



SYMBOL	DESCRIPTION
○	STROM WATER MANHOLE
○	SEWER WATER MANHOLE
○	DESALTING CHARGER
○	SOFT WATER HARVESTING PIT
○	RAIN WATER HARVESTING PIT
○	TUBE WELL
○	STORAGE TANK
○	STP
○	UGT
○	SOLID WASTE PIT
○	WATER BODY
○	COMMUNITY CENTRE
○	MILK BOOTH
○	ANGANWADI/CRECHE
○	COMMERCIAL
○	RESIDENTIAL
○	OPEN GREEN
○	PLANTED GREEN
○	ROAD
○	SETBACK LINE
○	FIRE TENDER ROAD
○	BASEMENT LINE
○	ENTRY/EXIT
○	12M WIDE APPROACH
○	GATE/BOUNDARY WALL/ST

AREA STATEMENT

TO BE READ WITH THIS OFFICE MEMO NO. 4.46875

DATED: 18084.361

Architect (HO) S.T.P. (F) Member Member Chairman B.P.A.C. Secretary B.P.A.C. B.P.A.C.

DDA (HO) Member B.P.A.C.

Checked and found correct Public Hearing No. 18084.361

In forwarding letter No. 270/2022/37933.756

Additional User License No. 37929.161

HSVP, Panchajata

AREA STATEMENT	TO BE READ WITH THIS OFFICE MEMO NO. 4.46875	Acres	Sqm.	ATP %age
Total Site Area		4.46875	18084.361	
Area for Commercial Component as per Zoning Plan (4% of total Site)		0.17875	723.374	
Area for Commercial (8% of total site), as per Policy, No.		0.3575	1446.749	8.00%
Total Perm. F.A.R of Commercial Building 175 + 3% (Solid waste Mngt.) i.e. 178%			2575.213	
Proposed area for Commercial Building			2573.140	1.78%
Area for Residential Purpose				
Permissible F.A.R. @ 22.5% + 3% (Solid Waste Mngt.) = 228%			41113.756	92.00%
Total Proposed F.A.R.			37929.161	2.28%
Perm. Ground Coverage			9042.180	50.00%
Proposed Ground Coverage			5150.768	28.48%
Community Hall			427.170	
Aanganwadi/Creche			186.240	
Permissible Open/Green area 15% of total site area			2712.65	15.00%
Proposed Green area			3502.72	19.37%

POPULATION DENSITY

Total No. of Main Dwelling Units =	2 BHK	TOTAL
	664	3320
Total Population =		5
Total Achieved Density	3320	4.1113
		Nos.
		807.64%

Tower(s)	Block	Core/ Units	Total Floor(s)	Total units	Height (M)	Ground Coverage	Total Covered/ Builtup area of all Floors	Total F.A.R. Area of Tower (s)
Tower - 1	S+14	4	15	56	44.95	266.455	3996.825	3196.571
Tower - 2	S+14	4	15	56	44.95	265.865	3987.975	3197.565
Tower - 3	S+14	4	15	56	44.95	265.865	3987.975	3197.565
Tower - 4	S+14	4	15	56	44.95	265.865	3987.975	3197.565
Tower - 5	S+12	4	13	48	39.00	266.455	3463.915	2744.923
Tower - 6	S+14	4	15	56	44.95	263.403	3951.045	3213.558
Tower - 7	S+14	4	15	56	44.95	266.455	3996.825	3196.571
Tower - 8	S+14	4	15	56	44.95	265.865	3987.975	3197.565
Tower - 9	S+14	4	15	56	44.95	265.865	3987.975	3197.565
Tower - 10	S+14	4	15	56	44.95	266.455	3996.825	3196.571
Tower - 11	S+14	4	15	56	44.95	266.455	3996.825	3196.571
Tower - 12	S+14	4	15	56	44.95	266.455	3996.825	3196.571
Total units				664			3191.46	37929.161

Area	Area (Sqm.)	Area (Sqm.)	Area (Sqm.)
Mummy & Machine Room		806.960	
Commercial	1473.42	2778.840	2573.14
Basement		14009.123	
Aanganwadi/Creche	Under Tower - 6 & 7 (104.099 + 11.798) + 70.34 Sqm.	70.340	70.340
Community hall		193.050	427.170
Milk Booth		27.500	27.500
Water Body		195.000	195.000
Total	664	5150.77	65653.89

Required Parking Detail		Provided Parking Detail	
No. of Main Dwelling Units	664	Basement	390 ECS
Area required for @ 1/2 D. Units.	332	Stilt	94 ECS
Reqd. No. of ECS (Add. Commercial @ 4%)	26	Total ECS provided	484 ECS
Total No. of ECS required =	358	Two wheelers provided at stilt	540 Nos.
Required No. of Scooters/Two-wheelers	664	Two wheelers provided at Basement	260 Nos.
		Total Two wheelers provided	800 Nos.
		ECS/Cars Provided for additional Commercial	35 Nos.
		Balanced ECS provided for visitors parking	355 ECS
		CAR PARKING MARKED/FEASIBLE IN BASEMENT	250 Nos.

CARPET AREA

Unit Type	Sqm.
TYPE "A"	51.076
TYPE "B"	50.595
TYPE "B1"	50.952
TYPE "C"	50.615
TYPE "C1"	50.970

GENERAL NOTES

- (1) RAIN WATER HARVESTING**
CERTIFIED THAT THE BUILDING SHALL SATISFY THE WATER HARVESTING REQUIREMENT AS WELL AS MINIMUM ANTICIPATED DISCHARGE OF WATER WATER MORE THAN 10,000LTR. OR ABOVE PER DAY SHALL BE INCORPORATE WASTE WATER RECYCLING SYSTEM RECYCLED WATER SHOULD BE USED FOR HORTICULTURE PURPOSE.
- (2) STRUCTURAL STABILITY**
CERTIFIED THAT THE STRUCTURAL PARTS OF THE BUILDING HAVE BEEN DESIGNED BY US ON THE BASIS OF CALCULATION AND ARE CONSIDERED SAFE AND IN ACCORDANCE WITH THE PERMISSIBLE STRESSES AND SLENDERNESS RATIO LAID DOWN BY THE BYE-LAWS .THE BUILDING IS QUITE SAFE FROM EARTH QUAKE POINT OF VIEW.
- (3) FIRE SAFETY**
WE SHALL PROVIDE PROPER FIRE SAFETY MEASURES AS PER THE RULES OF 1965/NBC.
- (4) SOLAR HEATING SYSTEM**
WE PROVIDE SOLAR WATER HEATING SYSTEM AS PER NORMS/IF REQD. & SPECIFIED BY HAREDA.
- (5) WATER CALCULATIONS FOR UNDER GROUND & FIRE FIGHTING TANK AS PER NORMS.**

SITE PLAN

Drawing No. Sub/11/84/2022 Scale 1:100 Date Feb, 2022

ARCH. RAKESH K. AGUDEVA
MCA REG. NO. C-34/17800
J-89, Qtr. Sec-84, P.O. No. 9310112-455, 9611-112-455

For SINGHANIA INFRATECH
Authorized Signatory

ARCHITECT **AUTH. SIGNATORY/OWNER**

ADORE LEGEND
GROUP-HOUSING, SECTOR - 84, FARIDABAD, HARYANA.

M/s. SINGHANIA INFRATECH.
1F, 20 - 24, OZONE CENTER, SEC-12, FBD.

PLANNERS CLUB
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PROPOSED BUILDING PLAN OF AFFORDABLE GROUP - HOUSING SCHEME MEASURING 4.46875 Acs. (License No. 115 of 2021) IN SECTOR - 84, FARIDABAD. M/s. SINGHANIA INFRATECH & OTHERS