

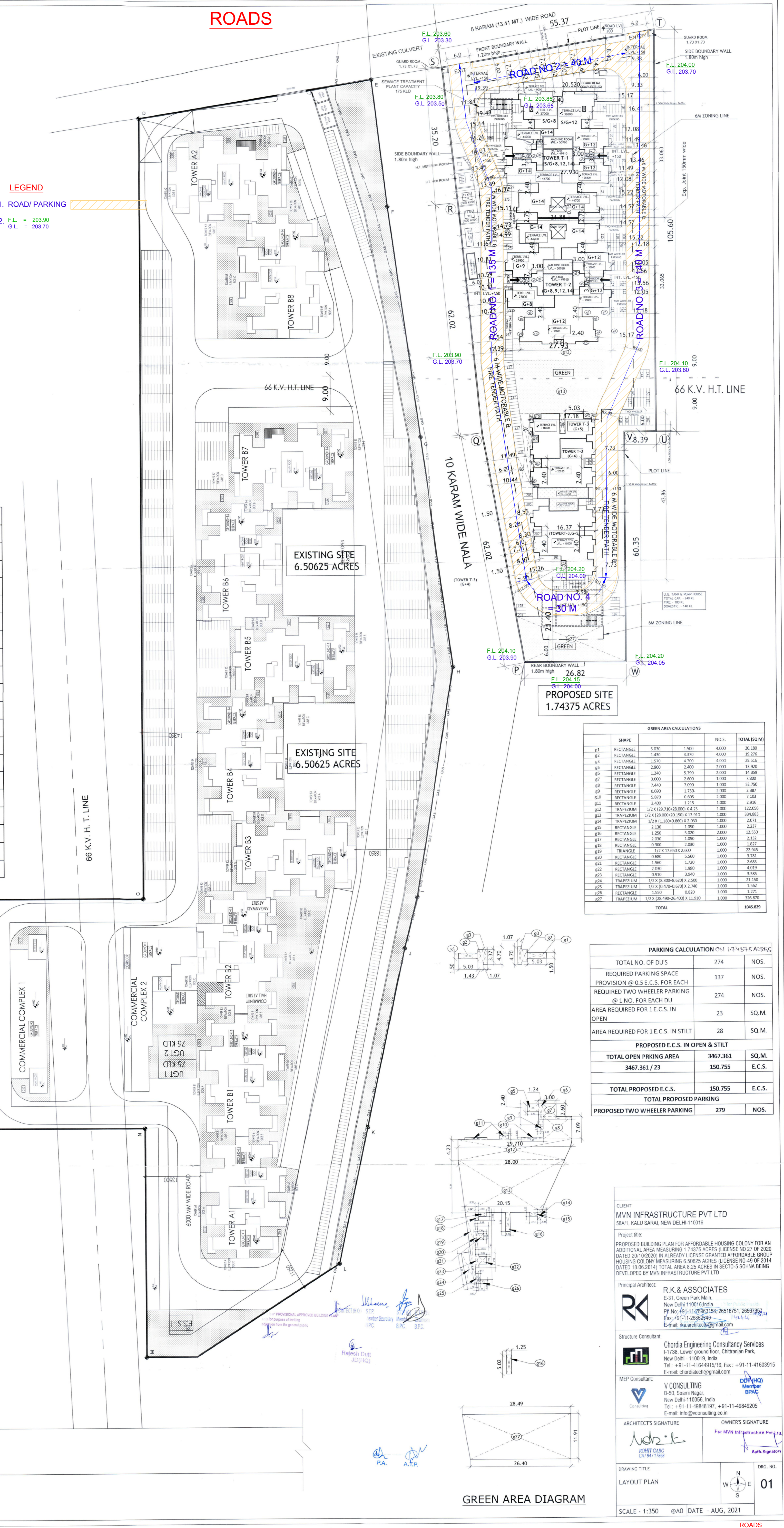
AREA CHART		AREA (SQ.M)	
TOTAL SITE AREA	8.25	ACRES	33386.513
ALREADY GRANTED AREA LICENSE NO 49 OF 2014 DATED 18.06.2014	6.50625	ACRES	26329.818
ADDITIONAL PROPOSED SITE AREA LICENSE NO 27 OF 2020 DATED 02.10.2020	1.74375	ACRES	7056.695
SITE ALLOCATED FOR GROUP HOUSING @ 96% ON TOTAL LAND	7.9200	ACRES	32051.052
SITE ALLOCATED FOR COMMERCIAL @ 4% ON TOTAL SITE AREA	0.330	ACRES	1335.461
PERMISSIBLE F.A.R. FOR GROUP HOUSING @ 225	225	OF TOTAL SITE AREA	72114.867
PERMISSIBLE F.A.R. FOR COMMERCIAL - 3 @ 175	175	OF TOTAL SITE AREA	2337.056
EXISTING F.A.R. FOR GROUP HOUSING ON SITE 6.50625 ACRES			56850.662
EXISTING F.A.R. FOR COMMERCIAL COMPONENT ON SITE 6.50625			1837.476
BALANCE AVAILABLE F.A.R. FOR GROUP HOUSING			15264.205
BALANCE AVAILABLE F.A.R. FOR COMMERCIAL			499.580
PROPOSED F.A.R. FOR COMMERCIAL COMPLEX 3 ON ADDITIONAL PROPOSED LAND OF 1.74375 ACRES			184.679
BALANCE COMMERCIAL F.A.R TAKEN IN RESIDENTIAL			314.901
TOTAL BALANCE F.A.R. FOR RESIDENTIAL			15566.434
PROPOSED F.A.R. FOR GROUP HOUSING ON ADDITIONAL LAND OF 1.74375 ACRES			15566.434
PERMISSIBLE GROUND COVERAGE	50%	OF PLOT AREA	16693.256
EXISTING GROUND COVERAGE ON SITE 6.50625 ACRE			5190.871
PROPOSED GROUND COVERAGE ON SITE 1.74375 ACRE			1755.226
TOTAL GROUND COVERAGE ON SITE 8.25 ACRE			6946.097
PERMISSIBLE DENSITY ON AREA OF 7.92 ACRES FOR GROUP HOUSING	750 PPA (MIN)	1188	SAY 1188 DU'S
	900 PPA (MAX)	1425.6	SAY 1426 DU'S
EXISTING DU'S ON AREA OF 6.50625 ACRES FOR GROUP HOUSING		1104	DU'S
PROPOSED DU'S ON AREA OF 1.74375 ACRES FOR GROUP HOUSING		274	DU'S
TOTAL DU'S		1378	DU'S
TOTAL DENSITY ON SITE AREA OF 7.92 ACRES	869.950	SAY 870	PPA
MINIMUM GREEN AREA	15%	OF PLOT AREA	5007.977
EXISTING GREEN AREA ON SITE 6.50625 ACRES			4374.172
PROPOSED GREEN AREA ON SITE 1.74375 ACRES			1045.829
TOTAL GREEN AREA	16.23%		5420.001
PROPOSED BUILT UP AREA			17268.641

F.A.R. AREA CALCULATION - RESIDENTIAL				
	TOWER 1	TOWER 2	TOWER 3	
DU'S	104	101	69	NOS.
TOTAL DU'S	274			NOS.
GROUND FLOOR	401.994	529.337	500.402	SQ.M.
1ST FLOOR	362.269	490.312	457.437	SQ.M.
2nd FLOOR	490.312	490.312	456.477	SQ.M.
3rd FLOOR	490.312	490.312	456.477	SQ.M.
4th FLOOR	490.312	490.312	456.477	SQ.M.
5th FLOOR	490.312	490.312	456.477	SQ.M.
6th FLOOR	490.312	490.312	144.689	SQ.M.
7th FLOOR	490.312	490.312	-----	SQ.M.
8th FLOOR	490.312	490.312	-----	SQ.M.
9th FLOOR	426.291	438.14	-----	SQ.M.
10th FLOOR	426.291	342.382	-----	SQ.M.
11th FLOOR	426.291	342.382	-----	SQ.M.
12th FLOOR	426.291	342.382	-----	SQ.M.
13th FLOOR	254.623	155.011	-----	SQ.M.
14th FLOOR	254.623	155.011	-----	SQ.M.
TOTAL	6410.857	6227.141	2928.436	SQ.M.
TOTAL F.A.R.	15566.434			SQ.M.

GUARD ROOM AREA CALCULATION					
AREA OF GUARD ROOM = 2 X 1.73 X 1.73 = 5.985 SQ.M.					
UNIT TYPOLOGY & CARPET AREA					
TOWER	CARPET AREA (SQ.M.)	TOWER 1	TOWER 2	TOWER 3	TOTAL TYPES
2BHK	49.422	56	45	-----	101
2 BHK+UTILITY	55.45	30	30	-----	60
3 BHK	59.969	18	26	-----	44
1 BHK	34.616	-----	-----	69	69
TOTAL		104	101	69	274

GROUND COVERAGE CALCULATION				
TOWER 1	TOWER 2	TOWER 3	COMMERCIAL	
526.872	529.337	500.402	198.615	198.615
TOTAL GROUND COVERAGE	1755.226	24.87% ACHIEVED GROUND COVERAGE		

BUILT UP AREA CALCULATION (IN SQ.M.)					
DU'S	TOWER 1	TOWER 2	TOWER 3	COMMERCIAL	GUARD RM
TOTAL DU'S	274			N.A.	N.A.
GROUND FLOOR	526.871	529.337	500.402	198.615	5.985
1ST FLOOR	391.734	519.777	491.092	-----	-----
2nd FLOOR	519.777	519.777	484.132	-----	-----
3rd FLOOR	519.777	519.777	484.132	-----	-----
4th FLOOR	519.777	519.777	484.132	-----	-----
5th FLOOR	519.777	519.777	484.132	-----	-----
6th FLOOR	519.777	519.777	172.344	-----	-----
7th FLOOR	519.777	519.777	-----	-----	-----
8th FLOOR	519.777	519.777	-----	-----	-----
9th FLOOR	455.756	467.605	-----	-----	-----
10th FLOOR	455.756	371.847	-----	-----	-----
11th FLOOR	455.756	371.847	-----	-----	-----
12th FLOOR	455.756	371.847	-----	-----	-----
13th FLOOR	284.088	184.476	-----	-----	-----
14th FLOOR	284.088	184.476	-----	-----	-----
MUMTY	61.110	61.110	46.075	-----	-----
M.ROOM	71.370	71.370	64.745	-----	-----
TOTAL	7080.724	6772.131	3211.186	198.615	5.985
TOTAL BUILT UP	17268.641				



ROADS

LEGEND

- ROAD/ PARKING
- F.L. = 203.90, G.L. = 203.70

CLIENT
MVN INFRASTRUCTURE PVT LTD
58A/1, KALU SARAI, NEW DELHI-110016

Project title:
PROPOSED BUILDING PLAN FOR AFFORDABLE HOUSING COLONY FOR AN ADDITIONAL AREA MEASURING 1.74375 ACRES (LICENSE NO 27 OF 2020 DATED 20/10/2020) IN ALREADY LICENSE GRANTED AFFORDABLE GROUP HOUSING COLONY MEASURING 6.50625 ACRES (LICENSE NO-49 OF 2014 DATED 18.06.2014). TOTAL AREA 8.25 ACRES IN SECTO-5 SONHA BEING DEVELOPED BY MVN INFRASTRUCTURE PVT LTD.

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ARCHITECT'S SIGNATURE
Rajesh Dutt
A.T.P.

OWNER'S SIGNATURE
For MVN Infrastructure Pvt. Ltd.
Auth. Signatory

DRAWING TITLE
LAYOUT PLAN

DRG. NO.
01

SCALE - 1:350 @AO DATE - AUG, 2021