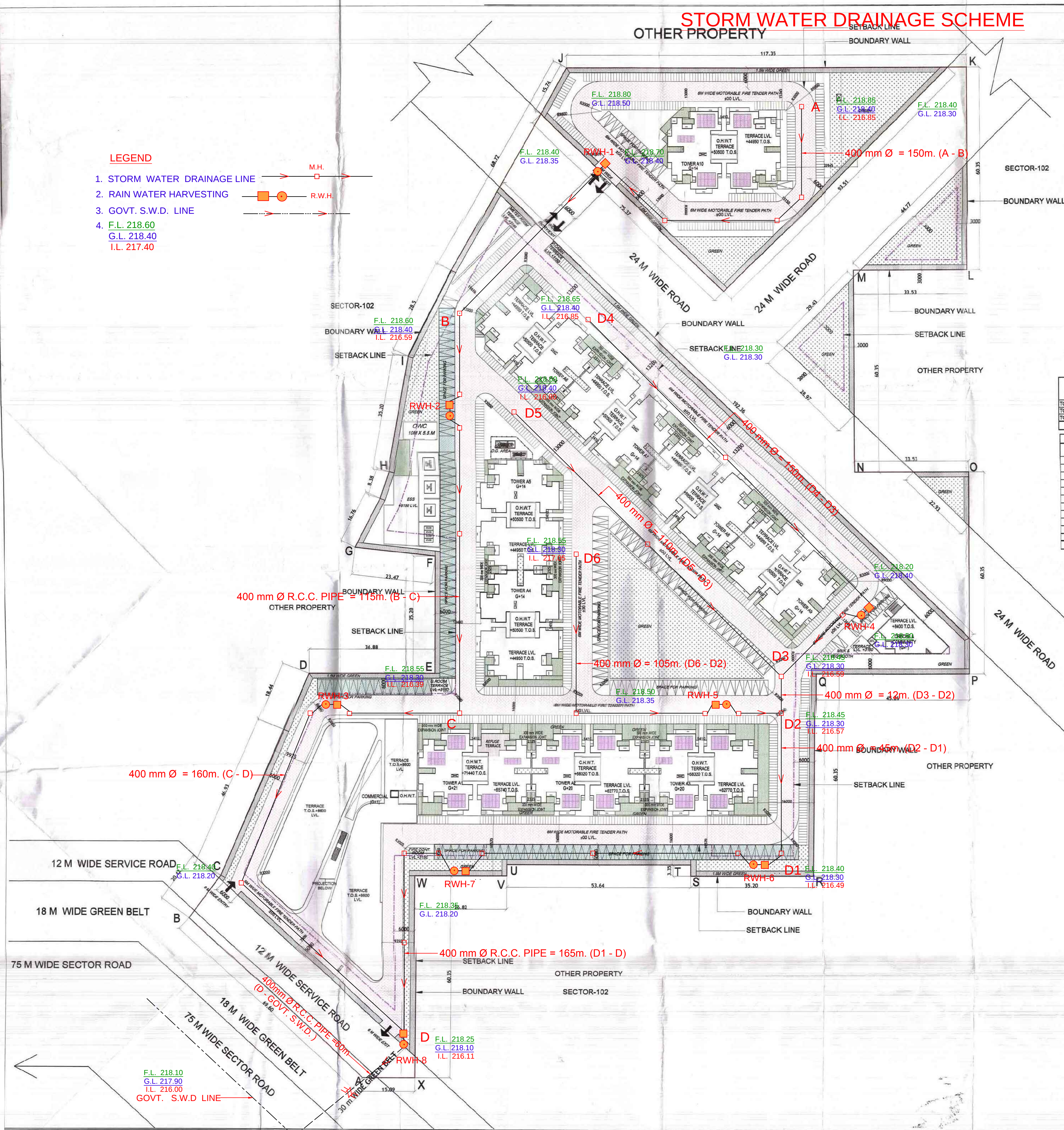


STORM WATER DRAINAGE SCHEME

LEGEND

1. STORM WATER DRAINAGE LINE
2. RAIN WATER HARVESTING
3. GOVT. S.W.D. LINE
4. F.L. 218.60
G.L. 218.40
I.L. 217.40



Habitat 102, Sector-102, Gurugram				
Sl no	AREA SUMMARY	Acre	Sqm	
1	PLOT AREA	9.3625	37888.633	
2	Net Planned Area (total area for FAR Calculation)	9.22345	37325.919	
a	Area for Residential Group Housing	@ 96% of net planned area (2)	8.854512	35832.882
b	Site allocated for Commercial	@ 4% of net planned area (2)	0.368938	1493.0367
3	Group Housing :			
c	Permissible FAR for Group Housing	@ 2.25 of 35832.882 (a)		80623.984
d	Additional For KBCB - (Platinum Rate)	@ 15% of 35832.882 (a)		5374.932
e	Total Permissible FAR for Group Housing	(c + d)		85998.917
f	Proposed FAR for Group Housing			85972.222
g	Balanced FAR for Housing			26.695
4	Commercial :			
h	Total Permissible FAR for Commercial	@ 1.75 of 1493.0367 (b)		2612.814
i	Additional For KBCB - (Platinum Rate)	@ 15% of 1493.0367 (b)		223.9555
j	Total Permissible FAR for Commercial	(h + i)		2836.7695
k	Proposed FAR for Commercial			2833.275
4	Summary			
l	Permissible Gr. Coverage Area	@ 50% of net planned area (2)		18662.959
m	Proposed Gr. Coverage Area (34.6%)			9235.739
5	Required Density	Population	Dwelling Units	
n	750 PPA (Min)	1329	No.s	
o	900 PPA (Max)	7969	No.s	
6	Proposed Density Summary			
p	Total No. of Units	1341	Dwelling Unit	
q	Total Population @ 5 persons per unit	6705	No.s	
r	Density Achieved	757.24	PPA	
7	Green Area Summary			
s	Green Area	15% of Net Planned Area (2)	5598.888	Sqm
t	Proposed Green Area	15.47%	5774.230	Sqm
8	Parking Summary			
u	Required Parking	671	ECS	
v	Proposed Parking	671	ECS	

DWELLING UNIT COUNT				
TOWER	3 BHK TYPE 1	3 BHK TYPE 2	3 BHK TYPE 3	2 BHK TYPE 1
TOWER A1	80	43	43	174
TOWER A2/A3	164	82	4	84
TOWER A4-A10	406	203	14	210
TOTAL	656	328	28	337

TOWERS	STILT AREA PER TOWER	GROUND COVER PER TOWER	GROUND FLOOR F.A.R. PER TOWER	TYPICAL FLOOR F.A.R. PER TOWER	21st FLOOR F.A.R. PER TOWER	NO. OF FLOORS	BALCONY AREA PER TOWER	CORE NON F.A.R. PER TOWER	WATER TANK PER TOWER	F.A.R. PER TOWER	BUILTUP AREA PER TOWER	No. OF TOWERS	TOTAL F.A.R.	TOTAL BUILTUP AREA
TOWER A1	111.578	728.057	486.250	10.485	453.051	20	74.412	33.108	58.358	11.148.008	13.146.525	1	11.148.008	13.146.525
TOWER A2/A3	111.578	672.390	486.250	10.485	10.485	20	74.412	33.108	58.358	10.895.895	13.090.897	2	21.391.810	26.181.719
TOWER A4-A10	111.578	672.390	486.250	10.485	10.485	14	74.412	33.108	58.358	7.633.044	8.362.825	7	53.431.305	65.678.772
TOTAL AREA (SQ.M.)=											29,478,005	10	86,972,222	1,06,006,011

S.N	TOWER NO.	TYPE	F.A.R. OF TOWER IN SQ.MTS.	NO. OF UNITS/FLOOR	TOTAL NO. OF UNITS	TOTAL NO. OF DJS	PERSONS/PERSON
1	A1	3 BHK+2 BHK	11148.008	8	22	174	5
2	A2	3 BHK+2 BHK	10895.955	8	21	167	5
3	A3	3 BHK+2 BHK	10895.955	8	21	167	5
4	A4	3 BHK+2 BHK	7633.044	8	15	119	5
5	A5	3 BHK+2 BHK	7633.044	8	15	119	5
6	A6	3 BHK+2 BHK	7633.044	8	15	119	5
7	A7	3 BHK+2 BHK	7633.044	8	15	119	5
8	A8	3 BHK+2 BHK	7633.044	8	15	119	5
9	A9	3 BHK+2 BHK	7633.044	8	15	119	5
10	A10	3 BHK+2 BHK	7633.044	8	15	119	5
TOTAL RESIDENTIAL F.A.R. =			85972.222		1341.000		6705.000

PROPOSED GROUND COVERAGE AREA DETAIL-RESIDENTIAL			
S.N	TOWER NO.	TYPE	GR. COVERAGE OF TOWER IN SQ.MTS.
1	A1	3 BHK+2 BHK	728.057
2	A2	3 BHK+2 BHK	672.390
3	A3	3 BHK+2 BHK	672.390
4	A4	3 BHK+2 BHK	672.390
5	A5	3 BHK+2 BHK	672.390
6	A6	3 BHK+2 BHK	672.390
7	A7	3 BHK+2 BHK	672.390
8	A8	3 BHK+2 BHK	672.390
9	A9	3 BHK+2 BHK	672.390
10	A10	3 BHK+2 BHK	672.390
TOTAL GR. COVERAGE AREA =			6773.567

PROPOSED BUILT UP DETAIL-RESIDENTIAL			
S.N	TOWER NO.	TYPE	BUILT UP IN SQ.MTS.
1	A1	3 BHK+2 BHK	13146.525
2	A2	3 BHK+2 BHK	13090.897
3	A3	3 BHK+2 BHK	13090.897
4	A4	3 BHK+2 BHK	8362.825
5	A5	3 BHK+2 BHK	8362.825
6	A6	3 BHK+2 BHK	8362.825
7	A7	3 BHK+2 BHK	8362.825
8	A8	3 BHK+2 BHK	8362.825
9	A9	3 BHK+2 BHK	8362.825
10	A10	3 BHK+2 BHK	8362.825
TOTAL BUILT UP AREA =			106006.011

PROPOSED GR. COVERAGE DETAIL-COMMERCIAL			
S.N	DESCRIPTION	TYPE	AREA (SQ.M.)
1	COMMERCIAL		2236.808
TOTAL GR. COVERAGE AREA =			2236.808

PROPOSED BUILT UP DETAIL-COMMERCIAL			
S.N	DESCRIPTION	TYPE	BUILT UP IN SQ.MTS.
1	COMMERCIAL		2236.808
TOTAL BUILT UP AREA =			2236.808

PROPOSED GR. COVERAGE DETAIL-COMMUNITY & CRECHE			
S.N	DESCRIPTION	TYPE	AREA (SQ.M.)
1	COMMUNITY & CRECHE		219.388
TOTAL GR. COVERAGE AREA =			219.388

PROPOSED BUILT UP DETAIL-COMMUNITY & CRECHE			
S.N	DESCRIPTION	TYPE	BUILT UP IN SQ.MTS.
1	COMMUNITY & CRECHE		42.375
TOTAL BUILT UP AREA =			42.375

PROPOSED BUILT UP DETAIL-SITE LEVEL			
S.N	DESCRIPTION	TYPE	BUILT UP IN SQ.MTS.
1	ESS		189.345
2	WATER ROOM		38.680
3	FIRE CONTROL ROOM		17.446
4	GUARD ROOM		11.680
5	MILK & VEG BOOTH		25.000
TOTAL BUILT UP AREA =			284.046

TOTAL BUILT UP AREA (SQ.M.)=			
109255.497			

GREEN AREA DETAILS			
1	NET PLANNED AREA (2.2345 Acres)		37325.919
2	REQUIRED GREEN AREA = 15% OF PLOT AREA (9.22345 ACRES)		5598.888
3	AVENUE GREEN		1632.803
4	LAWN GREEN		3001.864
5	GRASSCRORE		1115.472
TOTAL PROPOSED GREEN AREA (15.47%)			5774.230

- NOTES:
1. ALL LIFTS SHALL HAVE 100% POWER BACKUP.
 2. ALL ELECTRICAL INSTALLATIONS SHALL BE AS PER PROVISION OF NBC.
 3. FIRE FIGHTING/SAFETY PROVISIONS WILL BE AS PER RELEVANT NBC PROVISIONS.
 4. BUILDING STRUCTURE DESIGNED EARTHQUAKE RESISTANT.
 5. MAIN ENTRY & BOUNDARY WALL AS PER STANDARD DESIGN.

PROJECT
PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING COLONY ON LAND MEASURING 9.3625 Acres (License no. 42 of 2021 dated 27.07.2021) IN SECTOR 102, GURUGRAM, HARYANA BEING DEVELOPED BY HABITAT TOWNSHIP PVT. LTD.

CLIENT
RUDRAKSHA REALTORS PVT. LTD. & OTHERS IN COLLABORATION WITH HABITAT TOWNSHIP PVT. LTD.

PRINCIPAL ARCHITECT

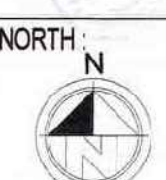


K-47, KAILASH COLONY, NEW DELHI-110048
PHONE NO.: 011-48556800

DRG. TITLE
SITE PLAN - TERRACE LVL. & AREA SUMMARY

OWNER'S SIGN

ARCHITECT'S SIGN
GOONMET S. CHAHAN
B. Arch. (Hons.), M.C.A.
C/REGISTRATION
SCALE - 1:400
DATE - 24.08.2021



SHEET NO.
01