



TYPE	FRONT	DEPTH	AREA (SQM)
TYPE-A	32.00	28.92	925.30
TYPE-B	32.00	29.61	947.65
TYPE-C	18.00	25.00	450.12

NO.	TYPE	AREA (SQM)	NO. OF PLOTS	TOTAL AREA (SQM)
1	TYPE-A	24.35 x 38.00	41	37937.30
2	TYPE-B	24.35 x 39.00	1	925.30
3	TYPE-C	14.52 x 31.00	8	5646.56
4	TYPE-D	14.52 x 31.00	14	6301.68
5	MARKET PLACE	AREA ASPOLY LINE	2423.13	2423.13
6	SUB STATION	AREA ASPOLY LINE	418.44	418.44
7	AREA FOR SERVICE BUILDING & SERVICE YARD	AREA ASPOLY LINE	972.07	972.07
TOTAL PLOTS DEMARCATED				5724.71

SL. NO.	TOTAL PLOT AREA (SQM)	PERM F.A.R. (AS PER CODE)	PERM F.A.R. (AS PER CODE)	PERM F.A.R. (AS PER CODE)	PERM F.A.R. (AS PER CODE)
1	UP TO 100	1.85	166.00	166.00	166.00
2	100-200	1.45	212.00	212.00	212.00
3	200-300	1.35	126.00	126.00	126.00
4	300-500	1.00	150.14	150.00	150.00
5	ABOVE 500	1.00	---	425.30	448.85
TOTAL PERM F.A.R.		69.54	1112.80	1137.15	1137.15

PL. CAT.	SL. NO.	TYPE	AREA (SQM)	NO. OF PLOTS	TOTAL AREA (SQM)
TOTAL ALLOCATED TOWARDS RESIDENTIAL PLOTS	1	TYPE-A	925.30	42	46737.60
	2	TYPE-B	947.65	09	10234.35
	3	TYPE-C	450.12	14	6301.68
TOTAL ALLOCATED TOWARDS RESIDENTIAL PLOTS					63273.63

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ZONING PLAN OF 65 NO'S PLOTS OF VARIOUS CATEGORY (PART OF SECTOR-76) FALLING IN THE RESIDENTIAL PLOTTED COLONY AREA MEASURING 29.9125 ACRES IN GURUGRAM UNDER NILP 2016 LICENCE NO 87 OF 2017 DATED 23.10.2017. FOR TRL RICCLAND PVT.LTD.

1. USE ZONE:
 The land shall be used only for the purposes specified in the table below and no other use shall be permitted.

2. MINIMUM PERMISSIBLE GROUND COVERING (MINIMUM): 40% AND MAXIMUM HEIGHT INCLUDING STILT PARKING:
 (a) The building height shall be restricted only within the portion of the site marked as habitable zone as indicated above, and within the height of 12.00 meters.
 (b) The maximum permissible ground coverage, basement, F.A.R. and maximum height, including stilt parking on the roof of the residential building, is as per the table below.

Plot area (sqm)	Maximum ground coverage (%)	Maximum height (m)	Maximum height (m) including stilt parking	Maximum height (m) including stilt parking	Maximum height (m) including stilt parking
Up to 100	1.85	166.00	166.00	166.00	166.00
100-200	1.45	212.00	212.00	212.00	212.00
200-300	1.35	126.00	126.00	126.00	126.00
300-500	1.00	150.14	150.00	150.00	150.00
Above 500	1.00	---	425.30	448.85	448.85

3. PERMISSIBLE NUMBER OF DWELLING UNIT ON EACH PLOT
 GENERAL PLOTS
 Nilp shall be used only for the purposes specified in the table below and no other use shall be permitted.
 (a) The maximum number of dwelling units shall be as per the table below.
 (b) The maximum number of dwelling units shall be as per the table below.
 (c) The maximum number of dwelling units shall be as per the table below.

4. SUB-DIVISION / COMBINATION OF PLOTS.
 (a) The sub-division of plots shall be as per the table below.
 (b) The sub-division of plots shall be as per the table below.
 (c) The sub-division of plots shall be as per the table below.

5. BUILDING SETBACK
 The building height and number of stories shall be as per the table below.

6. HEIGHT OF THE BUILDING AND PERMISSIBLE NUMBER OF STOREYS
 The maximum height and number of stories shall be as per the table below.

7. STILT PARKING
 Stilt parking shall be provided on all plots. The clear height of the stilt shall be 2.00 meters from the ground level and below the ground level. The stilt shall be provided for every purpose other than parking.

8. PARKING:
 (a) Minimum parking spaces, covered, open, in the basement / on the roof shall be provided for the use of users and vehicles, as per the table below.
 (b) In no circumstances, the vehicles belonging to the plot shall be parked outside the plot area.

9. FURNITURE:
 The height of furniture shall be as per the table below.

10. SIGNAGE:
 (a) Signs and banners within the building zone of the plot shall be as per the table below.
 (b) Signs and banners shall be as per the table below.

11. RESTRICTION OF ACCESS FROM 45 METRES WIDE OR MORE SECTOR ROADS AND PUBLIC OPEN SPACES
 The maximum height of the building shall be as per the table below.

12. BOUNDARY WALL
 The boundary wall shall be as per the table below.

13. GATE AND GATE POST
 The gate and gate post shall be as per the table below.

14. MARKET PLACE
 The market place shall be as per the table below.

15. DISPLAY OF POSTAL NUMBER OF THE PLOT
 The postal number shall be as per the table below.

16. GARBAGE COLLECTION POINT
 The garbage collection point shall be as per the table below.

17. ACCESS
 The access shall be as per the table below.

18. GENERAL
 The general provisions shall be as per the table below.

19. COMMUNITY
 The community provisions shall be as per the table below.

20. NOTES:
 (a) The building height and number of stories shall be as per the table below.
 (b) The maximum height and number of stories shall be as per the table below.
 (c) The maximum height and number of stories shall be as per the table below.

21. SIGNATURE:
 Sunita Ramprakash
 C.A. 11/2017