

ALREADY SANCTIONED

	TOWER-E	TOWER-F	TOWER-G	TOWER-H	TOWER-I	TOWER-J	TOWER-K	TOWER-L	TOWER-M	TOWER-N	COMMERCIAL	BASEMENT	COMMUNITY	CRECHE	TOTAL
GROUND COVERAGE	1460.693	1460.693	1585.150	1460.693	1454.789	1557.634	482.523	482.523	520.374	ALREADY ADDED IN COMMERCIAL	1621.922		374.649	374.649	11604.472
GROUND/STILT F.A.R.	84.545	84.545	77.029	84.545	85.087	77.097	251.729	251.729	253.328		1621.922	140.000			1215.401
MEZZANINE FLOOR															
1ST FLOOR F.A.R.	884.269	1017.365	1131.013	884.269	1013.343	1127.978	445.861	445.861	446.140						
2nd FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140	329.217					
3rd FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140	329.217					
4th FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140	329.217					
5th FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140	329.217					
6th FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140						
7th FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140						
8th FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140						
9th FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140						
10th FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140						
11th FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140						
12th FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140						
13th FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140						
14th FLOOR F.A.R.	1014.355	1017.365	1131.013	1014.355	1013.343	1127.978	445.861	445.861	446.140						
TOTAL F.A.R.	13141.074	13310.290	14780.198	13141.074	13258.546	14740.813	4710.339	4710.339	6499.288	1316.868	2977.323				
TOTAL RESIDENTIAL F.A.R.							99608.829								
MUMTY AREA	34.672	34.672	1508.123	34.672	33.210		66.670	66.670	66.670	29.272					
STILT PARKING	1304.138	1282.898	1508.123	1304.138	1072.043	1480.536	230.795	230.795	340.256						8880.511
STAIR CASE AREA	377.325	377.325	447.200	377.325	377.325	447.200	340.256	340.256	340.256	132.975	48.177				
SERVICE FLOOR AREA	1460.693	1460.693	1585.150	1460.693	1454.789	1557.634					329.217				
TOTAL BUILTUP	16317.903	16465.879	18320.670	16317.903	16195.520	18226.183	8250.849	8250.849	7173.266	1479.115	3354.711	21731.179	374.649	374.649	146833.729

ADDITIONAL LAND AREA DETAIL

	TOWER-O	TOWER-P	TOWER-A	COMMERCIAL-01	COMMERCIAL-02	TOTAL
GROUND COVERAGE	846.413	846.413	444.911	2728.119	645.209	5511.065
GROUND/STILT F.A.R.	59.696	59.696	49.136	2698.094	645.209	515.887
1ST FLOOR F.A.R.	576.196	576.196	286.221	2242.538	515.887	
2nd FLOOR F.A.R.	576.196	576.196	286.221			
3rd FLOOR F.A.R.	576.196	576.196	286.221			
4th FLOOR F.A.R.	576.196	576.196	286.221			
5th FLOOR F.A.R.	576.196	576.196	286.221			
6th FLOOR F.A.R.	576.196	576.196	286.221			
7th FLOOR F.A.R.	576.196	576.196	286.221			
8th FLOOR F.A.R.	576.196	576.196	286.221			
9th FLOOR F.A.R.	576.196	576.196	286.221			
10th FLOOR F.A.R.	576.196	576.196	286.221			
11th FLOOR F.A.R.	576.196	576.196	286.221			
12th FLOOR F.A.R.	576.196	576.196	286.221			
TOTAL F.A.R.	10987.282	10987.282	5615.654	4940.631	1161.095	
TOTAL RESIDENTIAL F.A.R.	27590.218					6101.726
MUMTY AREA	59.696	59.696	49.136			1969.209
STILT PARKING	786.717	786.717	395.775			328.815
STAIR CASE AREA	363.600	363.600	363.600	1432.195	328.815	38681.492
SERVICE FLOOR AREA				1432.195	328.815	
TOTAL BUILTUP	12197.295	12197.295	6424.165	6372.826	1489.910	

PROPOSED GREEN AREA

S.N.O.	NO.	PREFIX	LENGTH	BREADTH	AREA
G1	1	1	11.900	39.818	471.430
G2	1	1	53.690	6.031	322.496
G3	1	1	30.890	6.000	185.330
G4	1	1	144.170	7.677	1,106.799
G5	1	1	15.420	5.978	92.381
G6	1	1	(24.231+34.591)/2	18.795	562.928
G7	1	1	(31.197+35.322)/2	7.871	261.786
TOTAL GREEN AREA					3,000.815

OPEN PARKING AREA

S.N.O.	NO.	PREFIX	LENGTH	BREADTH	AREA
P1	1	1	8.400	231.085	1,945.902
TOTAL OPEN PARKING AREA					1,945.902

PROPOSED UNIT

ALREADY SANCTIONED UNIT	1586
PROPOSED UNIT	412
TOTAL PROPOSED UNIT	1998

TOTAL PROPOSED GREEN AREA

ALREADY SANCTIONED GREEN AREA	9548.870
PROPOSED GREEN AREA	3020.815
TOTAL PROPOSED GREEN AREA	12569.685

DENSITY

Area of Site Area Residential Component (in acres)	Permissible	Proposed
Density	750	900
Population	9731.625	11677.950
Units	1946.325	2335.59

TOTAL GROUND COVERAGE

ALREADY SANCTIONED GROUND COVERAGE	11604.472
PROPOSED GROUND COVERAGE	5511.065
TOTAL GROUND COVERAGE	17115.537

TOTAL COMMERCIAL F.A.R.

ALREADY SANCTIONED F.A.R.	2977.323
PROPOSED F.A.R.	6101.726
TOTAL COMMERCIAL F.A.R.	9079.049

PARKING E.C.S. AREA REQUIRED

PARKING E.C.S. AREA REQUIRED (@0.5 E.C.S./UNIT) = 1998 x 0.5 =	999 E.C.S.
ALREADY SANCTIONED E.C.S.	= 1218.345
ADDITIONAL PROPOSED E.C.S.	= 154.933
TOTAL E.C.S. PROVIDED	= 1373.278
PARKING FOR SCOOTER REQUIRED	= 1998 (NO. OF UNITS)
ALREADY SANCTIONED SCOOTER PARKING	= 1615
ADDITIONAL PROPOSED SCOOTER PARKING	= 705
TOTAL SCOOTER PARKING PROVIDED	= 2320

NOTES:

- ALL DIMENSIONS IN MM.
- LIFT SHALL BE PROVIDED 100% POWER BACKUP.
- BOUNDARY WALL & GATE AS/STANDER DESIGN.

PROJECT:

ADDITIONAL PROPOSED BUILDING PLAN FOR AFFORDABLE GROUP HOUSING COLONY FOR ADDITIONAL AREA MEASURING 3.075 BEARING LICENCE NO. 18 DATED 02-02-2023 (AN AREA MEASURING 1.79375 ACRES UNDER MIGRATION FROM LICENCE NO. 72 OF 2022 AND 1.28125 ACRES FRESH APPLIED AREA) IN ADDITION TO EXISTING AREA MEASURING 11.36388 ACRES THEREBY TOTALING AREA 14.43888 ACRES IN SECTOR-37, BAHADURGARH BEING DEVELOPED BY H.L. RESIDENCY (PROPRIETORSHIP FIRM) THROUGH SMT. SHAILAJA W/O SH. RAKESH JOON.

ARCHITECT:

VIKAS AHLWAT ARCHITECTS
ARCHITECTURE, INTERIORS, PLANNING
Unit No. 303 Nivesh Time Center, Suncity Sector-54 Golf Course Road, Gurgaon
G - 0124-4284233 M. - 0-9999158486 Mail - v.ahlawat@gmail.com

OWNERS SIGNATURE:

H.L. Residency

ARCHITECT SIGNATURE:

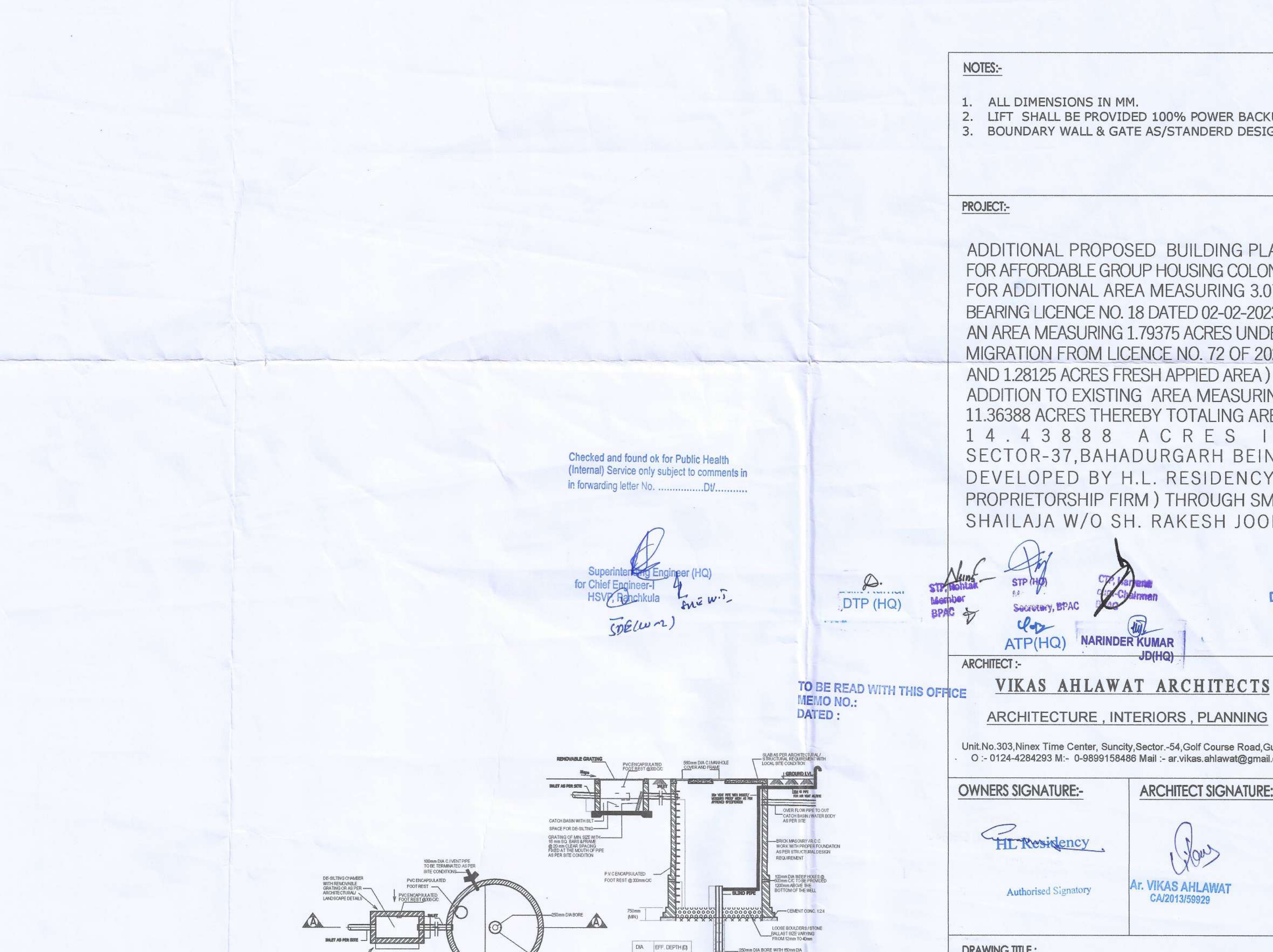
Vikas Ahlawat

DRAWING TITLE:

SITE PLAN & AREA CALCULATION

DATE: FEB-2023 **SHEET NO.** SP-001

SCALE: 1:500 (A0)



RAIN WATER HARVESTING DETAIL

PLAN