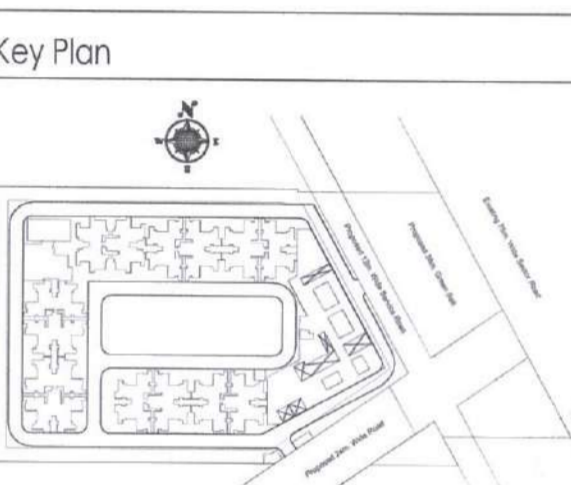


MASTER PLAN- TERRACE LEVEL

- Notes
1. ALL LIFTS SHALL HAVE 100% POWER BACK-UP.
 2. ALL ELECTRICAL INSTALLATIONS SHALL BE AS PER PROVISIONS OF NBC.
 3. FIRE-FIGHTING / SAFETY PROVISIONS SHALL BE AS PER RELEVANT NBC PROVISIONS.
 4. BUILDING STRUCTURE DESIGNED EARTH QUAKE RESISTANT.
 5. MAIN ENTRY & BOUNDARY WALL AS PER STANDARD DESIGN.
 6. PLOT BOUNDARY
 7. BOUNDARY WALL
 8. ZONING LINE
 9. KITCHEN & TOILET EXHAUST FANS PROVIDED MECHANICALLY LIT & VENTILATED.
 10. THE RAIN WATER HARVESTING SYSTEM SHALL BE PROVIDED AS PER CENTRAL, COLORADO WATER AUTHORITY NORMS / HARYANA GOVT. REFER SERVICES LAYOUT SHEET.
 11. SOLAR WATER HEATING SYSTEM SHALL BE PROVIDED AS PER HAREGA NORMS.
 12. ADDITIONAL PARKING



AREA CHART FOR AFFORDABLE GROUP HOUSING COLONY

| | | | | |
|--|---|----------------|----|----------------|
| TOTAL PLOT AREA | = | 6.46875 ACRES | OR | 26178.061 Sqm. |
| NET PLANNED AREA FOR FAR & GROUND COVERAGE | = | 5.8567 ACRES | OR | 23701.186 Sqm. |
| PERMISSIBLE GROUND COVERAGE ON GROUND FLOOR @ 50% OF 5.8567 acres | = | | OR | 11850.593 Sqm. |
| PERMISSIBLE LAND AREA FOR COMMERCIAL DEVELOPMENT FOR FAR CALCULATIONS | = | 0.2343 ACRES | OR | 948.176 Sqm. |
| PERMISSIBLE LAND AREA FOR RESIDENTIAL DEVELOPMENT FOR FAR CALCULATIONS | = | 5.6224 ACRES | OR | 22753.009 Sqm. |
| PERMISSIBLE FAR- 175 FOR COMMERCIAL DEVELOPMENT OF LAND AREA 0.2343 | = | | OR | 1659.308 Sqm. |
| ADDITIONAL F.A.R. FOR GREEN BUILDING- 15% OF PLOT AREA 0.2343 Acres | = | | OR | 142.226 Sqm. |
| TOTAL PERMISSIBLE FAR FOR COMMERCIAL DEVELOPMENT | = | | OR | 1801.534 Sqm. |
| PERMISSIBLE F.A.R. = 225 FOR AFFORDABLE GROUP HOUSING OF 5.6224 Acres | = | | OR | 51194.271 Sqm. |
| ADDITIONAL F.A.R. FOR GREEN BUILDING- 15% OF PLOT AREA 5.6224 Acres | = | | OR | 3412.951 Sqm. |
| TOTAL PERMISSIBLE FAR FOR RESIDENTIAL DEVELOPMENT | = | | OR | 54607.222 Sqm. |
| PROPOSED TOTAL GROUND COVERAGE | = | 6635.065 Sqm. | OR | 24.0 % |
| PROPOSED F.A.R. FOR COMMERCIAL DEVELOPMENT | = | 1793.202 Sqm. | OR | |
| PROPOSED F.A.R. FOR RESIDENTIAL DEVELOPMENT | = | 54569.333 Sqm. | OR | 99.931 % |

EXPANSION JOINT AREA (GROUND COVERAGE)

| TAG | Length (in mts.) | Width (in mts.) | Nos. | AREA (sqm) | UNIT |
|------------|------------------|-----------------|------|------------|-------|
| A | 2.315 | 0.350 | 1 | 0.810 | SQ.M. |
| B | 3.199 | 0.350 | 9 | 10.077 | SQ.M. |
| C | 3.199 | 0.350 | 2 | 0.960 | SQ.M. |
| TOTAL AREA | | | | 11.847 | SQ.M. |

GROUND COVERAGE CALCULATIONS

| S.NO. | BLOCK | GROUND COVERAGE IN Sqm. |
|-------|----------------------------------|-------------------------|
| 1 | BLOCK - A1 | 653.038 |
| 2 | BLOCK - A2 | 653.038 |
| 3 | BLOCK - A3 | 653.038 |
| 4 | BLOCK - A4 | 653.038 |
| 5 | BLOCK - AS + CRECHE CUM AGANWADI | 312.744 |
| 6 | BLOCK - A6 | 575.306 |
| 7 | BLOCK - A7 | 653.038 |
| 8 | BLOCK - A8 | 653.038 |
| 9 | COMMERCIAL BUILDING | 1404.133 |
| 10 | COMMUNITY BUILDING | 185.804 |
| 11 | MILK & VEG. BOOTH | 25.000 |
| 12 | HT METER RM | 143.659 |
| 13 | FIRE CONTROL ROOM | 31.850 |
| 14 | GUARD RM | 23.500 |
| 15 | EXPANSION JOINTS | 11.847 |
| 16 | TOTAL GROUND COVERAGE | 6635.065 |

FAR CALCULATION FOR AFFORDABLE GROUP HOUSING

| S.NO. | BLOCK | NO. OF FLOORS IN EACH BLOCK | NO. OF BLOCKS | F.A.R. PER BLOCK | TOTAL F.A.R. |
|-------------|----------------|-----------------------------|---------------|------------------|--------------|
| 1 | A1, A2, A4, A8 | G+14 | 4 | 7420.850 | 29683.400 |
| 2 | A5, A7 | G+14 | 2 | 7800.635 | 15601.270 |
| 3 | A6 | G+14 | 1 | 2551.555 | 2551.555 |
| 4 | A6 | G+14 | 1 | 6733.107 | 6733.107 |
| GRAND TOTAL | | | | 8 | 54569.333 |

FAR CALCULATION FOR COMMERCIAL COMPONENT

| S.NO. | BLOCK | NO. OF FLOORS IN EACH BLOCK | NO. OF BLOCKS | PERMISSIBLE F.A.R. | PROPOSED F.A.R. |
|-------------|------------------|-----------------------------|---------------|--------------------|-----------------|
| 1 | COMMERCIAL BLOCK | G+1 | 1 | 1801.534 | 1793.202 |
| GRAND TOTAL | | | | 1 | 1793.202 |

GREEN AREA CALCULATION

| | | |
|---|-----------|------|
| NET PLANNED AREA FOR DEVELOPMENT | 23701.186 | SQM. |
| REQUIRED GREEN AREA @ 15% OF NET PLANNED AREA | 3555.178 | SQM. |
| GREEN AREA PROVIDED | 3566.464 | SQM. |
| GREEN AREA IN %AGE | 15.048 | % |

POPULATION CALCULATION

| | | |
|--|------------|------------------|
| NO OF DWELLING UNITS | 844 | NOS |
| NO OF PEOPLES IN 1 UNIT | 5 | PERSONS |
| POPULATION | 4220 | PERSONS |
| TOTAL POPULATION FOR CURRENT DEVELOPMENT | 4220 | PERSONS |
| ACHIEVED DENSITY FOR CURRENT DEVELOPMENT | 750.568 | PERSONS PER ACRE |
| PERMISSIBLE DENSITY | 750 to 900 | PERSONS PER ACRE |

DWELLING UNIT COUNT

| S.NO. | BLOCK | 3BHK UNIT | 2-BHK + UTILITY UNIT | 2-BHK UNIT TYPE-1 | 2-BHK UNIT TYPE-2 |
|----------------------|------------|-----------|----------------------|-------------------|-------------------|
| 1 | BLOCK - A1 | 56 | 56 | 0 | 0 |
| 2 | BLOCK - A2 | 56 | 56 | 0 | 0 |
| 3 | BLOCK - A3 | 60 | 58 | 0 | 0 |
| 4 | BLOCK - A4 | 56 | 56 | 0 | 0 |
| 5 | BLOCK - A5 | 0 | 0 | 28 | 14 |
| 6 | BLOCK - A6 | 0 | 0 | 60 | 58 |
| 7 | BLOCK - A7 | 60 | 58 | 0 | 0 |
| 8 | BLOCK - A8 | 56 | 56 | 0 | 0 |
| TOTAL | | 344 | 340 | 88 | 72 |
| TOTAL DWELLING UNITS | | 844 | | | |

PARKING CALCULATION

| | |
|---|----------------|
| TOTAL NO OF DUS | 844 |
| REQUIRED PARKING SPACE PROVISION @ 0.5 E.C.S. FOR EACH DU | 422 |
| REQUIRED TWO WHEELER PARKING @ 1 NO. FOR EACH DU | 844 |
| PROPOSED TWO WHEELER PARKING | 864 |
| AREA REQUIRED FOR 1 E.C.S. IN OPEN | 23 |
| AREA REQUIRED FOR 1 E.C.S. IN STILT | 28 |
| PROPOSED PARKING AREA IN OPEN | 8517.305 |
| 8517.305 / 23 | 370.32 |
| SAY | 370 ECS |
| PROPOSED PARKING AREA IN STILT | 2429.328 |
| 2429.328 / 28 | 86.769 |
| SAY | 87 ECS |
| TOTAL PROPOSED E.C.S. | 370 + 87 = 457 |
| ADDITIONAL E.C.S (457 - 422) | 35 ECS |

BUILT UP AREA CALCULATION FOR RESIDENTIAL DEVELOPMENT

| S.NO. | BLOCK | NO. OF FLOORS IN EACH BLOCK | NO. OF BLOCKS | B.U.A. PER BLOCK | TOTAL BUILTUP AREA |
|-----------------------|--------------------------|-----------------------------|---------------|------------------|--------------------|
| 1 | A1, A2, A4, A8 | G+14 | 4 | 9710.105 | 38840.421 |
| 2 | A5, A7 | G+14 | 2 | 9710.105 | 19420.211 |
| 3 | AS + CRECHE CUM AGANWADI | G+14 | 1 | 3620.326 | 3620.326 |
| 4 | A6 | G+14 | 1 | 8544.126 | 8544.126 |
| 5 | COMMERCIAL BUILDING | G+1 | 1 | 1828.922 | 1828.922 |
| 6 | ESS | G | 1 | 143.659 | 143.659 |
| 7 | HT METER RM. | G | 1 | 31.85 | 31.850 |
| 8 | FIRE CONTROL RM | G | 1 | 23.5 | 23.500 |
| 9 | GUARD CUMINITY BUILDING | G | 1 | 2.993 | 2.993 |
| 10 | COMMUNITY BUILDING | G | 1 | 203.01 | 203.010 |
| 11 | MILK & VEG. BOOTH | G | 1 | 25.000 | 25.000 |
| GRAND TOTAL (IN SQM.) | | | | | 72684.019 |

Architects Signature

(Signature)

Lead Architect
Council of Architects
Registration No: CA/2001274/17

Owner's Signature

(Signature)

M/S PRIME INFRADEVELOPERS PRIVATE LIMITED

Client

M/S PRIME INFRADEVELOPERS PRIVATE LIMITED

Architects

Arcop Associates Pvt. Ltd.
4-15, Parnoda Enclave, Greater Kailash - I
New Delhi, India
Ph: 26410350

Job Title

"Proposed Building Plan of Affordable Group Housing Colony on land measuring 6.4685 Acres (License no. 38 of 2020 dated 25-11-20) in Sector 99A, Gurgaon Haryana being developed by Prime Infra Developers Private Limited.

SITE PLAN MASTER AREA STATEMENT

| | | | |
|----------|------------|-----------------|-----------|
| Drawn By | Checked | Scale | Revisions |
| PS | LA | 1:250 | |
| Date | 28.11.2020 | Sheet size (A1) | 1826X1194 |