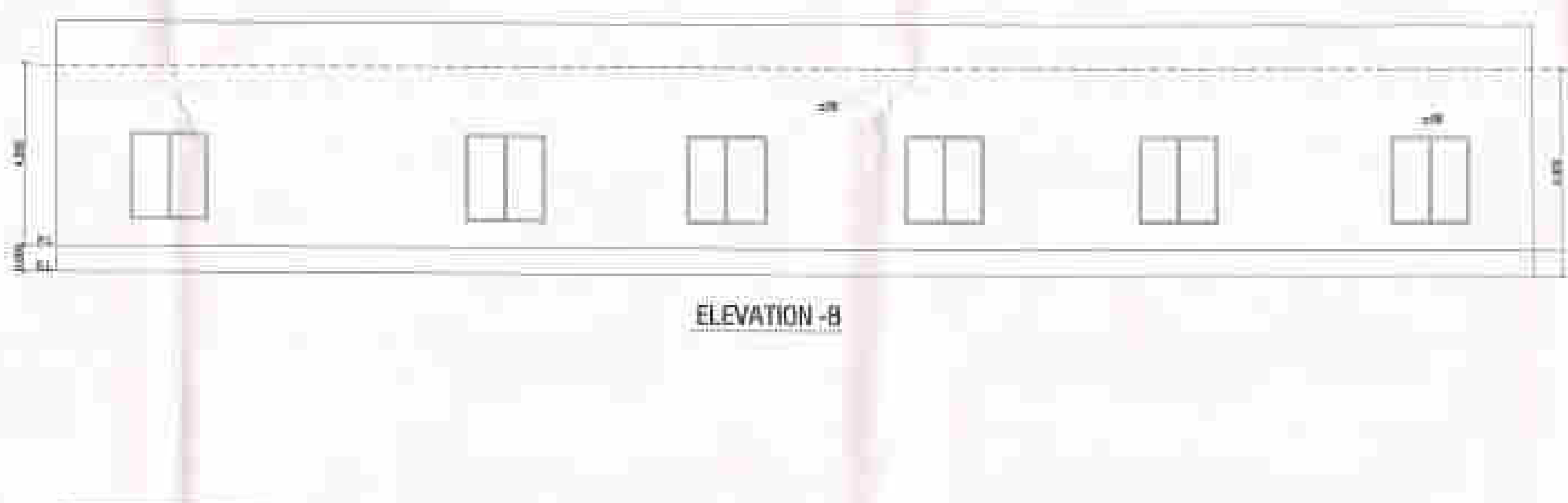
FRONT ELEVATION



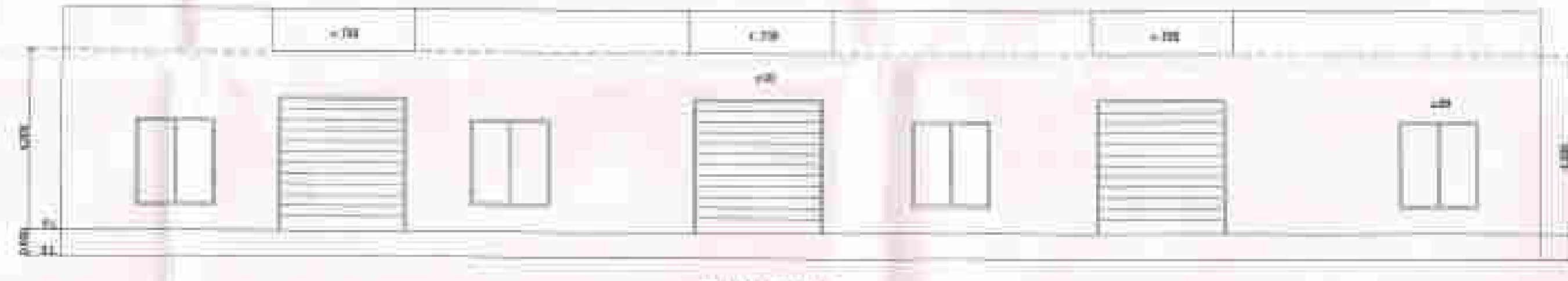
SECTION AT-A-A



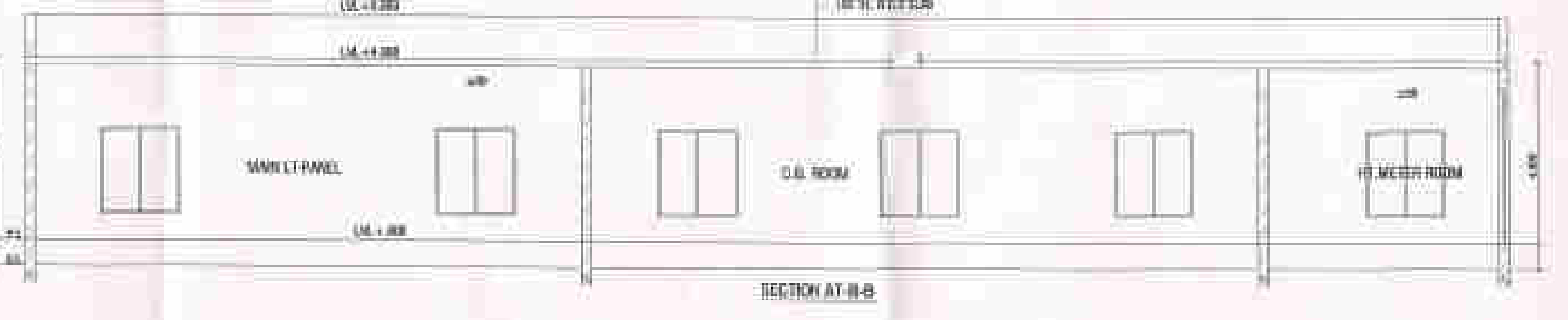
GROUND FLOOR PLAN (ELECTRICAL PANEL)



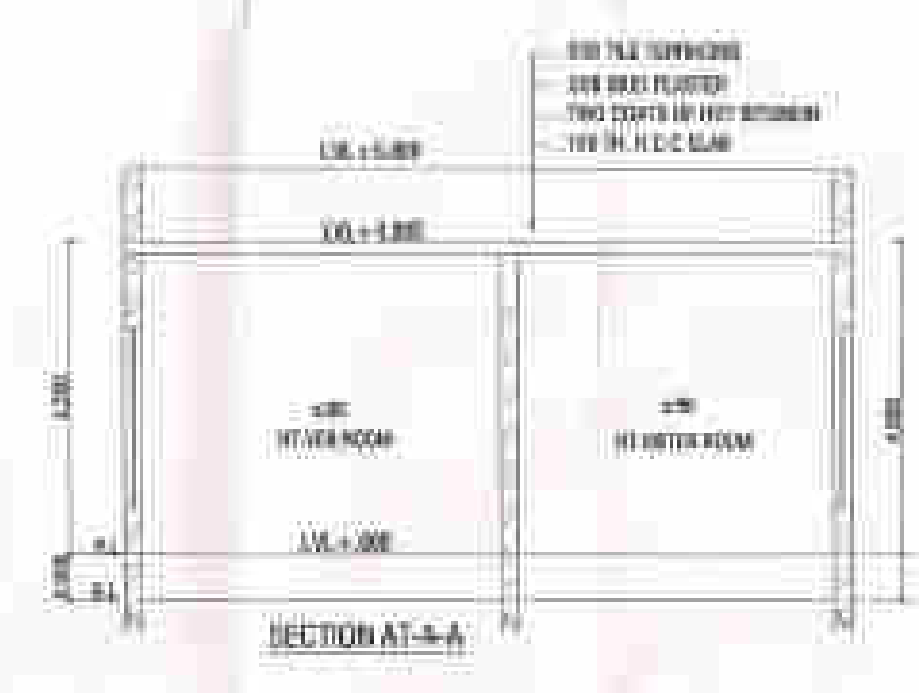
ELEVATION-B



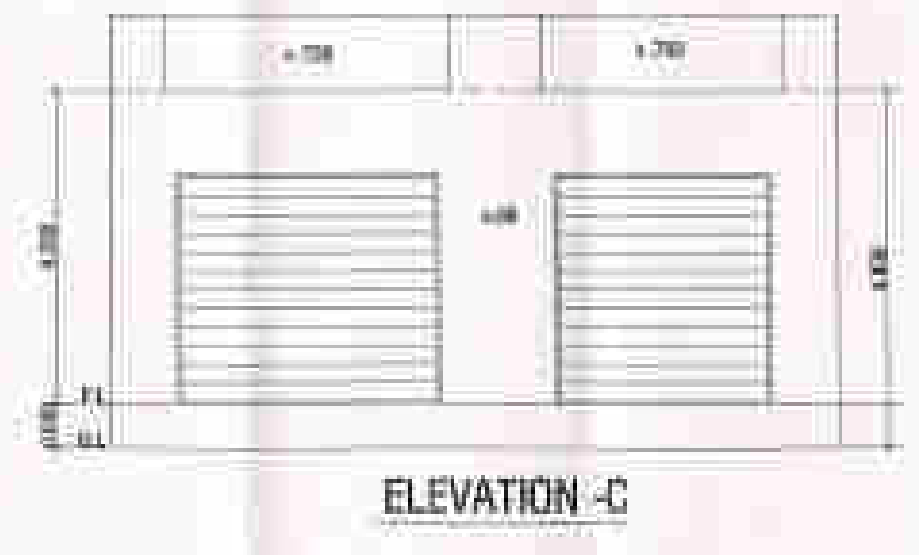
ELEVATION-A



SECTION AT-B-B



SECTION AT-A-A



ELEVATION-C

ANGANWADI & COMMUNITY HALL

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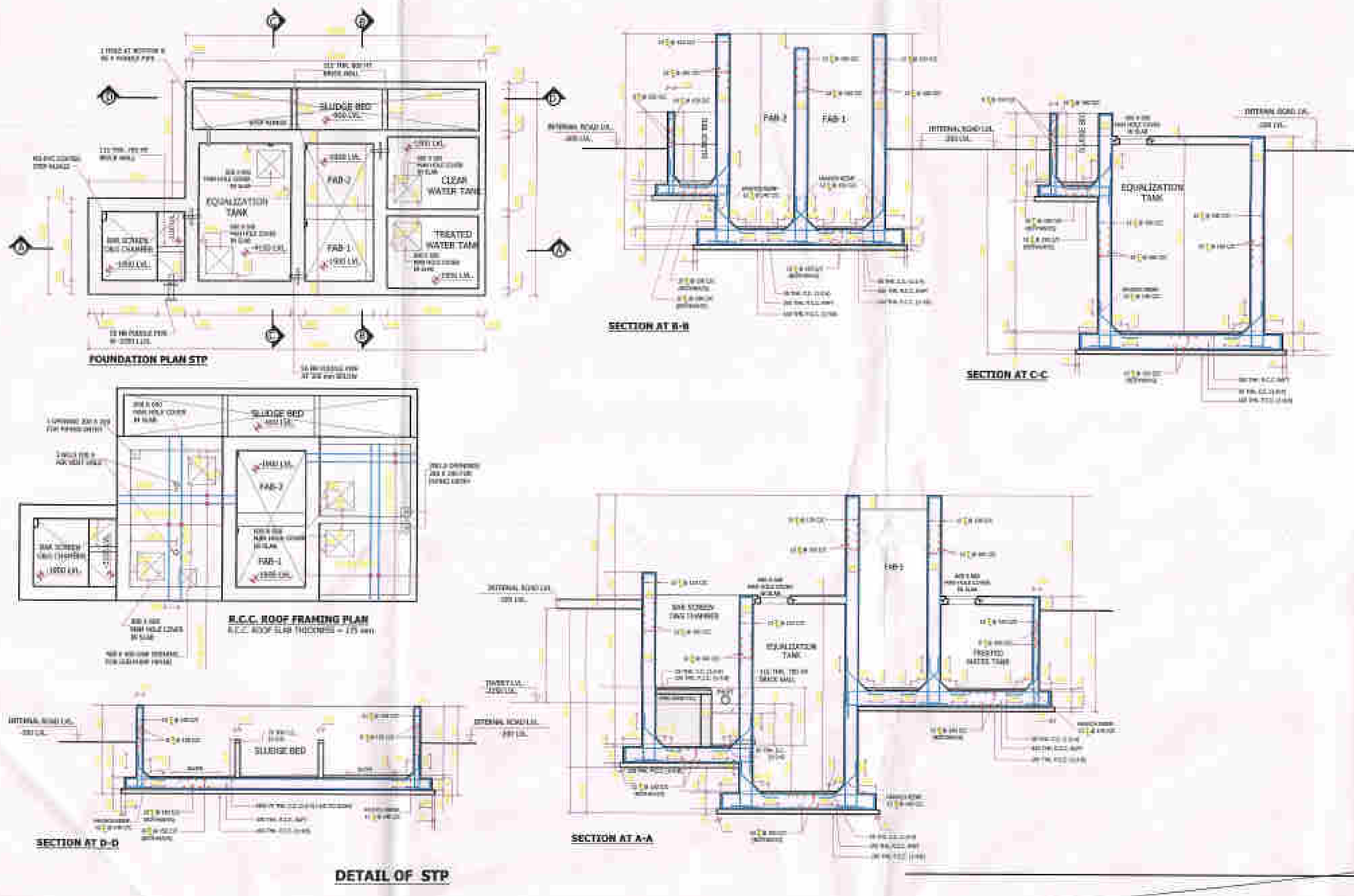
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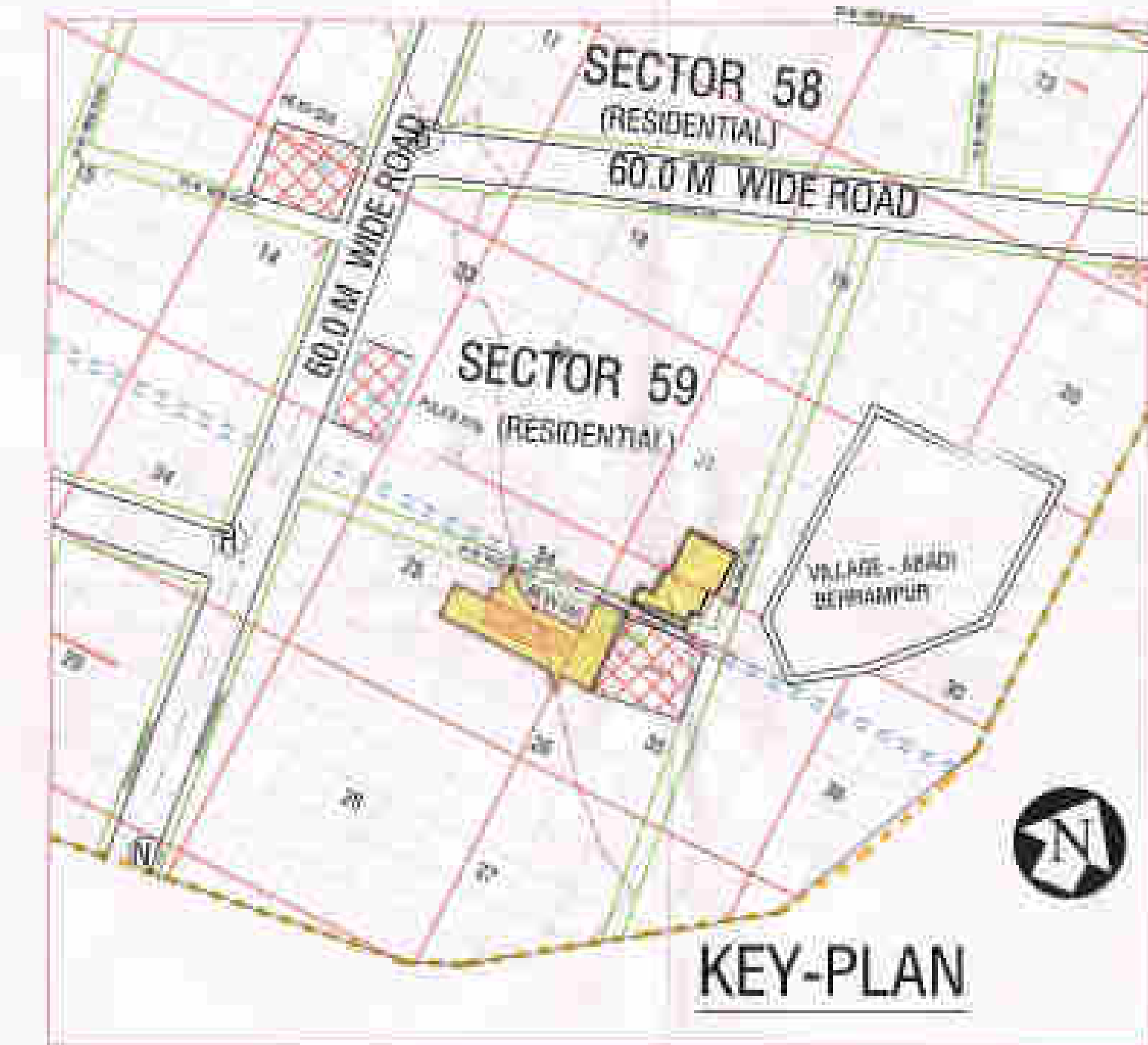
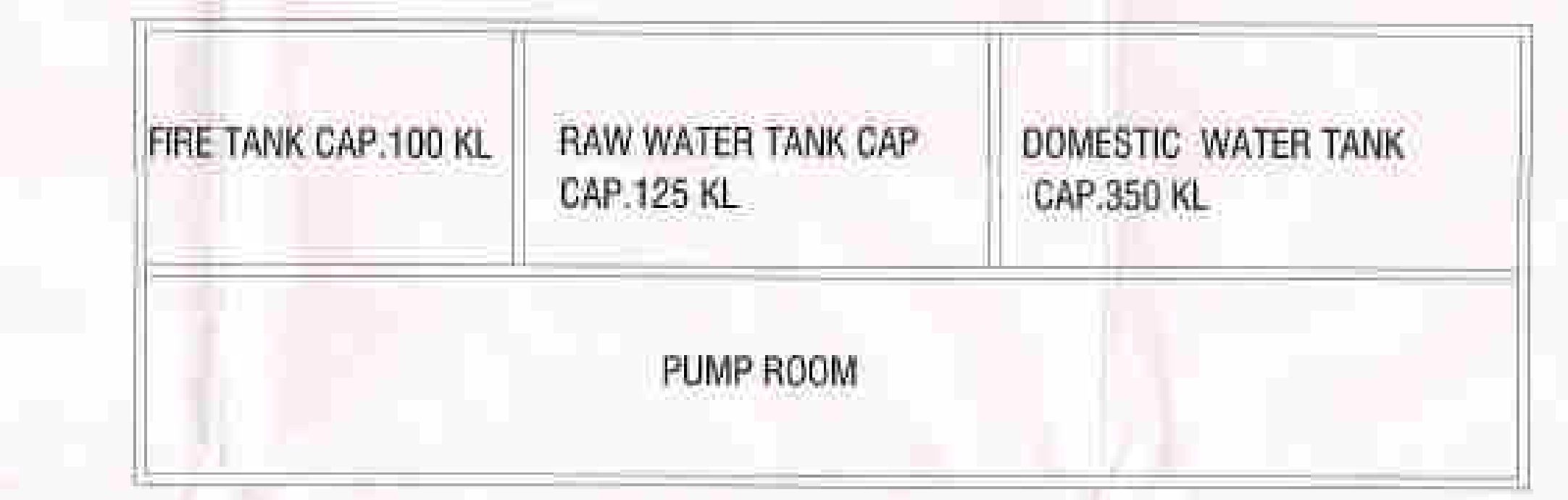
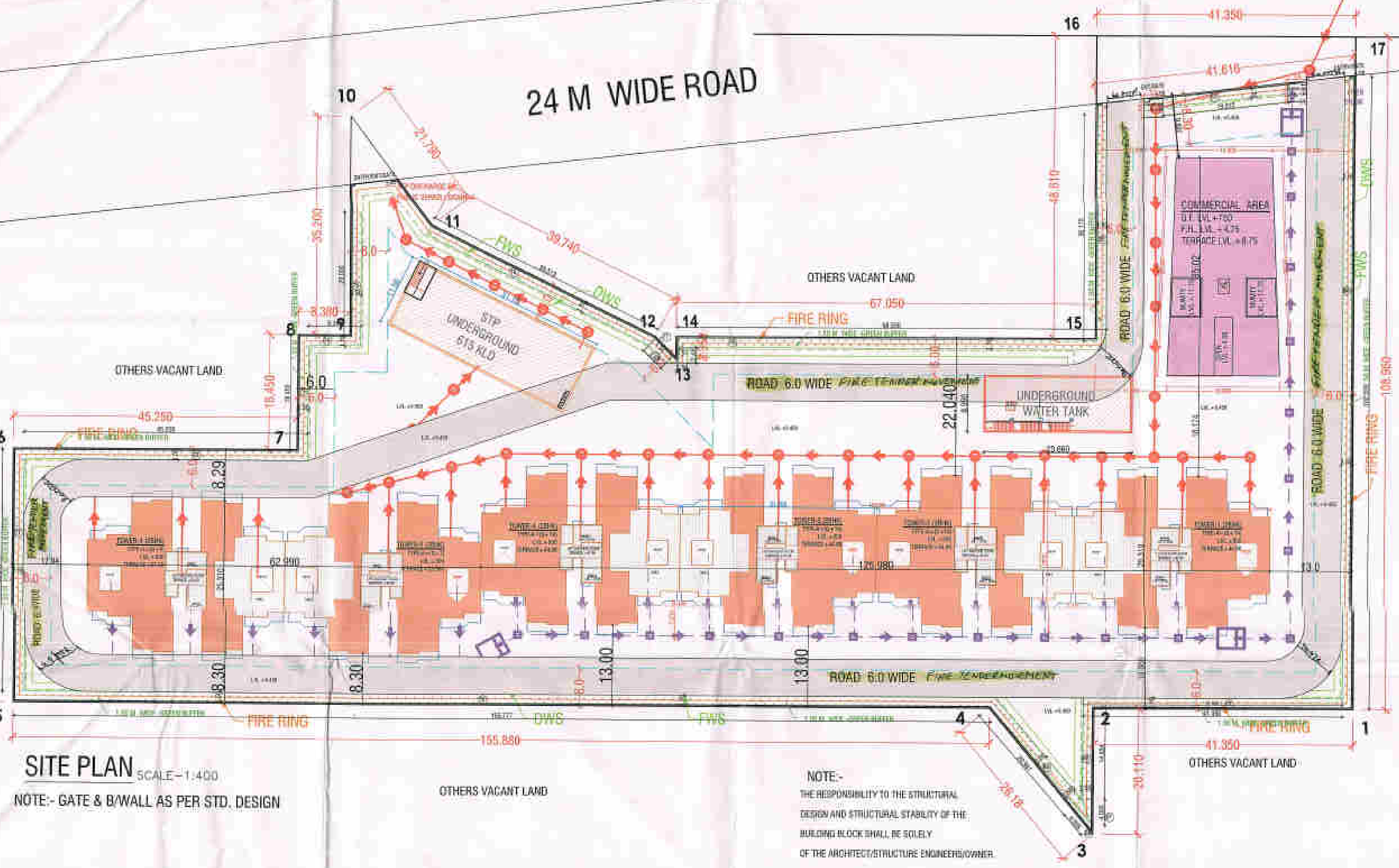
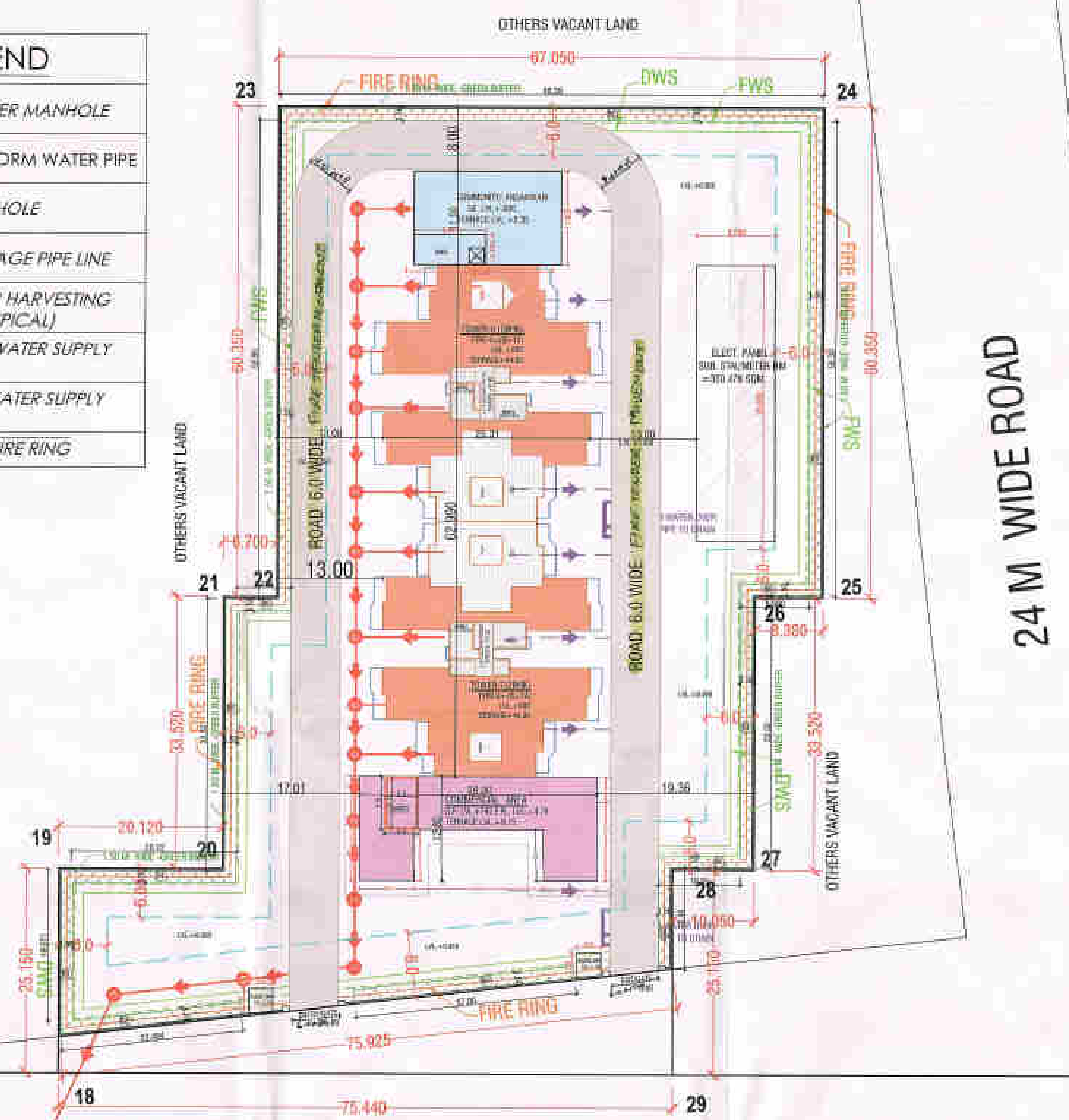
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LEGEND	
	STORM WATER MANHOLE
	150mm RCC STORM WATER PIPE
	SEWER MANHOLE
	300 DIA SEWAGE PIPE LINE
	RAIN WATER HARVESTING PIT 4X3M (TYPICAL)
	DOMESTIC WATER SUPPLY
	FLUSHING WATER SUPPLY
	150mm DIA FIRE RING



PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING COLONY OVER AN AREA MEASURING 5.9972 ACRES (S.C. No. 153 of 2019 dated 16.12.2019) OF VILLAGE - JALAWA & DEHRAMPUR, SECTOR-59, GURUGRAM BEING DEVELOPED BY GOLDEN VIEW BUILDERS PVT. LTD. & OTHERS C/O COMMANDER REALTORS PVT. LTD.

NO. 101 SITE PLAN
 DETAIL OF PUBLIC HEALTH
 ENGINEER'S SIGNATURE
 ARCHITECT'S SIGNATURE
 PROJECT NO. RA-5027 DATE: A-11/11
 ARCHITECT: RAO AND ASSOCIATE
 RAO AND ASSOCIATE