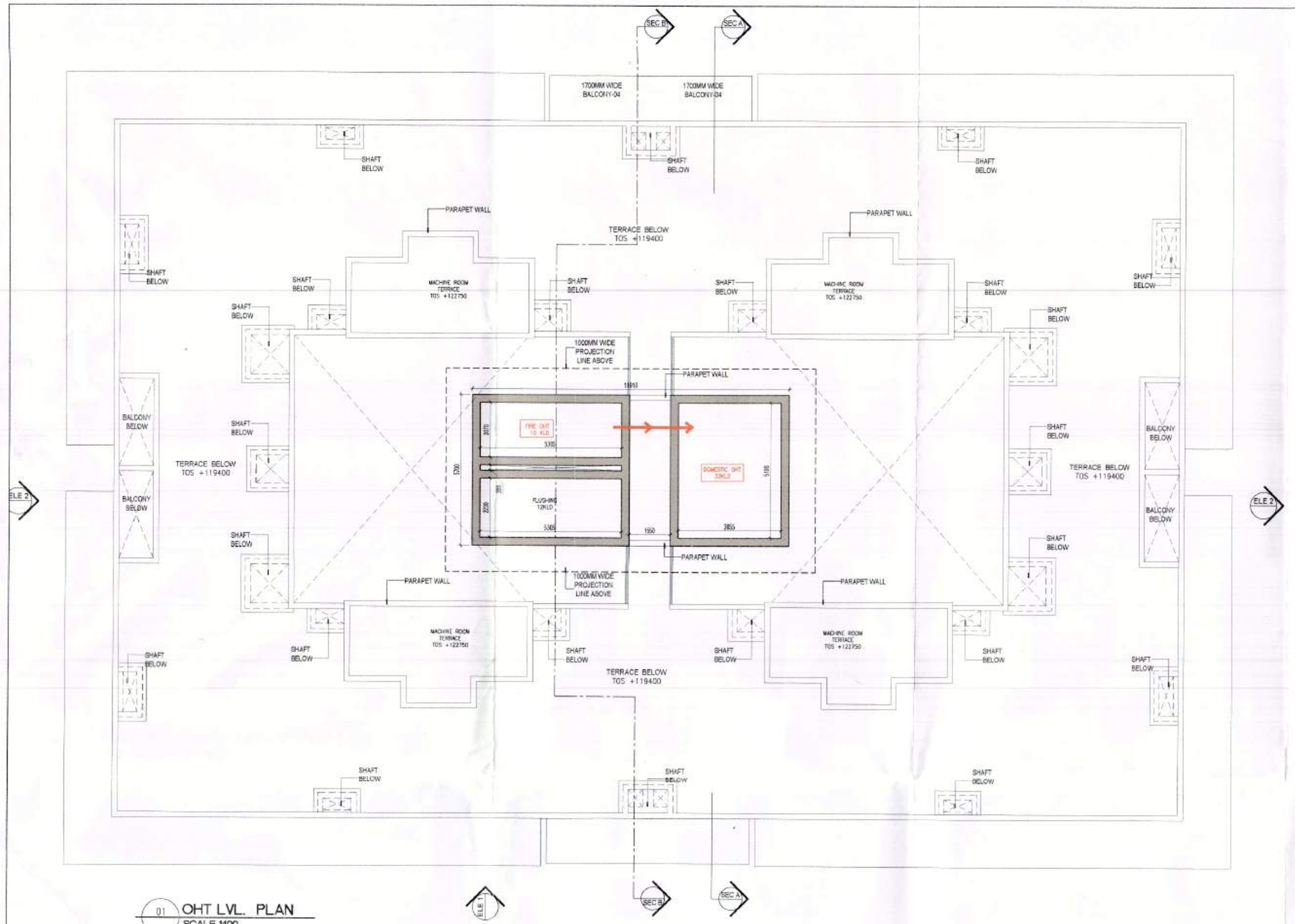
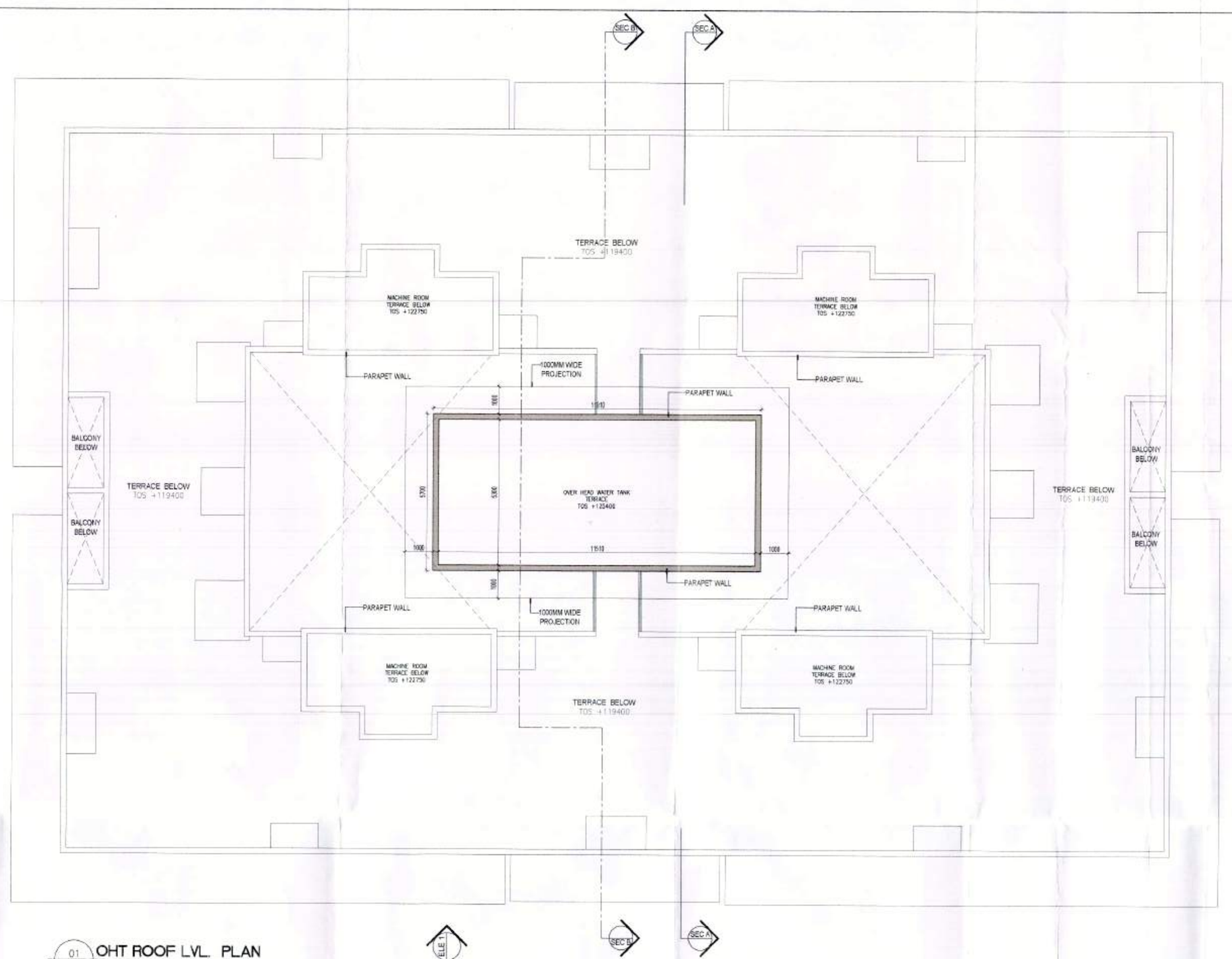
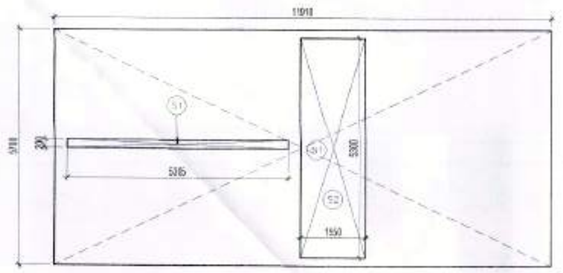


01 OHT LVL. PLAN
SCALE 1:100



01 OHT ROOF LVL. PLAN
SCALE 1:100



01 OHT LVL. AREA DIAGRAM PLAN
SCALE 1:100

TOWER 2							
Mumty Level (Non FAR)							
Additions 'A'							
Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle N1	11.910	5.700	-	-	67.887	1	67.887
Total of all additions 'A'							67.887
Deductions 'B'							
Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S1	5.215	0.200	-	-	1.043	1	1.043
Area of rectangle S2	1.550	5.340	-	-	8.277	1	8.277
Total of all Deductions 'B'							9.320
Total NON FAR for Tower 2(Mumty Level)= (A)							58.567

Door Window Schedule			
	OPENING		
	Width	Lintel	Sill
DOOR			
D1	800	2150	0
D2	800	2150	0
D3	850	2150	0
D4	950	2150	0
D5	1050	2120	0
D6	1030	2120	0
D7	600	2150	0
D8	800	2150	0
D9	1050	2150	0
D10	950	2150	0
D11	1500	2150	0
GD(LOUVRED DOOR)	1200	2150	0
D1	900	2150	
FIRE DOOR			
FD1	1200	2150	0
FD1A	1100	2150	
FD2	900	2150	0
FD3	1200	2150	0
FD4	850	2150	0
FD5	750	2150	0
FD6	1350	2150	0
DOOR/WIN			
DW1	1250	2550	0
DW1A	1750	2550	
DW1B	1750	2550	
DW2	850	2550	0
DW3	2040	2550	0
DW4	2500	2550	0
DW5	2350	2550	0
DW6	2750	2550	0
DW7	1200	2550	0
DW8	1750	2550	0
DW9	1250	2550	0
WINDOW			
W1	530	2550	300
W2	650	2550	100
W3	950	2550	0
W4	1250	2550	0
W5	2050	2550	0
W6	4400	2550	0
W7	2740	2550	300
W8	650	2550	550
W9	900	2150	300
W10	650	2550	550
W11	1550	2550	0
W12	1950	2550	0
W13	1050	2550	0
W14	1550	2550	0
W15	1550	2550	150
W16	2350	2550	150
W17	1950	2550	150
W18	2750	2550	150
W19	650	2550	150
W20	2050	2550	1050
VENTILATOR			
V1	650	2550	1150
V2	650	2550	1150

LEGEND

- 2HR FIRE RATED DOOR
- LOUVERED DOOR
- 1 HR FIRE RATED DOOR
- FHC DISTANCE

NOTE : ALL PARAPET AND RAILING HEIGHTS ARE IN COMPLIANCE PER NBC 2016
ALL FIRE DOORS RATING ARE IN COMPLIANCE WITH NBC 2016

For Approval Stamping:

This is a "PROVISIONAL BUILDING PLAN" approved only for the purpose of inviting objections from the general public

STP(HQ) Member Secretary SMC — STP(G) Member SMC — CTP(HQ) Chairman SMC

Checked and found ok for Public Hearing
Approval for submitting report to GM
Ram Avtar Bassi
AD(HQ)

NOTES:

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5) FIRE SAFETY MEASURES AS PER NBC INCLUDES SMOKE DETECTOR , HEAT DETECTOR, SPRINKLER SPACING IN COMPLIANCE WITH CODE

Key Plan:

Project:

REVISED GROUP HOUSING SCHEME MEASURING **17.55 ACRES** (LICENCE NO. 16 OF 2008 DATED 31.08.2008) + **11.90ACRES** (LICENCE NO.28 OF 2008 DATED 17.02.2008) + **4.725 ACRES** (LICENCE NO. 44 OF 2011 DATED 13.06.2011)= **34.175 ACRES** IN SECTOR -59, GURGAON MANESAR URBAN COMPLEX BEING DEVELOPED BY COMMANDER REALATORS PVT LTD, ORNAMANTAL REALTORS PVT. LTD., BTVS BUILDWELL PVT. LTD., GOLDEN VIEW BUILDERS PVT. LTD.,FIVE RIVER DEVELOPERS PVT. LTD., BULLS REALATORS PVT. LTD., FIVE RIVER BUILDCON PVT. LTD., FIVE RIVER BUILDCON PVT. LTD., ASPIRANT BUILDERS PVT. LTD., FIVE ADSON SOFTWARE PVT. LTD.HI ENERGY REALTORS PVT. LTD., & FIVE RIVER TOWNSHIP PVT. LTD. IN COLLABORATION WITH BY BASE EXPORTS PVT. LTD. & BUZZ HOTELS PVT. LTD.

Authorized Signature

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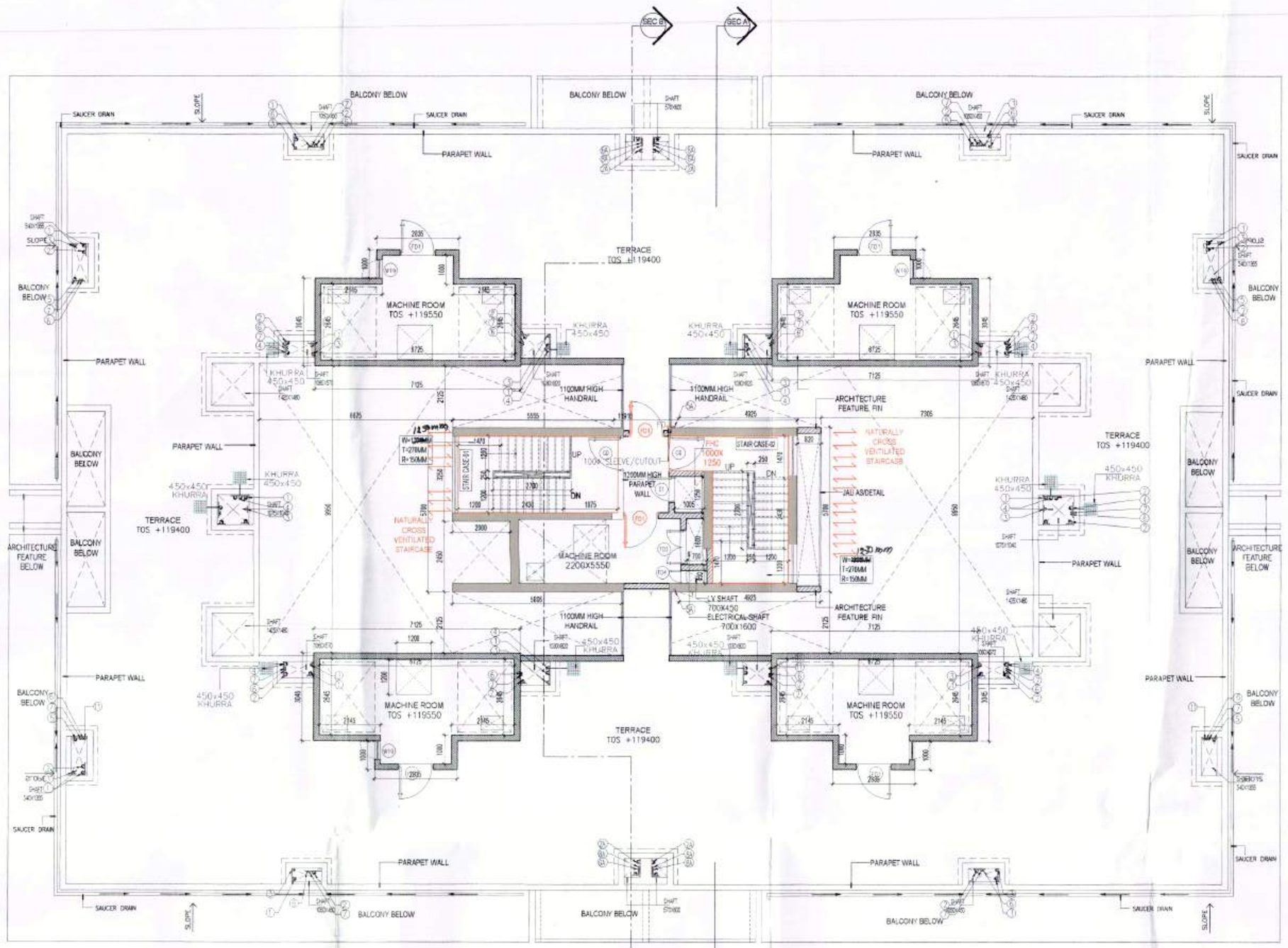
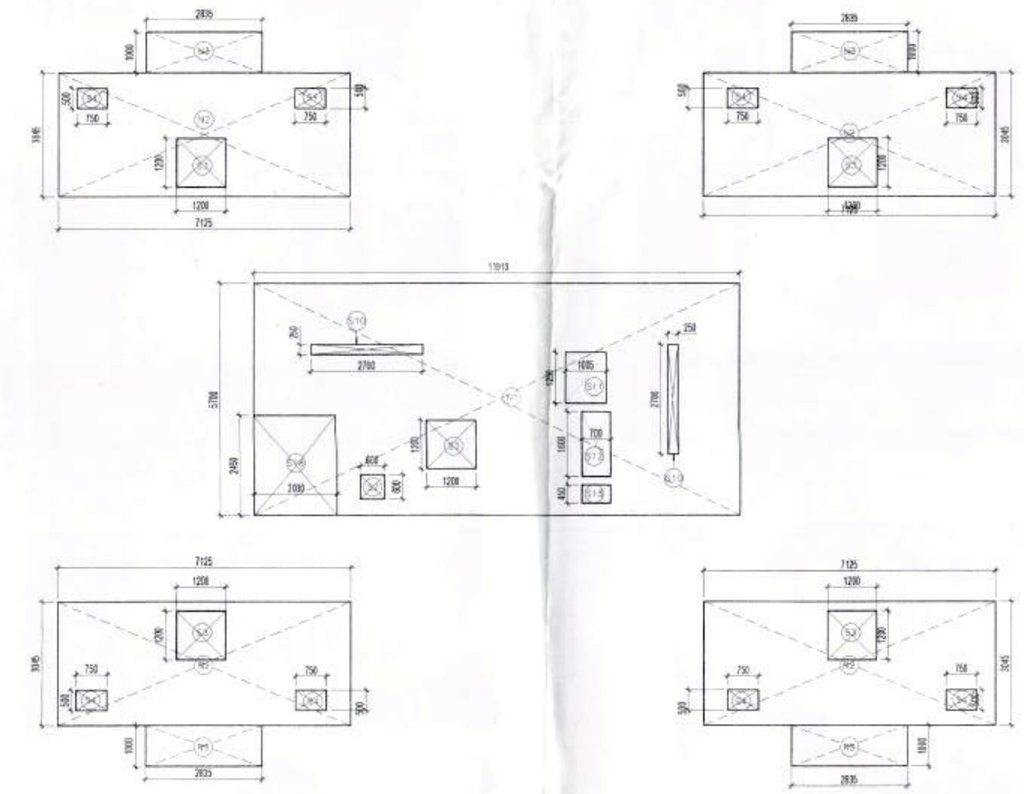
Drawing Title
TOWER-2
OHT FLOOR & OHT ROOF LVL. PLAN

Drawing No.	North
T_02-7	
Scale 1:100	
Date NOV '20	



01 TERRACE FLOOR PLAN
SCALE 1:100



01 TERRACE FLOOR AREA DIAGRAM PLAN
SCALE 1:100

TOWER 2

Terrace Floor (Non FAR)

Additions 'A'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle N1	11.910	5.700	-	-	67.887	1	67.887
Area of rectangle N2	7.125	3.045	-	-	21.696	4	86.783
Area of rectangle N3	2.835	1.000	-	-	2.835	4	11.340
Total of all additions 'A'							**166.010**

Deductions 'B'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S2	0.600	0.600	-	-	0.360	1	0.360
Area of rectangle S3	1.200	1.200	-	-	1.440	5	7.200
Area of rectangle S4	0.750	0.500	-	-	0.375	8	3.000
Area of rectangle S10	0.250	2.700	-	-	0.675	2	1.350
Area of rectangle S11	1.005	1.250	-	-	1.256	1	1.256
Area of rectangle S12	0.700	1.600	-	-	1.120	1	1.120
Area of rectangle S13	0.700	0.450	-	-	0.315	1	0.315
Area of rectangle S18	2.000	2.450	-	-	4.900	1	4.900
Total of all Deductions 'B'							**19.501**
Total Non FAR Terrace Area for Tower 2= (A - B)							**146.508**

SCHEDULE OF PIPES

PIPE NO	DESCRIPTION
1	100ø SOIL PIPE
2	100ø WASTE PIPE
3	75ø ANTISIPHONAGE PIPE
4	100ø RAIN WATER PIPE FOR TERRACE
5	100ø BALCONY DRAIN PIPE
5A	75ø BALCONY DRAIN PIPE
6	DOMESTIC WATER SUPPLY PIPE
7	FLUSHING WATER SUPPLY PIPE
8	HOT WATER SUPPLY PIPE
9	100ø KITCHEN WASTE PIPE
10	DOMESTIC WATER RISER PIPE
11	FLUSHING WATER RISER PIPE
12	SOFT WATER RISER PIPE
6-S	DOMESTIC WATER SUPPLY (IPS) WO FLOOR HYDR
8-S	HOT WATER SUPPLY (IPS) TWO FLOOR HYDR
FD	FLOOR DRAIN
FT	FLOOR TRAP

LEGEND

	2HR FIRE RATED DOOR
	LOUVERED DOOR
	1 HR FIRE RATED DOOR
	FHC DISTANCE

Door Window Schedule

	OPENING		
	Width	Lintel	Sill
DOOR			
D1	800	2150	0
D2	800	2150	0
D3	850	2150	0
D4	950	2150	0
D5	1050	2120	0
D6	1030	2120	0
D7	600	2150	0
D8	800	2150	0
D9	1050	2150	0
D10	950	2150	0
D11	1500	2150	0
GD(LOUVRED DOOR)	1200	2150	0
D1	900	2150	
FIRE DOOR			
FD1	1200	2150	0
FD1A	1100	2150	
FD2	900	2150	0
FD3	1200	2150	0
FD4	450	2150	0
FD5	750	2150	0
FD6	1350	2150	0
DOOR/WIN			
DW1	1250	2550	0
DW1A	1750	2550	
DW1B	1750	2550	
DW2	850	2550	0
DW3	2040	2550	0
DW4	2500	2550	0
DW5	2350	2550	0
DW6	2750	2550	0
DW7	1200	2550	0
DW8	1750	2550	0
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WINDOW			
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W6	4400	2550	0
W7	2740	2550	300
W8	650	2550	550
W9	900	2150	300
W10	650	2550	550
W11	1550	2550	0
W12	1950	2550	0
W13	1050	2550	0
W14	1550	2550	0
W15	1550	2550	150
W16	2350	2550	150
W17	1950	2550	150
W18	2750	2550	150
W19	650	2550	150
W20	2050	2550	1050
VENTILATOR			
V1	650	2550	1150
V2	650	2550	1150

NOTE : ALL PARAPET AND RAILING HEIGHTS ARE IN COMPLIANCE PER NBC 2016
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Ram Avtar Bassi
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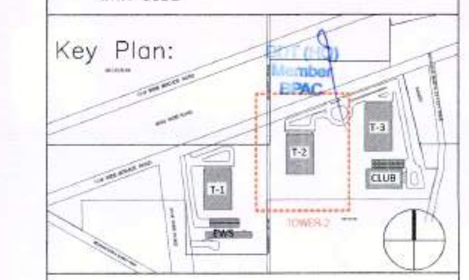
Key Plan:



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BTVS BUILDWELL PVT. LTD., GOLDEN VIEW BUILDERS PVT. LTD., FIVE RIVER DEVELOPERS PVT. LTD., BULLS REALATORS PVT. LTD., FIVE RIVER BUILDCON PVT. LTD., FIVE RIVER BUILDCON PVT. LTD., ASPIRANT BUILDERS PVT. LTD., FIVE ADSON SOFTWARE PVT. LTD.HI ENERGY REALTORS PVT LTD., & FIVE RIVER TOWNSHIP PVT. LTD. IN COLLABORATION WITH BY BASE EXPORTS PVT. LTD. & BUZZ HOTELS PVT. LTD.

Authorized Signature

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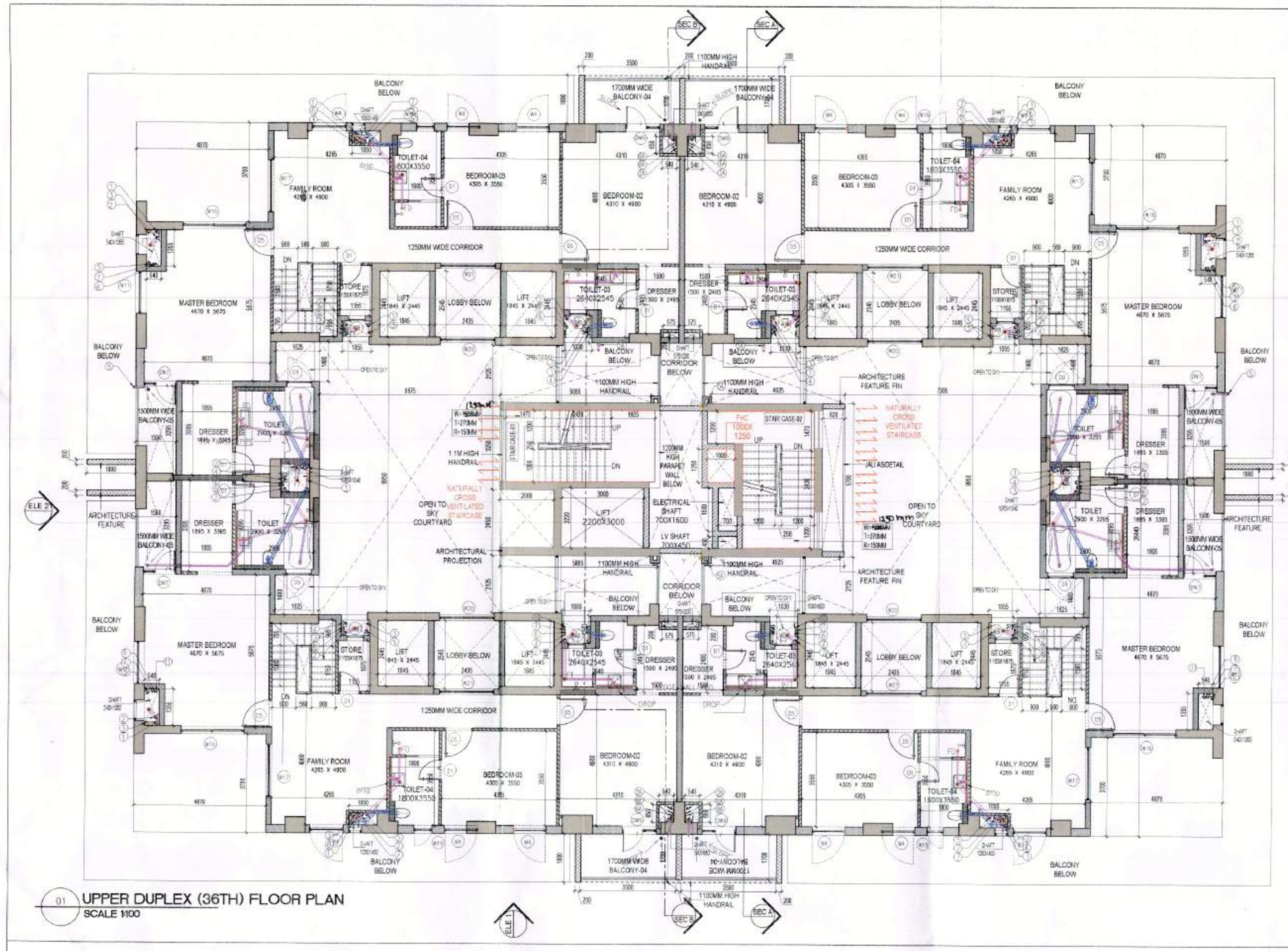
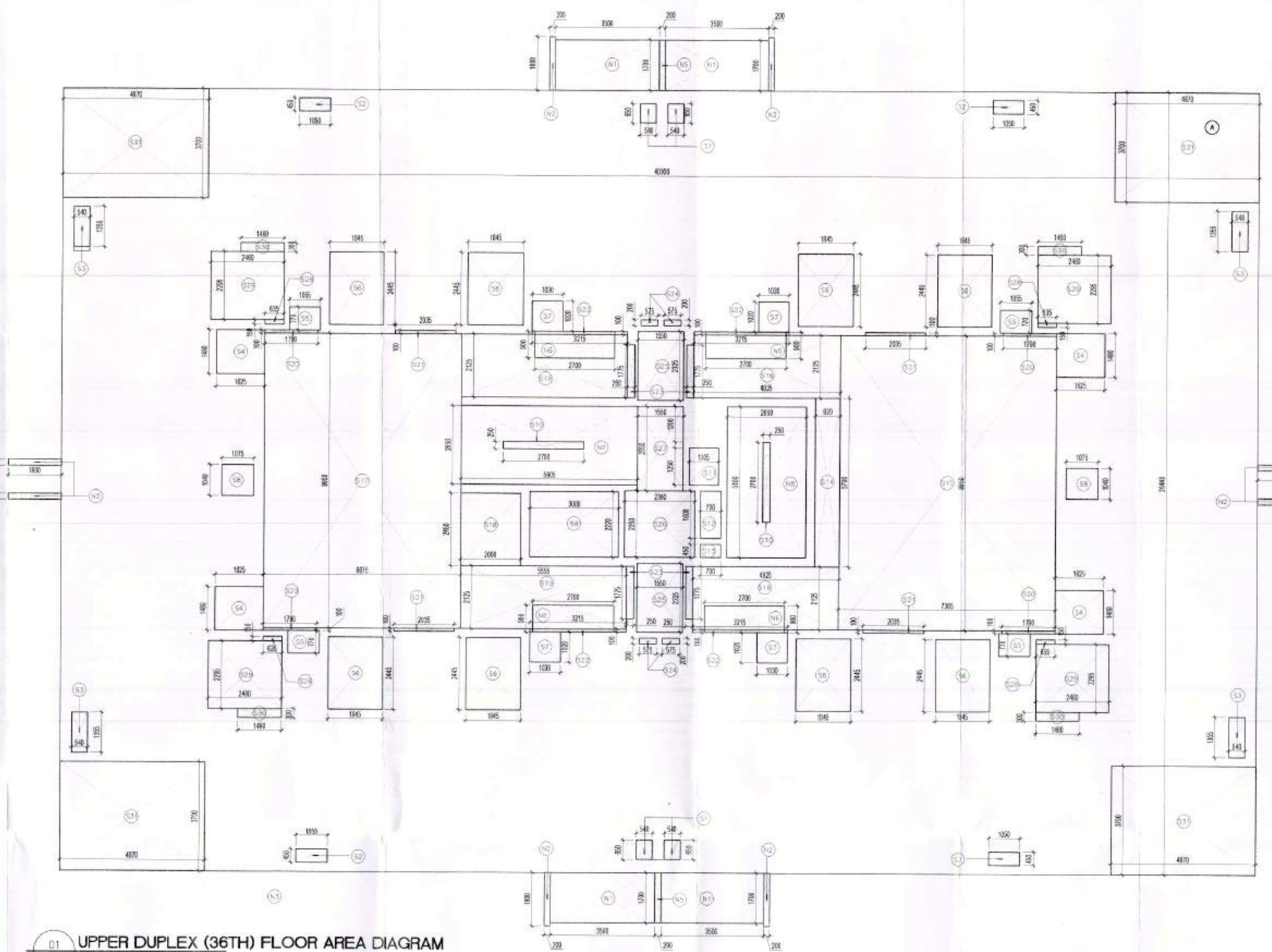
Drawing Title
TOWER-2
TERRACE LVL. PLAN

Drawing No.	North
T_02-6	
Scale 1:100	
Date NOV '20	



01 UPPER DUPLEX (36TH) FLOOR PLAN
SCALE 1:100



01 UPPER DUPLEX (36TH) FLOOR AREA DIAGRAM
SCALE 1:100

TOWER 2
FAR CALCULATION
36TH FLOOR
Additions 'A'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle A	40.300	26.940	-	-	1065.532	1	1065.532
Total of all additions 'A'							1065.532

Deductions 'B'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S1	0.540	0.650	-	-	0.351	4	1.404
Area of rectangle S2	1.050	0.450	-	-	0.473	4	1.890
Area of rectangle S3	0.540	1.355	-	-	0.732	4	2.927
Area of rectangle S4	1.625	1.480	-	-	2.405	4	9.620
Area of rectangle S5	1.055	0.770	-	-	0.812	4	3.249
Area of rectangle S6	1.845	2.445	-	-	4.511	8	36.088
Area of rectangle S7	1.080	1.000	-	-	1.051	4	4.202
Area of rectangle S8	1.075	1.040	-	-	1.118	2	2.236
Area of rectangle S9	3.000	2.220	-	-	6.660	1	6.660
Area of rectangle S11	1.005	1.250	-	-	1.256	1	1.256
Area of rectangle S12	0.700	1.600	-	-	1.120	1	1.120
Area of rectangle S13	0.700	0.450	-	-	0.315	1	0.315
Area of rectangle S14	0.820	5.700	-	-	4.674	1	4.674
Area of rectangle S15	7.305	9.950	-	-	72.685	1	72.685
Area of rectangle S16	4.925	2.125	-	-	10.466	2	20.931
Area of rectangle S17	6.675	9.950	-	-	66.416	1	66.416
Area of rectangle S18	2.000	2.450	-	-	4.900	1	4.900
Area of rectangle S19	5.555	2.125	-	-	11.804	2	23.609
Area of rectangle S20	1.760	0.100	-	-	0.179	4	0.716
Area of rectangle S21	2.035	0.100	-	-	0.204	4	0.814
Area of rectangle S22	3.215	0.100	-	-	0.322	4	1.286
Area of rectangle S23	0.250	1.775	-	-	0.444	4	1.775
Area of rectangle S24	0.575	0.300	-	-	0.115	4	0.460
Area of rectangle S25	1.950	2.025	-	-	3.604	2	7.208
Area of rectangle S26	2.360	2.250	-	-	5.310	1	5.310
Area of rectangle S27	1.550	2.850	-	-	4.418	1	4.418
Area of rectangle S28	0.625	0.150	-	-	0.094	4	0.375
Area of rectangle S29	2.460	2.295	-	-	5.646	4	22.583
Area of rectangle S30	1.460	0.300	-	-	0.438	4	1.752
Area of rectangle S31	4.870	3.700	-	-	18.019	4	72.076
Area of rectangle N7	5.905	2.650	-	-	15.648	1	15.648
Area of rectangle N8	2.650	5.100	-	-	13.515	1	13.515
Total of all Deductions 'B'							412.134
Total Floor FAR = (A - B)							653.398

NON FAR CALCULATION
36TH FLOOR
Additions 'A'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle N1	3.500	1.700	-	-	5.950	4	23.800
Area of rectangle N2	0.200	1.800	-	-	0.360	8	2.880
Area of rectangle N3	0.200	1.700	-	-	0.340	2	0.680
Area of rectangle N6	2.730	0.900	-	-	2.430	4	9.720
Area of rectangle N7	5.905	2.650	-	-	15.648	1	15.648
Area of rectangle N8	1.505	1.200	-	-	1.806	1	1.806
Area of rectangle N9	2.650	5.100	-	-	13.515	1	13.515
Total of all additions 'A'							68.049

Deduction 'B'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S10	0.250	2.700	-	-	0.675	2	1.350
Total of all deductions 'B'							1.350
Total Floor NON FAR= (A-B)							66.699

SCHEDULE OF PIPES

PIPE NO.	DESCRIPTION
1	100Ø SOIL PIPE
2	100Ø WASTE PIPE
3	75Ø ANTISYPHONAGE PIPE
4	100Ø RAIN WATER PIPE FOR TERRACE
5	100Ø BALCONY DRAIN PIPE
5A	75Ø BALCONY DRAIN PIPE
6	DOMESTIC WATER SUPPLY PIPE
7	FLUSHING WATER SUPPLY PIPE
8	HOT WATER SUPPLY PIPE
9A	100Ø KITCHEN WASTE PIPE
10	DOMESTIC WATER RISER PIPE
11	FLUSHING WATER RISER PIPE
12	SOFT WATER RISER PIPE
13A	DOMESTIC WATER SUPPLY UPTO TWO FLOOR HYDR
13B	HOT WATER SUPPLY UPTO TWO FLOOR HYDR
FD	FLOOR DRAIN
FT	FLOOR TRAP

LEGEND

- 2HR FIRE RATED DOOR
- LOUVERED DOOR
- 1 HR FIRE RATED DOOR
- FHC DISTANCE

Door Window Schedule

	OPENING Width	Lintel	Sill
DOOR			
D1	800	2150	0
D2	800	2150	0
D3	850	2150	0
D4	950	2150	0
D5	1050	2120	0
D6	1030	2120	0
D7	600	2150	0
D8	800	2150	0
D9	1050	2150	0
D10	950	2150	0
D11	1500	2150	0
GD(LOUVRED DOOR)	1200	2150	0
D1	900	2150	
FIRE DOOR			
FD1	1200	2150	0
FD1A	1100	2150	
FD2	900	2150	0
FD3	1200	2150	0
FD4	450	2150	0
FD5	750	2150	0
FD6	1350	2150	0
DOOR/WIN			
DW1	1250	2550	0
DW1A	1750	2550	
DW1B	1750	2550	
DW2	850	2550	0
DW3	2040	2550	0
DW4	2500	2550	0
DW5	2350	2550	0
DW6	2750	2550	0
DW7	1200	2550	0
DW8	1750	2550	0
DW9	1250	2550	0
WINDOW			
W1	530	2550	300
W2	650	2550	100
W3	950	2550	0
W4	1250	2550	0
W5	2050	2550	0
W6	4400	2550	0
W7	2740	2550	300
W8	650	2550	550
W9	900	2150	300
W10	650	2550	550
W11	1550	2550	0
W12	1950	2550	0
W13	1050	2550	0
W14	1550	2550	0
W15	1550	2550	150
W16	2350	2550	150
W17	1950	2550	150
W18	2750	2550	150
W19	650	2550	150
W20	2050	2550	1050
VENTILATOR			
V1	650	2550	1150
V2	650	2550	1150

NOTE : ALL PARAPET AND RAILING HEIGHTS ARE IN COMPLIANCE PER NBC 2016
ALL FIRE DOORS RATING ARE IN COMPLIANCE WITH NBC 2016

For Approval Stamping:
This is a "PROVISIONAL BUILDING PLAN" approved only for the purpose of inviting objections from the general public

STP(HQ) Member Secretary BPAC — STP(HQ) Member BPAC — CTP(HQ) Chairman BPAC

Checked and Found to be Conforming to Unified Building Bye Laws of Delhi 1983 — Town & Country Planning Department

NOTES:
1) ALL FIXTURE PROVIDED IN TOILETS ARE AS PER NBC.
2) BASEMENT WILL BE ARTIFICIALLY VENTILATED.
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4) STANDBY GENERATING CAPACITY WILL BE PROVIDED FOR THE ELECTRICAL REQUIREMENT OF THE TOTAL SCHEME. THIS THEREFORE INCLUDES STANDBY GENERATION FOR ALL COMMON SERVICES, FIRE SERVICES, LIFTS ETC. AND ALSO THE ENTIRE ELECTRICAL LOAD FOR THE VENTILATION.
5) FIRE SAFETY MEASURES AS PER NBC INCLUDES SMOKE DETECTOR, HEAT DETECTOR, SPRINKLER SPACING IN COMPLIANCE WITH CODE

Ram Avtar Bassi
AD(HQ)

Key Plan:

Project:
REVISED GROUP HOUSING SCHEME MEASURING **17.55 ACRES** (LICENCE NO. 16 OF 2008 DATED 31.08.2008) + **11.90ACRES** (LICENCE NO.28 OF 2008 DATED 17.02.2008) + **4.725 ACRES** (LICENCE NO. 44 OF 2011 DATED 13.05.2011) = **34.175 ACRES** IN SECTOR -59 , GURGAON MANESAR URBAN COMPLEX BEING DEVELOPED BY COMMANDER REALATORS PVT LTD. ORNAMANTAL REALTORS PVT. LTD.
BTVS BUILDWELL PVT. LTD., GOLDEN VIEW BUILDERS PVT. LTD.,FIVE RIVER DEVELOPERS PVT. LTD., BULLS REALATORS PVT. LTD., FIVE RIVER BUILDCON PVT. LTD., FIVE RIVER BUILDCON PVT. LTD., ASPIRANT BUILDERS PVT. LTD., FIVE ADSON SOFTWARE PVT. LTD.HI ENERGY REALTORS PVT. LTD., & FIVE RIVER TOWNSHIP PVT. LTD. IN COLLABORATION WITH BY BASE EXPORTS PVT. LTD. & BUZZ HOTELS PVT. LTD.

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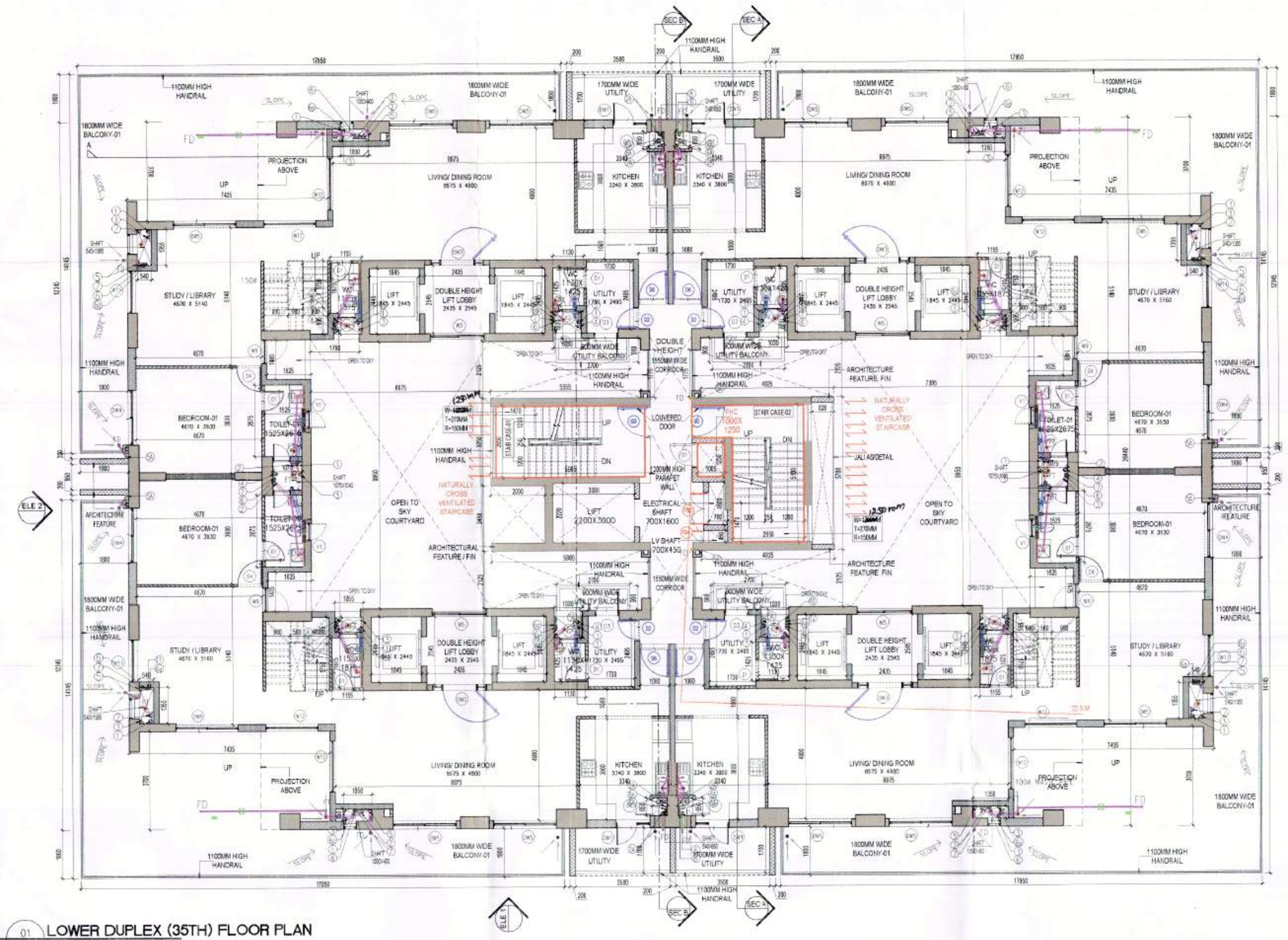
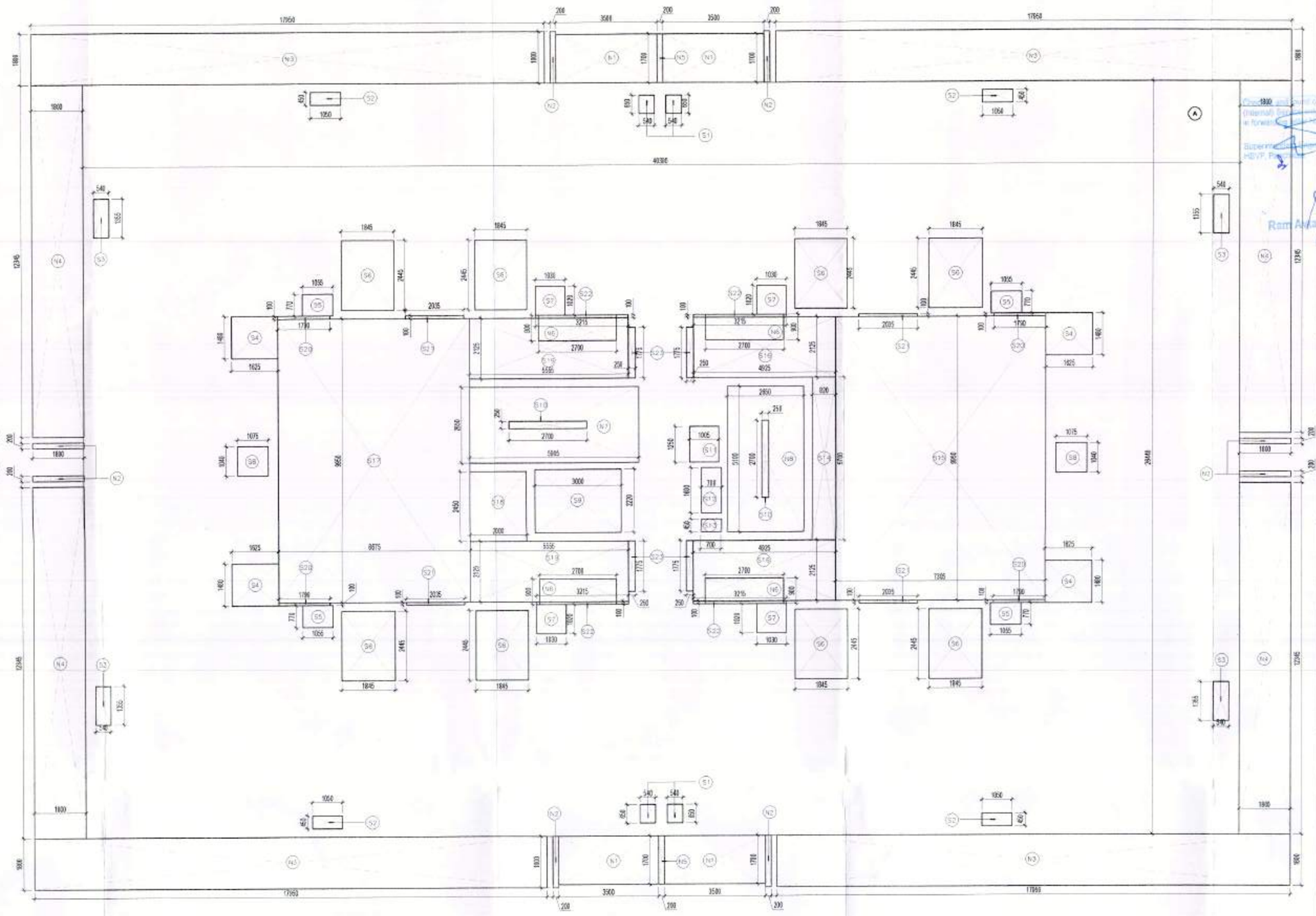
ARNAB DUTTA
CA/2017/40529

Drawing Title
TOWER-2
UPPER DUPLEX 36TH LVL. FLOOR PLAN

Drawing No.	North
T_02-5	
Scale 1:100	
Date NOV '20	



01 LOWER DUPLEX (35TH) FLOOR PLAN
SCALE 1:100



01 LOWER DUPLEX (35TH) FLOOR AREA DIAGRAM
SCALE 1:100

TOWER 2
FAR CALCULATION
35TH FLOOR
Additions 'A'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle A	40.300	26.440	-	-	1065.532	1	1065.532
Total of all additions 'A'							**1065.532**

Deductions 'B'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S1	0.540	0.650	-	-	0.351	4	1.404
Area of rectangle S2	1.050	0.450	-	-	0.473	4	1.890
Area of rectangle S3	0.540	1.355	-	-	0.732	4	2.927
Area of rectangle S4	1.625	1.480	-	-	2.405	4	9.620
Area of rectangle S5	1.055	0.770	-	-	0.812	4	3.248
Area of rectangle S6	1.845	2.445	-	-	4.511	8	36.088
Area of rectangle S7	1.030	1.030	-	-	1.061	4	4.202
Area of rectangle S8	1.075	1.043	-	-	1.118	2	2.236
Area of rectangle S9	3.000	2.220	-	-	6.660	1	6.660
Area of rectangle S11	1.000	1.250	-	-	1.250	1	1.250
Area of rectangle S12	0.700	1.600	-	-	1.120	1	1.120
Area of rectangle S13	0.700	0.450	-	-	0.315	1	0.315
Area of rectangle S14	0.620	5.700	-	-	4.674	1	4.674
Area of rectangle S15	7.305	9.950	-	-	72.685	1	72.685
Area of rectangle S16	4.925	2.125	-	-	10.466	2	20.931
Area of rectangle S17	6.075	9.950	-	-	66.416	1	66.416
Area of rectangle S18	2.000	2.450	-	-	4.900	1	4.900
Area of rectangle S19	5.555	2.125	-	-	11.806	2	23.609
Area of rectangle S20	1.790	0.100	-	-	0.179	4	0.716
Area of rectangle S21	2.035	0.100	-	-	0.204	4	0.814
Area of rectangle S22	3.215	0.100	-	-	0.322	4	1.286
Area of rectangle S23	0.250	1.775	-	-	0.444	4	1.775
Area of rectangle N7	5.905	2.650	-	-	15.648	1	15.648
Area of rectangle N8	2.020	5.100	-	-	13.515	1	13.515
Total of all Deductions 'B'							**297.697**
Total Floor FAR = (A - B)							**767.835**

NON FAR CALCULATION
35TH FLOOR
Additions 'A'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle N1	5.500	1.700	-	-	9.350	4	37.400
Area of rectangle N2	0.200	1.800	-	-	0.360	8	2.880
Area of rectangle N3	17.950	1.800	-	-	32.310	4	129.240
Area of rectangle N4	12.345	1.800	-	-	22.221	4	88.884
Area of rectangle N5	0.200	1.700	-	-	0.340	2	0.680
Area of rectangle N6	2.700	0.560	-	-	1.512	4	6.720
Area of rectangle N7	5.905	2.650	-	-	15.648	1	15.648
Area of rectangle N8	1.505	1.200	-	-	1.806	1	1.806
Area of rectangle N9	2.650	5.100	-	-	13.515	1	13.515
Total of all additions 'A'							**286.173**

Deduction 'B'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S10	0.250	2.700	-	-	0.675	2	1.350
Total of all deductions 'B'							**1.350**
Total Floor NON FAR= (A-B)							**284.823**

SCHEDULE OF PIPES

PIPE NO.	DESCRIPTION
1	100ø SOIL PIPE
2	100ø WASTE PIPE
3	75ø ANTISYPHONAGE PIPE
4	100ø RAIN WATER PIPE FOR TERRACE
5	100ø BALCONY DRAIN PIPE
5A	75ø BALCONY DRAIN PIPE
6	DOMESTIC WATER SUPPLY PIPE
7	FLUSHING WATER SUPPLY PIPE
8	HOT WATER SUPPLY PIPE
9A	100ø KITCHEN WASTE PIPE
10	DOMESTIC WATER RISER PIPE
11	FLUSHING WATER RISER PIPE
12	SOFT WATER RISER PIPE
6A	DOMESTIC WATER SUPPLY UPTO TWO FLOOR HYDR
8A	HOT WATER SUPPLY UPTO TWO FLOOR HYDR
FD	FLOOR DRAIN
FT	FLOOR TRAP

LEGEND

- 2HR FIRE RATED DOOR
- LOUVERED DOOR
- 1 HR FIRE RATED DOOR
- FHC DISTANCE

Door Window Schedule

	OPENING		
	Width	Lintel	Sill
DOOR			
D1	800	2150	0
D2	800	2150	0
D3	850	2150	0
D4	950	2150	0
D5	1050	2120	0
D6	1030	2120	0
D7	600	2150	0
D8	800	2150	0
D9	1050	2150	0
D10	950	2150	0
D11	1500	2150	0
GD(LOUVRED DOOR)	1200	2150	0
D1	900	2150	
FIRE DOOR			
FD1	1200	2150	0
FD1A	1100	2150	
FD2	900	2150	0
FD3	1200	2150	0
FD4	450	2150	0
FD5	750	2150	0
FD6	1350	2150	0
DOOR/WIN			
DW1	1250	2550	0
DW1A	1750	2550	
DW1B	1750	2550	
DW2	850	2550	0
DW3	2040	2550	0
DW4	2500	2550	0
DW5	2330	2550	0
DW6	2750	2550	0
DW7	1200	2550	0
DW8	1750	2550	0
DW9	1250	2550	0
WINDOW			
W1	530	2550	300
W2	650	2550	100
W3	950	2550	0
W4	1250	2550	0
W5	2050	2550	0
W6	4400	2550	0
W7	2740	2550	300
W8	650	2550	550
W9	900	2150	300
W10	650	2550	550
W11	1550	2550	0
W12	1950	2550	0
W13	1050	2550	0
W14	1550	2550	0
W15	1550	2550	150
W16	2350	2550	150
W17	1950	2550	150
W18	2750	2550	150
W19	650	2550	150
W20	2050	2550	1050
VENTILATOR			
V1	650	2550	1150
V2	650	2550	1150

NOTE : ALL PARAPET AND RAILING HEIGHTS ARE IN COMPLIANCE PER NBC 2016
ALL FIRE DOORS RATING ARE IN COMPLIANCE WITH NBC 2016

For Approval Stamping:
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DDT(HQ) Member BPAC

NOTES:
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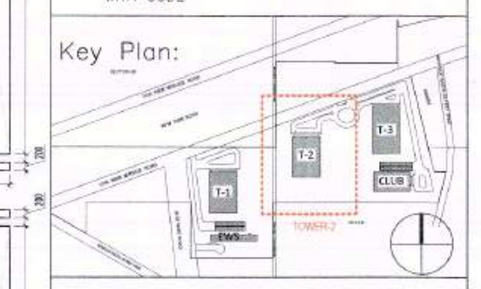
5) FIRE SAFETY MEASURES AS PER NBC INCLUDES SMOKE DETECTOR , HEAT DETECTOR, SPRINKLER SPACING IN COMPLIANCE WITH CODE

Key Plan:



Project:

REVISED GROUP HOUSING SCHEME MEASURING **17.55 ACRES** (LICENCE NO. 16 OF 2008 DATED 31.08.2008) + **11.90ACRES** (LICENCE NO.28 OF 2008 DATED 17.02.2008) + **4.725 ACRES** (LICENCE NO. 44 OF 2011 DATED 13.05.2011)= **34.175 ACRES** IN SECTOR -59, GURGAON MANESAR URBAN COMPLEX BEING DEVELOPED BY COMMANDER REALATORS PVT LTD. ORNAMANTAL REALTORS PVT. LTD.,
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Authorized Signature

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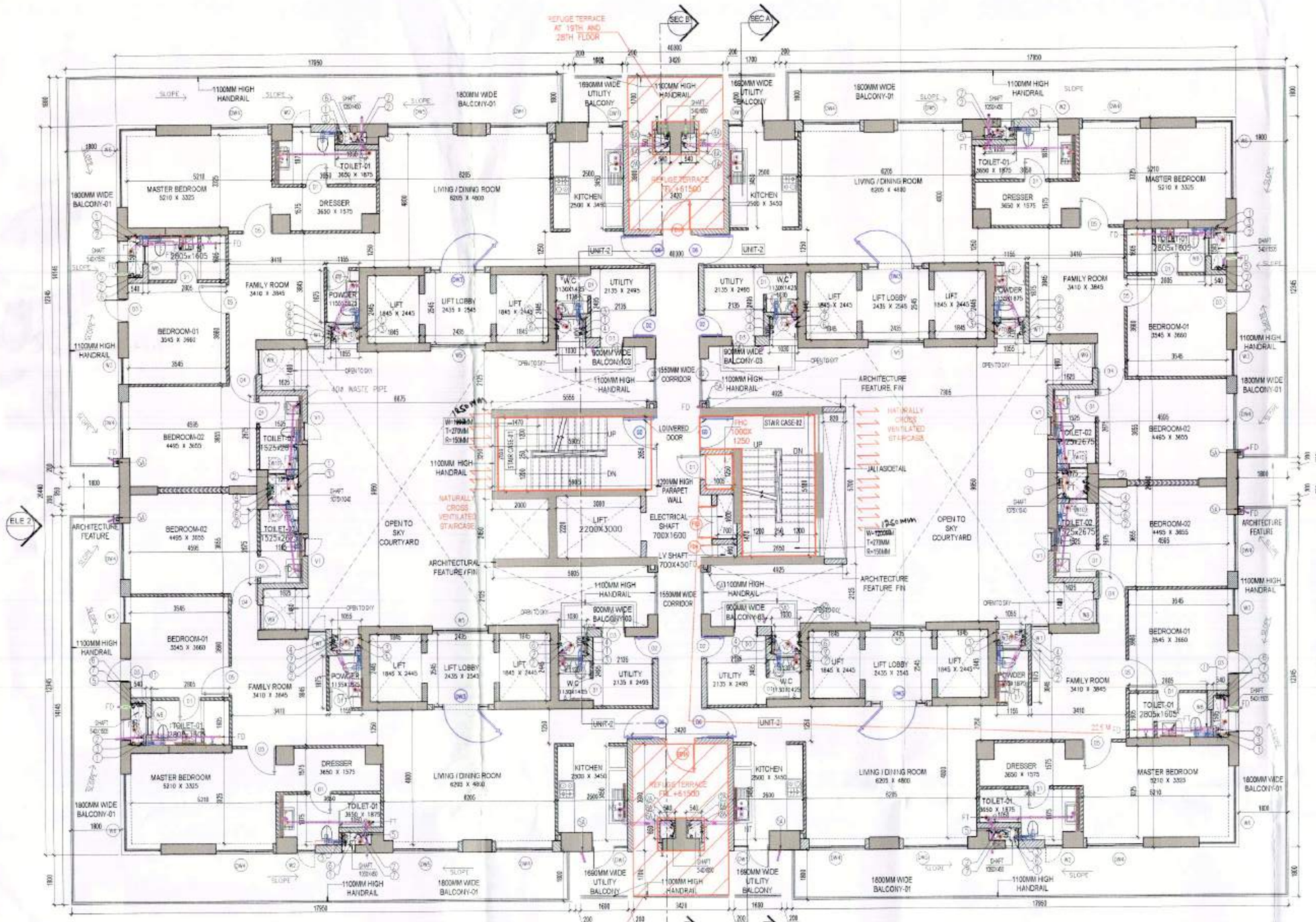
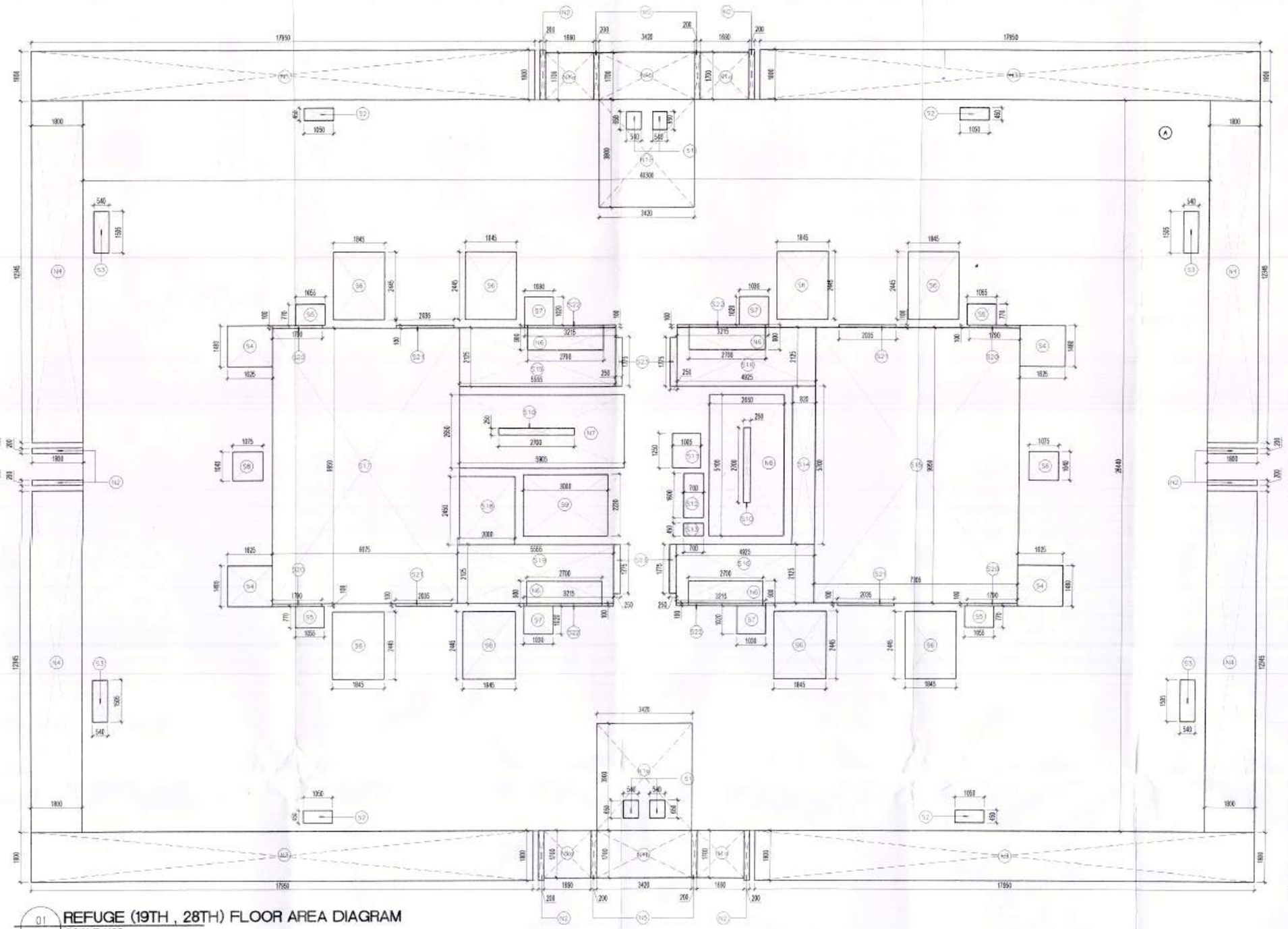
Drawing Title
TOWER-2
LOWER DUPLEX 35TH LVL. FLOOR PLAN

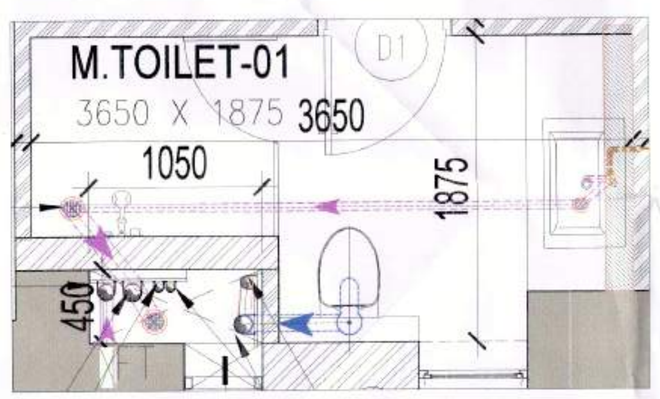
Drawing No.	North
T_02-4	
Scale 1:100	
Date NOV '20	



01 REFUGE (19TH , 28TH) FLOOR
SCALE 1:100



01 REFUGE (19TH , 28TH) FLOOR AREA DIAGRAM
SCALE 1:100



03 TYPICAL FLOOR -TOILET LAYOUT
SCALE 1:25

REFUGE TERRACE CALCULATION

GROSS AREA OF19TH & 28TH FLOOR = 740.193 SQ.M
GROSS AREA OF BELOW FLOOR = 765.465 SQ.M
TOTAL AREA OF CONSECUTIVE FLOOR = 1505.657 SQ.M

OCCUPANT LOAD @12.5SQM/ PERSON = 120 PERSON

REFUGE AREA = TOTAL AREA X 0.3
12.5(OCCUPANCY)
= 120 X 0.3 = 36 SQ.M

AREA TO ACCOMMODATE ONE WHEEL CHAIR =TOTAL OCCUPANT X 0.9
200(OCCUPANT)

= 120 X 0.9
200(OCCUPANT)

= 0.54 SQM = 0.9 SQM

TOTAL REFUGE AREA REQUIRED = 36.9 SQ.M

TOTAL REFUGE AREA PROVIDED=37.7 SQM (ON BOTH SIDE)

TOWER 2
FAR CALCULATION
REFUGE FLOOR : 19TH & 28TH FLOOR

Additions 'A'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle A	40.100	26.440			1065.532	1	1065.532
Total of all additions 'A'							1065.532

Deductions 'B'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S2	1.050	0.450	-	-	0.473	4	1.890
Area of rectangle S3	0.540	1.505	-	-	0.813	4	3.251
Area of rectangle S4	1.625	1.480	-	-	2.405	4	9.620
Area of rectangle S5	1.055	0.770	-	-	0.812	4	3.249
Area of rectangle S6	1.845	2.485	-	-	4.511	8	36.088
Area of rectangle S7	1.030	1.020	-	-	1.051	4	4.202
Area of rectangle S8	1.075	1.040	-	-	1.118	2	2.236
Area of rectangle S9	3.000	2.220	-	-	6.660	1	6.660
Area of rectangle S11	1.005	1.250	-	-	1.256	1	1.256
Area of rectangle S12	0.700	1.600	-	-	1.120	1	1.120
Area of rectangle S13	0.700	0.450	-	-	0.315	1	0.315
Area of rectangle S14	0.830	5.700	-	-	4.674	1	4.674
Area of rectangle S15	7.305	9.950	-	-	72.685	1	72.685
Area of rectangle S16	4.925	2.125	-	-	10.466	2	20.931
Area of rectangle S17	6.675	9.950	-	-	66.416	1	66.416
Area of rectangle S18	2.000	2.400	-	-	4.800	1	4.800
Area of rectangle S19	5.555	2.125	-	-	11.804	2	23.609
Area of rectangle S20	1.790	0.100	-	-	0.179	4	0.716
Area of rectangle S21	2.026	0.100	-	-	0.204	4	0.814
Area of rectangle S22	3.215	0.100	-	-	0.322	4	1.286
Area of rectangle S23	0.230	1.775	-	-	0.444	4	1.775
Area of rectangle N7	5.905	2.650	-	-	15.648	1	15.648
Area of rectangle N8	2.650	5.100	-	-	13.515	1	13.515
Area of rectangle N3c	3.420	3.900	-	-	13.338	2	26.676
Total of all Deductions 'B'							323.513
Total Floor FAR = (A - B)							741.999

NON FAR CALCULATION
REFUGE FLOOR : 19TH & 28th FLOOR

Additions 'A'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle N3a	1.690	1.700	-	-	2.873	4	11.492
Area of rectangle N3b	3.420	1.700	-	-	5.814	2	11.628
Area of rectangle N3c	3.420	3.900	-	-	13.338	2	26.676
Area of rectangle N2	0.200	1.800	-	-	0.360	8	2.880
Area of rectangle N3	17.950	1.800	-	-	32.310	4	129.240
Area of rectangle N4	1.800	12.345	-	-	22.221	4	88.884
Area of rectangle N5	0.200	1.700	-	-	0.340	4	1.360
Area of rectangle N6	2.700	0.800	-	-	2.430	4	9.720
Area of rectangle N7	5.905	2.650	-	-	15.648	1	15.648
Area of rectangle N8	1.505	1.200	-	-	1.806	1	1.806
Area of rectangle N9	2.650	5.100	-	-	13.515	1	13.515
Total of all additions 'A'							332.849

Deduction 'B'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S1	0.540	0.650	-	-	0.351	4	1.404
Area of rectangle S10	0.250	2.700	-	-	0.675	2	1.350
Total of all deductions 'B'							2.754
Total Floor NON FAR= (A-B)							330.095

SCHEDULE OF PIPES

PIPE NO.	DESCRIPTION
1	100Ø SOIL PIPE
2	100Ø WASTE PIPE
3	75Ø ANTISYPHONAGE PIPE
4	100Ø RAIN WATER PIPE FOR TERRACE
5	100Ø BALCONY DRAIN PIPE
5A	75Ø BALCONY DRAIN PIPE
6	DOMESTIC WATER SUPPLY PIPE
7	FLUSHING WATER SUPPLY PIPE
8	HOT WATER SUPPLY PIPE
9A	100Ø KITCHEN WASTE PIPE
10	DOMESTIC WATER RISER PIPE
11	FLUSHING WATER RISER PIPE
12	SOFT WATER RISER PIPE
8A	DOMESTIC WATER SUPPLY UPTO TWO FLOOR HYDR
8A	HOT WATER SUPPLY UPTO TWO FLOOR HYDR
FD	FLOOR DRAIN
FT	FLOOR TRAP

LEGEND

- 2HR FIRE RATED DOOR
- LOUVERED DOOR
- 1 HR FIRE RATED DOOR
- FHC DISTANCE

Door Window Schedule

	OPENING Width	Lintel	Sill
DOOR			
D1	800	2150	0
D2	800	2150	0
D3	850	2150	0
D4	950	2150	0
D5	1050	2120	0
D6	1030	2120	0
D7	600	2150	0
D8	800	2150	0
D9	1050	2150	0
D10	950	2150	0
D11	1500	2150	0
GD(LOUVRED DOOR)	1200	2150	0
D1	900	2150	
FIRE DOOR			
FD1	1200	2150	0
FD1A	1100	2150	
FD2	900	2150	0
FD3	1200	2150	0
FD4	450	2150	0
FD5	750	2150	0
FD6	1350	2150	0
DOOR/WIN			
DW1	1250	2550	0
DW1A	1750	2550	
DW1B	1750	2550	
DW2	850	2550	0
DW3	2040	2550	0
DW4	2500	2550	0
DW5	2350	2550	0
DW6	2750	2550	0
DW7	1200	2550	0
DW8	1750	2550	0
DW9	1250	2550	0
WINDOW			
W1	530	2550	300
W2	650	2550	100
W3	950	2550	0
W4	1250	2550	0
W5	2050	2550	0
W6	4400	2550	0
W7	2740	2550	300
W8	650	2550	550
W9	900	2150	300
W10	650	2550	550
W11	1550	2550	0
W12	1950	2550	0
W13	1050	2550	0
W14	1550	2550	0
W15	1550	2550	150
W16	2350	2550	150
W17	1950	2550	150
W18	2750	2550	150
W19	650	2550	150
W20	2050	2550	1050
VENTILATOR			
V1	650	2550	1150
V2	650	2550	1150

NOTE : ALL PARAPET AND RAILING HEIGHTS ARE IN COMPLIANCE PER NBC 2016
ALL FIRE DOORS RATING ARE IN COMPLIANCE WITH NBC 2016

For Approval Stamping:

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NOTES:
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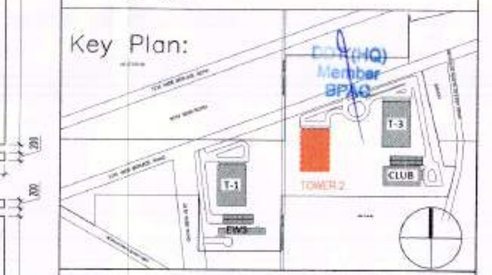
5) FIRE SAFETY MEASURES AS PER NBC INCLUDES SMOKE DETECTOR , HEAT DETECTOR, SPRINKLER SPACING IN COMPLIANCE WITH CODE

Ram Avtar Bassi AD(HQ)

Key Plan:



Project:

REVISED GROUP HOUSING SCHEME MEASURING **17.55 ACRES** (LICENCE NO. 16 OF 2008 DATED 31.08.2008) + **11.90ACRES** (LICENCE NO.28 OF 2008 DATED 17.02.2008) + **4.725 ACRES** (LICENCE NO. 44 OF 2011 DATED 13.05.2011)= **34.175 ACRES** IN SECTOR -59 , GURGAON MANESAR URBAN COMPLEX BEING DEVELOPED BY COMMANDER REALATORS PVT LTD. ORNAMANTAL REALTORS PVT. LTD.,
BTVS BUILDWELL PVT. LTD., GOLDEN VIEW BUILDERS PVT. LTD., FIVE RIVER DEVELOPERS PVT. LTD., BULLS REALATORS PVT. LTD., FIVE RIVER BUILDCON PVT. LTD., FIVE RIVER BUILDCON PVT. LTD., ASPIRANT BUILDERS PVT. LTD., FIVE ADSON SOFTWARE PVT. LTD.,HI ENERGY REALTORS PVT. LTD., & FIVE RIVER TOWNSHIP PVT. LTD. IN COLLABORATION WITH BY BASE EXPORTS PVT. LTD. & BUZZ HOTELS PVT. LTD.

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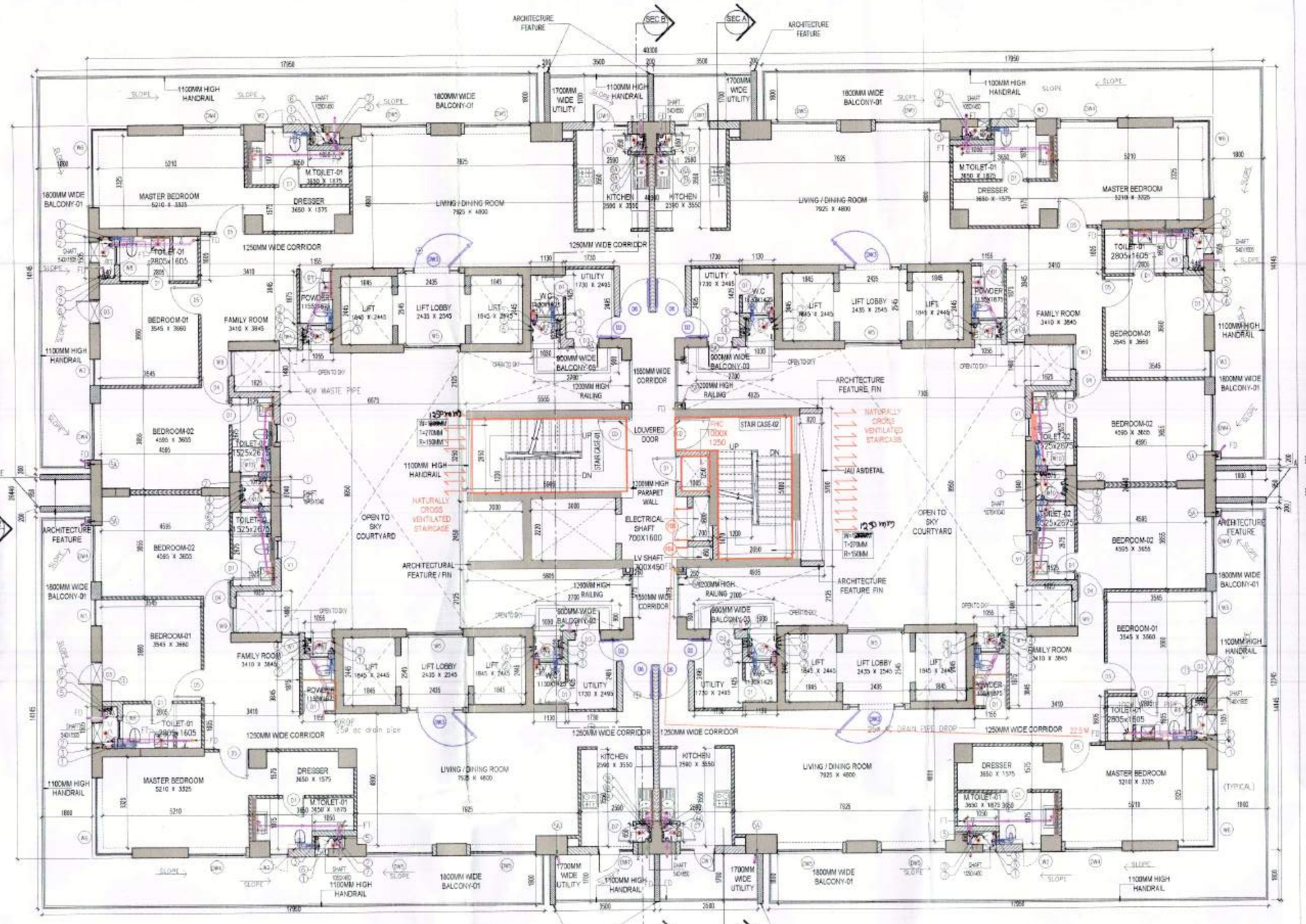
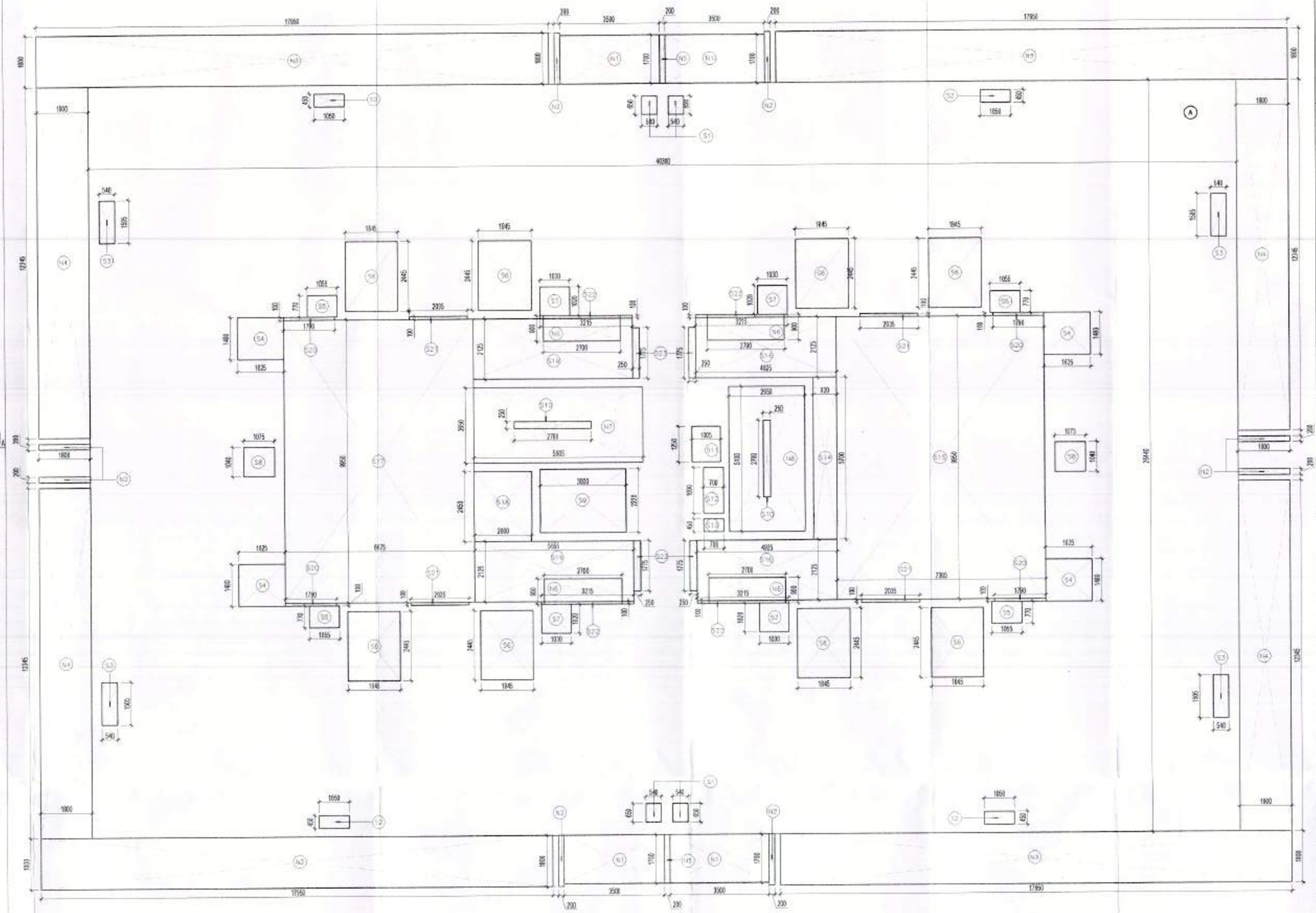
ARNAB DUTTA CAT 2/0529

Drawing Title
REFUGE FLOOR PLAN
19TH & 28th FLOOR
TOWER-2

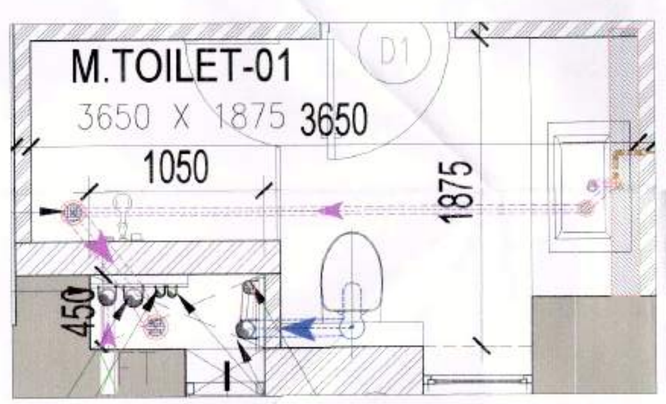
Drawing No.	North
T_02-3	
Scale 1:100	
Date NOV '20	



01 TYPICAL 1st to 34th FLOOR(EXCEPT 19TH , 28 FLOOR)
SCALE 1:100



02 TYPICAL 1st TO 34th FLOOR AREA DIAGRAM
SCALE 1:100(EXCEPTH 19th ,28th FLOOR)



03 TYPICAL FLOOR -TOILET LAYOUT
SCALE 1:25

SCHEDULE OF PIPES	
PIPE NO.	DESCRIPTION
1	100ø SOIL PIPE
2	100ø WASTE PIPE
3	75ø ANTI-SYPHONAGE PIPE
4	100ø RAIN WATER PIPE FOR TERRACE
5	100ø BALCONY DRAIN PIPE
5A	75ø BALCONY DRAIN PIPE
6	DOMESTIC WATER SUPPLY PIPE
7	FLUSHING WATER SUPPLY PIPE
8	HOT WATER SUPPLY PIPE
12A	100ø KITCHEN WASTE PIPE
10	DOMESTIC WATER RISER PIPE
13	FLUSHING WATER RISER PIPE
12	SOFT WATER RISER PIPE
6A	DOMESTIC WATER SUPPLY UPTO TWO FLOOR HYDR
8A	HOT WATER SUPPLY UPTO TWO FLOOR HYDR
FD	FLOOR DRAIN
FT	FLOOR TRAP

TOWER 2
FAR CALCULATION
1ST-34th FLOOR (excluding 19/ 28th Floor)
Additions 'A'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sq.m)	No. of figures	Total Area (sq.m)
Area of rectangle A	40.300	26.440	-	-	1065.532	1	1065.532
Total of all additions 'A'							**1065.532**

Deductions 'B'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sq.m)	No. of figures	Total Area (sqm)
Area of rectangle S1	0.540	0.600	-	-	0.351	4	1.404
Area of rectangle S2	1.060	0.450	-	-	0.473	4	1.890
Area of rectangle S3	0.540	1.505	-	-	0.813	4	3.251
Area of rectangle S4	1.625	1.680	-	-	2.805	4	9.620
Area of rectangle S5	1.065	0.770	-	-	0.817	4	3.269
Area of rectangle S6	1.845	2.445	-	-	4.511	8	**36.088**
Area of rectangle S7	1.030	1.020	-	-	1.051	4	**4.202**
Area of rectangle S8	1.075	1.060	-	-	1.118	2	2.236
Area of rectangle S9	1.000	2.220	-	-	2.660	3	6.660
Area of rectangle S11	1.005	1.250	-	-	1.256	1	1.256
Area of rectangle S12	0.790	1.600	-	-	1.120	1	1.120
Area of rectangle S13	0.790	0.850	-	-	0.315	3	0.315
Area of rectangle S14	0.820	5.700	-	-	4.674	1	4.674
Area of rectangle S15	7.305	9.950	-	-	72.685	1	72.685
Area of rectangle S16	4.925	3.125	-	-	15.466	2	30.931
Area of rectangle S17	6.675	9.950	-	-	66.416	1	66.416
Area of rectangle S18	2.000	2.450	-	-	4.900	1	4.900
Area of rectangle S19	5.555	3.125	-	-	17.404	2	25.609
Area of rectangle S20	1.790	0.100	-	-	0.179	4	0.716
Area of rectangle S21	2.035	0.100	-	-	0.204	4	0.814
Area of rectangle S22	3.215	0.100	-	-	0.322	4	1.286
Area of rectangle S23	0.250	1.775	-	-	0.444	4	1.775
Area of rectangle N7	5.905	2.650	-	-	15.648	1	15.648
Area of rectangle N8	2.650	5.100	-	-	13.515	1	13.515
Total of all Deductions 'B'							**298.261**
Total Floor FAR = (A - B)							**767.271**

NON FAR CALCULATION
1ST-34TH FLOOR (excluding 19/ 28th Floor)
Additions 'A'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle N1	1.500	1.700	-	-	2.550	4	23.800
Area of rectangle N2	0.200	1.800	-	-	0.360	8	2.880
Area of rectangle N3	17.990	1.800	-	-	32.318	4	129.240
Area of rectangle N4	12.345	1.800	-	-	22.221	4	88.884
Area of rectangle N5	0.200	1.700	-	-	0.340	2	0.680
Area of rectangle N6	1.200	0.900	-	-	2.430	4	9.720
Area of rectangle N7	5.905	2.650	-	-	15.648	1	15.648
Area of rectangle N8	1.505	1.200	-	-	1.806	1	1.806
Area of rectangle N9	2.650	5.100	-	-	13.515	1	13.515
Total of all additions 'A'							**286.173**

Deduction 'B'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S10	0.290	2.700	-	-	0.679	2	1.350
Total of all deductions 'B'							**1.350**
Total Floor NON FAR= (A-B)							**284.823**

LEGEND

- 2HR FIRE RATED DOOR
- LOUVERED DOOR
- 1 HR FIRE RATED DOOR
- FHC DISTANCE

NOTE : ALL PARAPET AND RAILING HEIGHTS ARE IN COMPLIANCE PER NBC 2016
ALL FIRE DOORS RATING ARE IN COMPLIANCE WITH NBC 2016

Door Window Schedule			
	OPENING		
	Width	Lintel	Sill
DOOR			
D1	800	2150	0
D2	800	2150	0
D3	850	2150	0
D4	950	2150	0
D5	1050	2120	0
D6	1030	2120	0
D7	600	2150	0
D8	800	2150	0
D9	1050	2150	0
D10	950	2150	0
D11	1500	2150	0
GD(LOUVRED DOOR)	1200	2150	0
D1	900	2150	
FIRE DOOR			
FD1	1200	2150	0
FD1A	1100	2150	
FD2	900	2150	0
FD3	1200	2150	0
FD4	450	2150	0
FD5	750	2150	0
FD6	1350	2150	0
DOOR/WIN			
DW1	1250	2550	0
DW1A	1750	2550	
DW1B	1750	2550	
DW2	850	2550	0
DW3	2040	2550	0
DW4	2500	2550	0
DW5	2330	2550	0
DW6	2750	2550	0
DW7	1200	2550	0
DW8	1750	2550	0
DW9	1250	2550	0
WINDOW			
W1	530	2550	300
W2	650	2550	100
W3	950	2550	0
W4	1250	2550	0
W5	2050	2550	0
W6	4400	2550	0
W7	2740	2550	300
W8	650	2550	550
W9	900	2150	300
W10	650	2550	550
W11	1550	2550	0
W12	1950	2550	0
W13	1050	2550	0
W14	1550	2550	0
W15	1550	2550	150
W16	2350	2550	150
W17	1950	2550	150
W18	2750	2550	150
W19	650	2550	150
W20	2050	2550	1050
VENTILATOR			
V1	650	2550	1150
V2	650	2550	1150

For Approval Stamping:

This is a "PROVISIONAL BUILDING PLAN" approved only for the purpose of inviting objections from the general public

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AD(HQ)

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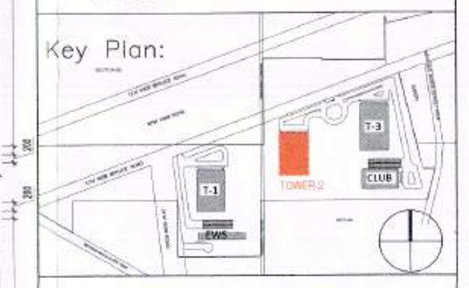

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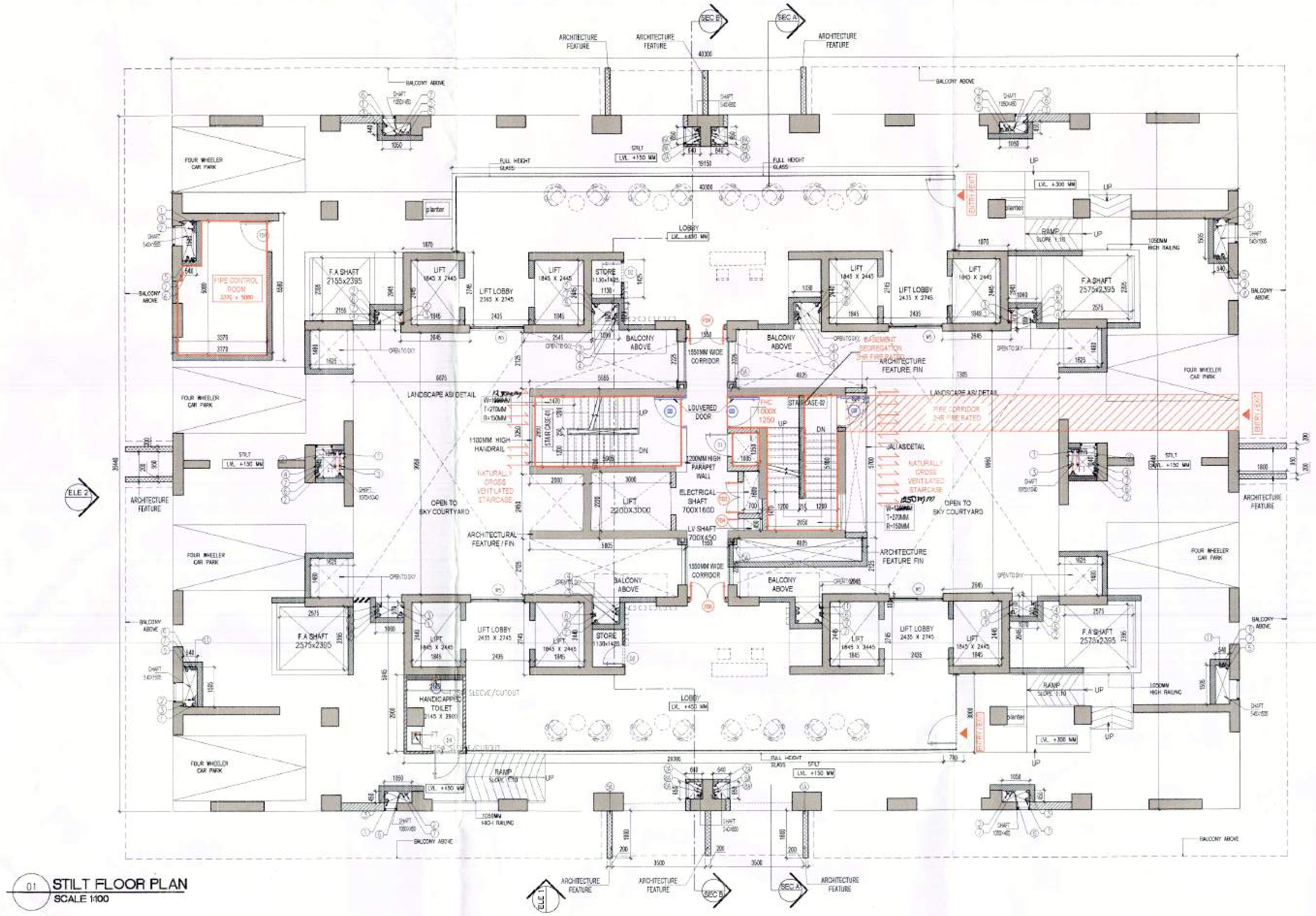
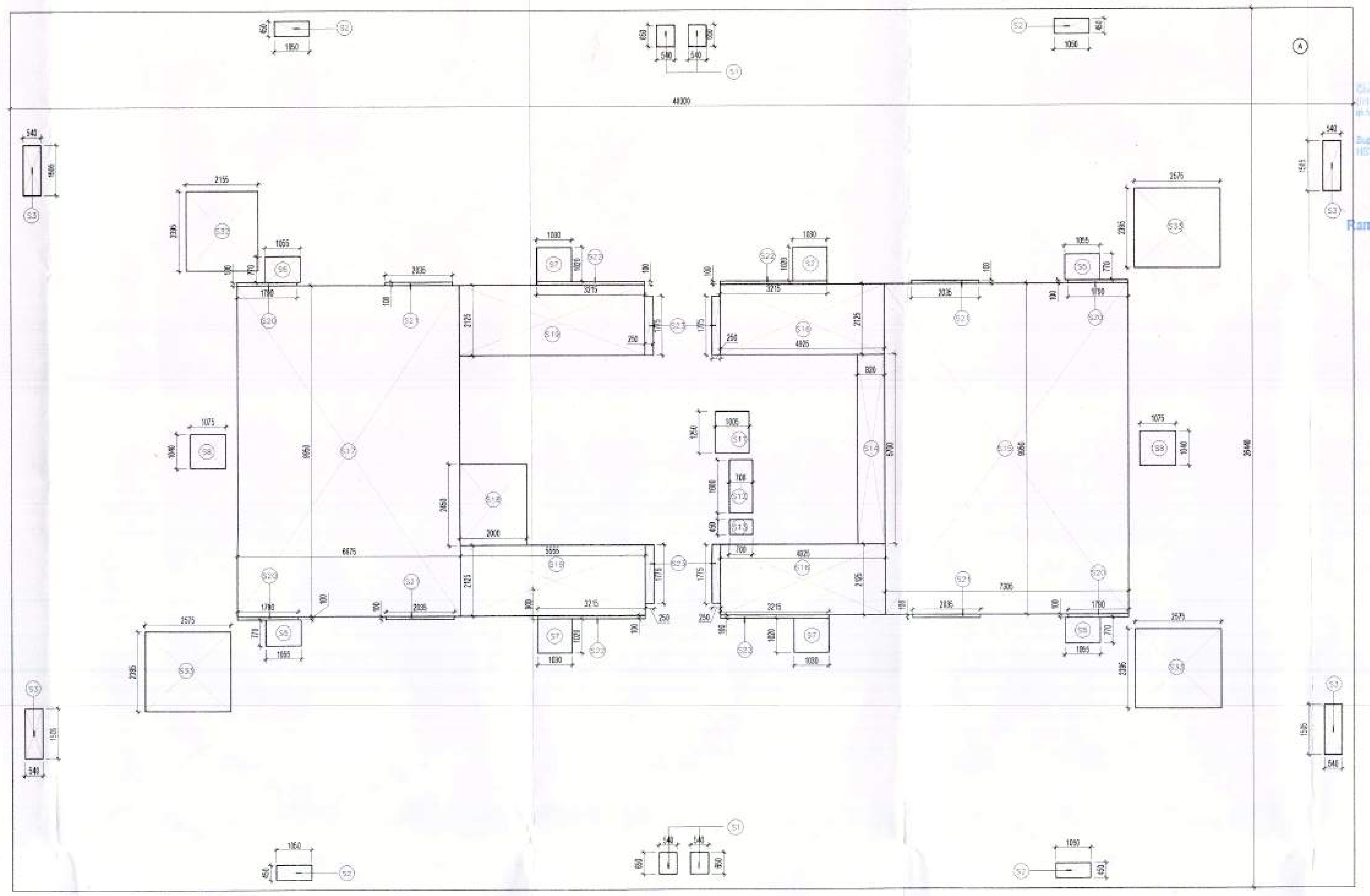
Drawing Title
TYPICAL FLOOR PLAN
1st to 34th FLOOR(EXCEPT 19TH & 28 FLOOR)
TOWER-2

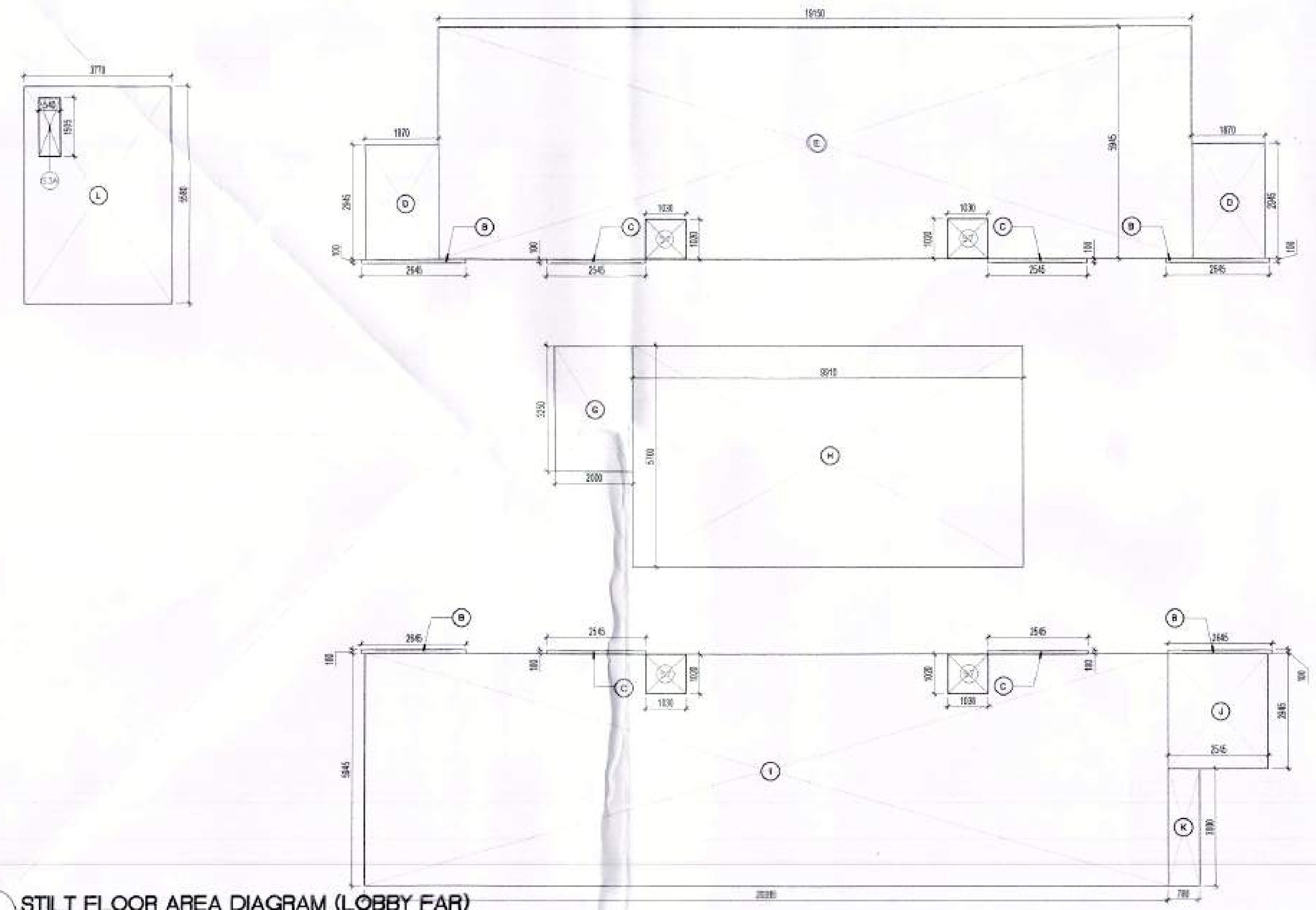
Drawing No.	North
T_02-2	
Scale	1:100
Date	NOV '20



01 **STILT FLOOR PLAN**
SCALE 1:100



01 **STILT FLOOR AREA DIAGRAM (GROUND COVRAGE)**
SCALE 1:100



01 **STILT FLOOR AREA DIAGRAM (LOBBY FAR)**
SCALE 1:100

TOWER 2

S.NO	Description	FAR AREA(IN SQ.M)	NON FAR AREA(IN SQ.M)
1	STILT LEVEL	336.969	485.846
2	1st FLOOR	767.271	284.823
3	2nd FLOOR	767.271	284.823
4	3rd FLOOR	767.271	284.823
5	4th FLOOR	767.271	284.823
6	5th FLOOR	767.271	284.823
7	6th FLOOR	767.271	284.823
8	7th FLOOR	767.271	284.823
9	8th FLOOR	767.271	284.823
10	9th FLOOR	767.271	284.823
11	10th FLOOR	767.271	284.823
12	11th FLOOR	767.271	284.823
13	12th FLOOR	767.271	284.823
14	13th FLOOR	767.271	284.823
15	14th FLOOR	767.271	284.823
16	15th FLOOR	767.271	284.823
17	16th FLOOR	767.271	284.823
18	17th FLOOR	767.271	284.823
19	18th FLOOR	767.271	284.823
20	**19th FLOOR- Refuge**	741.999	310.095
21	20th FLOOR	767.271	284.823
22	21st FLOOR	767.271	284.823
23	22nd FLOOR	767.271	284.823
24	23rd FLOOR	767.271	284.823
25	24th FLOOR	767.271	284.823
26	25th FLOOR	767.271	284.823
27	26th FLOOR	767.271	284.823
28	27th FLOOR	767.271	284.823
29	**28th FLOOR- Refuge**	741.999	310.095
30	29th FLOOR	767.271	284.823
31	30th FLOOR	767.271	284.823
32	31st FLOOR	767.271	284.823
33	32nd FLOOR	767.271	284.823
34	33rd FLOOR	767.271	284.823
35	34th FLOOR	767.271	284.823
36	35th FLOOR	767.595	284.823
37	36th FLOOR	653.408	66.699
38	TERRACE		146.508
39	OVER HEAD TANK LVL.		58.57
	Total AREA	**27794.632**	**10776.975**

TOWER 2
Ground Floor

Additions 'A' - GROUND COVERAGE

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle A	40.300	26.440	-	-	1065.532	1	1065.532
Total of all additions 'A'							1065.532

Deductions 'B'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S14	0.820	5.700	-	-	4.674	1	4.674
Area of rectangle S15	7.305	9.950	-	-	72.685	1	72.685
Area of rectangle S16	4.925	2.125	-	-	10.466	2	20.931
Area of rectangle S17	6.675	9.950	-	-	66.416	1	66.416
Area of rectangle S18	2.000	2.450	-	-	4.900	1	4.900
Area of rectangle S19	5.555	2.125	-	-	11.804	2	23.609
Area of rectangle S20	1.790	0.100	-	-	0.179	4	0.716
Area of rectangle S21	2.035	0.100	-	-	0.204	4	0.814
Area of rectangle S22	3.215	0.100	-	-	0.322	4	1.286
Area of rectangle S23	0.250	1.775	-	-	0.444	4	1.775
Total of all Deductions 'B'							197.806
Total Ground Coverage for Tower 2 = (A-B)							867.726

Additions 'C' - LOBBY FAR AREA

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle B	2.645	0.100	-	-	0.265	4	1.058
Area of rectangle C	2.545	0.100	-	-	0.255	4	1.018
Area of rectangle D	1.870	2.945	-	-	5.507	2	11.014
Area of rectangle E	19.150	5.945	-	-	113.847	1	113.847
Area of rectangle G	2.000	3.250	-	-	6.500	1	6.500
Area of rectangle H	9.910	5.700	-	-	56.487	1	56.487
Area of rectangle I	20.385	5.945	-	-	121.189	1	121.189
Area of rectangle J	2.545	2.945	-	-	7.495	1	7.495
Area of rectangle K	0.780	3.000	-	-	2.340	1	2.340
Area of rectangle L	3.770	5.580	-	-	21.037	1	21.037
Total of all Additions 'C'							341.985

Deductions 'D'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S3A	0.540	1.505	-	-	0.813	1	0.813
Area of rectangle S7	1.030	1.020	-	-	1.051	4	4.202
Total of all Deductions 'D'							5.015
Total LOBBY AREA (FAR)= (C-D)							336.969

Shaft Deductions 'E'

Description	Length (mt)	Breadth (mt)	Base (mt)	Height (mt)	Area (sqm)	No. of figures	Total Area (sqm)
Area of rectangle S1	0.540	0.650	-	-	0.351	4	1.404
Area of rectangle S2	1.050	0.450	-	-	0.473	4	1.890
Area of rectangle S3	0.540	1.505	-	-	0.813	4	3.251
Area of rectangle S5	1.055	0.770	-	-	0.812	4	3.249
Area of rectangle S7	1.030	1.020	-	-	1.051	4	4.202
Area of rectangle S8	1.075	1.040	-	-	1.118	2	2.236
Area of rectangle S32	2.155	2.395	-	-	5.161	1	5.161
Area of rectangle S33	2.575	2.395	-	-	6.167	3	18.501
Total of all Deductions 'E'							39.895
Total Stilt Area for Tower 2=(A - B - C - E)							485.846

SCHEDULE OF PIPES

PIPE NO	DESCRIPTION
1	100ø SOIL PIPE
2	100ø WASTE PIPE
3	75ø ANTISYPHONAGE PIPE
4	100ø RAIN WATER PIPE FOR TERRACE
5	100ø BALCONY DRAIN PIPE
5A	75ø BALCONY DRAIN PIPE
6	DOMESTIC WATER SUPPLY PIPE
7	FLUSHING WATER SUPPLY PIPE
8	HOT WATER SUPPLY PIPE
24	100ø KITCHEN WASTE PIPE
10	DOMESTIC WATER RISER PIPE
11	FLUSHING WATER RISER PIPE
12	SOFT WATER RISER PIPE
6A	DOMESTIC WATER SUPPLY UPTO TWO FLOOR HYDR
8A	HOT WATER SUPPLY UPTO TWO FLOOR HYDR
FD	FLOOR DRAIN
FT	FLOOR TRAP

LEGEND

- 2HR FIRE RATED DOOR
- LOUVERED DOOR
- 1 HR FIRE RATED DOOR
- FHC DISTANCE

Door Window Schedule

	OPENING Width	Lintel	Sill
DOOR			
D1	800	2150	0
D2	800	2150	0
D3	850	2150	0
D4	950	2150	0
D5	1050	2120	0
D6	1030	2120	0
D7	600	2150	0
D8	800	2150	0
D9	1050	2150	0
D10	950	2150	0
D11	1500	2150	0
GD(LOUVRED DOOR)	1200	2150	0
D1	900	2150	
FIRE DOOR			
FD1	1200	2150	0
FD1A	1100	2150	0
FD2	900	2150	0
FD3	1200	2150	0
FD4	450	2150	0
FD5	750	2150	0
FD6	1350	2150	0
DOOR/WIN			
DW1	1250	2550	0
DW1A	1750	2550	
DW1B	1750	2550	
DW2	850	2550	0
DW3	2040	2550	0
DW4	2500	2550	0
DW5	2350	2550	0
DW6	2750	2550	0
DW7	1200	2550	0
DW8	1750	2550	0
DW9	1250	2550	0
WINDOW			
W1	530	2550	300
W2	650	2550	100
W3	950	2550	0
W4	1250	2550	0
W5	2050	2550	0
W6	4400	2550	0
W7	2740	2550	300
W8	650	2550	550
W9	900	2150	300
W10	650	2550	550
W11	1550	2550	0
W12	1950	2550	0
W13	1050	2550	0
W14	1550	2550	0
W15	1550	2550	150
W16	2350	2550	150
W17	1950	2550	150
W18	2750	2550	150
W19	650	2550	150
W20	2050	2550	1050
VENTILATOR			
V1	650	2550	1150
V2	650	2550	1150

Tower B

Description	Unit FAR (in sqm)
3BHK	182
3BHK - Small (Refuge Floor)	174
4bhk Penthouse	309

NOTE : ALL PARAPET AND RAILING HEIGHTS ARE IN COMPLIANCE PER NBC 2016
ALL FIRE DOORS RATING ARE IN COMPLIANCE WITH NBC 2016

For Approval Stamping:

This is a "PROVISIONAL BUILDING PLAN" approved only for the purpose of inviting objections from the general public

STP(HQ) Member Secretary BPAC — Member BPAC — CTP(HR) Chairman BPAC

NOTES:
1) ALL FIXTURE PROVIDED IN TOILETS ARE AS PER N.B.C.
2) BASEMENT WILL BE ARTIFICIALLY VENTILATED.
3) ALL SPACES (PARKING BASEMENT, SERVICES BASEMENT ETC.) WILL BE ARTIFICIALLY LIT.
4) STANDBY GENERATING CAPACITY WILL BE PROVIDED FOR THE ELECTRICAL REQUIREMENT OF THE TOTAL SCHEME. THIS THEREFORE INCLUDES STANDBY GENERATION FOR ALL COMMON SERVICES, FIRE SERVICES, LIFTS ETC. AND ALSO THE ENTIRE ELECTRICAL LOAD FOR THE VENTILATION.
5) FIRE SAFETY MEASURES AS PER NBC INCLUDES SMOKE DETECTOR , HEAT DETECTOR, SPRINKLER SPACING IN COMPLIANCE WITH CODE

Ram Avtar Bassi AD(HQ)

Key Plan:

Project:
REVISED GROUP HOUSING SCHEME MEASURING **17.55 ACRES** (LICENCE NO. 16 OF 2008 DATED 31.08.2008) + **11.90ACRES** (LICENCE NO.28 OF 2008 DATED 17.02.2008) + **4.725 ACRES** (LICENCE NO. 44 OF 2011 DATED 13.05.2011)= **34.175 ACRES** IN SECTOR -59, GURGAON MANESAR URBAN COMPLEX BEING DEVELOPED BY COMMANDER REALATORS PVT LTD, ORNAMANTAL REALTORS PVT. LTD.
BTVS BUILDWELL PVT. LTD., GOLDEN VIEW BUILDERS PVT. LTD.,FIVE RIVER DEVELOPERS PVT. LTD., BULLS REALATORS PVT. LTD., FIVE RIVER BUILDCON PVT. LTD., FIVE RIVER BUILDCON PVT. LTD., ASPIRANT BUILDERS PVT. LTD., FIVE ADSON SOFTWARE PVT. LTD.HI ENERGY REALTORS PVT. LTD., & FIVE RIVER TOWNSHIP PVT. LTD. IN COLLABORATION WITH BY BASE EXPORTS PVT. LTD. & BUZZ HOTELS PVT. LTD.

Authorized Signature

BASE EXPORTS PVT. LTD.

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Architect's Sign
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Drawing Title
TOWER-2
STILT LVL. PLAN

Drawing No.	T_02-1	North
Scale	1:100,	
Date	NOV '20	