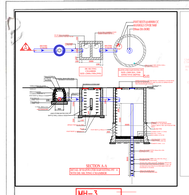
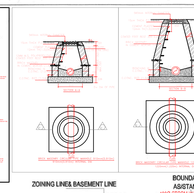
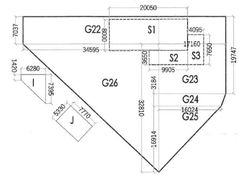






NON TOD SURFACE AREA PROPOSED			
	AREA	ECS PROPOSED	CAR PARKING PROPOSED
SURFACE AREA	357.5	15.0	13.0

NON TOD STILT AREA PROPOSED			
	AREA	ECS PROPOSED	CAR PARKING PROPOSED
TOWER-1	198.000	7	SCOOTER
TOWER 2	25.737	1	SCOOTER
TOWER 3	14.900	1	SCOOTER
TOWER 4	252.417	9	SCOOTER
TOTAL	491.054	17	0

NON TOD BASEMENT AREA PROPOSED			
	AREA	ECS PROPOSED	CAR PARKING PROPOSED
BASEMENT 01	7056.522	220.0	212
BASEMENT 02	7104.189	222.0	221
BASEMENT 03	3481.309	108.0	84
TOTAL	17642.020	550	517

NON TOD TOTAL CAR PARKING PROPOSED			
	AREA	ECS PROPOSED	CAR PARKING PROPOSED
SURFACE	357.500	15	13
STILT	491.054	17	SCOOTER
BASEMENT	17642.020	550	517
TOTAL	18490.574	582	530

NON-TOD SITE AREA CALCULATION	PERMISSIBLE	PROPOSED
SITE AREA (6.175 X 4046.85 SQ. MTS)	24989.299	
99.5 % RESIDENTIAL LAND	24864.352	
F.A.R. FOR RESIDENTIAL (1.75%) A	43512.616	
EXTRA F.A.R. FOR I.G.B.C. RATING (GREEN BUILDING)(12%) B	2983.722	
NET PERMISSIBLE F.A.R. (A+B)	46496.339	**46197.100**
0.5 % COMMERCIAL COMPONENT LAND	124.946	
SITE AREA FOR COMMERCIAL (0.5%) C	124.946	
EXTRA F.A.R. FOR I.G.B.C. . RATING (GREEN BUILDING)(12%) D	14.994	
NET PERMISSIBLE COMMERCIAL F.A.R.(C+D)	139.940	**134.164**
TOTAL GROUND COVERAGE (35%)	8746.255	**3976.707**
REQUIRED GREEN/OPEN AREA ON SITE (@ 15 %)	3748.395	**5022.290**
NO. OF DEWELLING UNIT OF RESIDENTIAL		**236**
NO. OF DEWELLING UNIT OF EWS		**42**
NO. OF DEWELLING UNIT OF DOMESTIC SERVANT		**26**
MAIN DEWELING UNIT POPULATION (@ 5 PERSONS EACH)		**1180**
EWS POPULATION (@ 2 PERSONS EACH)		**84**
D.S. POPULATION (@ 2 PERSONS EACH)		**52**
TOTAL POPULATION PROPOSED		**1316**
DENSITY (TOTAL POPULATION/RESIDENTIAL SITE AREA(6.175 ACRE) 100 - 300 PPA.	617.5 - 1852.5	**1316.00**
100 TO 300 PPA/ ACRES	100-300	**213.12**
PARKING AREA		**ECS**
(1.5 ECS X NO OF UNITS) = 354 ECS REQUIRED (+5% EWS)		372
AREA UNDER STILT FOR PARKING (/ 28 SQ.MTS.)	491.054	17
AREA ON SURFACE FOR PARKING (/ 23 SQ.MTS.)	357.500	15
AREA UNDER BASEMENT FOR PARK.(/32 SQ.MTS.)	17642.020	550
TOTAL ECS PROPOSED	**18490.574**	**582**

NON T.O.D. TOWER AREA DETAIL	NO. OF FLOOR	GROUND COVERAGE	GROUND FLOOR F.A.R.	STILT AREA	TYP. (1) FL. F.A.R.	NO. OF TYPICAL FL. (1)	TYP. (2) FL. F.A.R. (REFUGE)	NO. OF TYP. FL. (2) (REFUGE)	LOWER PENTHOUSE AREA	UPPER PENTHOUSE AREA	TOTAL F.A.R. PER TOWER	MUMTY AREA	AREA UNDER STAIRCASE	BASEMENT AREAS	REFUGE TERRACE AREA	TOTAL BUILT UP PER TOWER
TOWER 1	S + 30	517.902	280.455	198.000	404.789	26	404.789	2	409.961	312.162	12336.708	100.980	775.000		82.648	13493.336
TOWER 2	S + 31	456.793	217.901	25.737	323.688	27	323.688	2	325.012	241.098	10170.963	100.980	775.000		84.734	11157.414
TOWER 3	S + 31	445.954	195.823	14.900	320.568	27	320.568	2	321.892	237.492	10051.679	100.980	775.000		85.364	11027.923
TOWER 4	S + 30	476.416	192.849	252.417	369.934	26	369.934	2	371.258	293.36	11215.619	99.000	775.000		84.505	12426.542
C SHOPPING	G	134.164	134.164			0										134.164
COMMUNITY AREA	G	1246.229	1246.229			0					1246.229					1246.229
EWS	G	489.854	122.383	367.472	351.173	3					1175.902					1543.374
BASEMENT (PH-1)	1													10238.439		10238.439
BASEMENT (PH-1)	2													10079.437		10079.437
BASEMENT (PH-1)	3													5758.414		5758.414
MUMTY AT SITE	G	209.395				0										209.395
TOTAL		**3976.707**		**858.526**							**46197.100**					**77314.667**

NON TOD UNIT AREA DETAIL	NO. OF FLOOR	UNIT ON GROUND FLOOR	TYP. (1) FL. UNITS/ FL.	NO. OF TYP. FL.	TYP. (2) FL. UNITS/ FL.	NO. OF TYP. (2) FL.	PENTHOUSE	TOTAL NO. OF UNITS	DOMESTIC HELP	EWS UNIT
TOWER 1	S + 30	0	2	26	2	2	2	58	26	
TOWER 2	S + 31	0	2	27	2	2	2	60		
TOWER 3	S + 31	0	2	27	2	2	2	60		
TOWER 4	S + 30	0	2	26	2	2	2	58		
EWS		0	14	3						42
TOTAL NO. OF UNITS								236	26	42
NO. OF PERSONS IN EACH UNIT								5	2	2
POPULATION								1180	52	84
TOTAL POPULATION PROPOSED FOR TOD ZONE									**1316**	

TOTAL NO. OF UNITS=620
ECS REQUIRED @ 1.5 = 930
ECS REQUIRED @5% FOR EWS = 47
PROPOSED PARKING FOR EWS =
UNDER EWS BLOCK (STILT) = 10
SURFACE PARKING = 7(EWS) + 13(PHASE 01) +17(PHASE 02)
TOTAL PROPOSED = 47

NON-TOD AREA CALCULATIONS

TOTAL BUILDUP AREA	AREA IN SQ.MT.
NON TOD (PHASE 01)	77314.667
TO D (PHASE 02&03)	148979.041
TOTAL BUILDUP AREA	226293.708

PHASE-3 GREEN AREA CALCULATION					
S.N.O.	NO.	PREFIX	BREATH	LENGTH	AREA
G22	1	1	34.595	7.037	243.45
G23	1	1	17.160	19.747	338.86
G24	1	17.160	16.020	3.184	52.83
G25	1	0.5	16.024	16.914	135.51
G26	1	0.5	34.595	32.810	567.53
TOTAL ADDITION					1,338.178
SUBTRACTIONS					
I	1	1.42	7.385	6.280	27.678
J	1	1	7.773	5.330	41.414
S1	1	1	20.051	8.000	160.410
S2	1	1	4.091	7.650	31.177
S3	1	1	9.905	3.650	36.153
TOTAL SUBTRACTIONS					296.833
TOTAL GREEN AREA					1,041.205

TOD TOTAL CAR PARKING PROPOSED	AREA	ECS PROPOSED	CAR PARKING PROPOSED
SURFACE	660.000	27	24
STILT	1627.130	56	SCOOTER
BASEMENT	32900.412	1026	925
TOTAL	35187.542	1109	949

TOD SURFACE AREA PROPOSED	AREA	ECS PROPOSED	CAR PARKING PROPOSED
SURFACE AREA	660	27.0	24.0

TOD STILT AREA PROPOSED	AREA	ECS PROPOSED	CAR PARKING PROPOSED
TOWER-5	337.253	12.0	SCOOTER
TOWER-6	291.889	10.0	SCOOTER
TOWER-7	272.717	9.0	SCOOTER
TOWER-8	268.696	9.0	SCOOTER
TOWER-9	456.575	16.0	SCOOTER
TOTAL	1627.13	56	0

TOD BASEMENT AREA PROPOSED	AREA	ECS PROPOSED	CAR PARKING PROPOSED
BASEMENT-PH2-01	3972.160	124.0	106
BASEMENT-PH2-02	8917.921	278.0	239
BASEMENT-PH2-03	9416.695	294.0	270
BASEMENT-PH3-01	3531.212	110.0	101
BASEMENT-PH3-02	3531.212	110.0	103
BASEMENT-PH3-03	3531.212	110.0	106
TOTAL	32900.412	1026	925

SCHOOL AREA DETAILS (N.S.)					
ADDITION					
S.N.O.	NO.	PREFIX	BREATH	LENGTH	AREA
A	1	1	(18.630+17.34)/2	30.815	532.608
B	1	1	6.485	6.765	43.857
C	1	1	(28.165+16.035)/2	11.500	254.139
TOTAL ADDITION					830.603
SUBTRACTIONS					
1	1	1	0.000	0.000	0.000
TOTAL SUBTRACTIONS					0.000
TOTAL AREA					830.603

TOD SITE AREA CALCULATION	PERMISSIBLE	PROPOSED
SITE AREA (5.785 X 4046.85 SQ.MTS)	23411.027	
99.5 % RESIDENTIAL LAND	23293.972	
F.A.R. FOR RESIDENTIAL (@ 250%) A	58234.930	
EXTRA F.A.R. FOR I.G.B.C. RATING (GREEN BUILDING)(12%) B	2795.277	
F.A.R. FROM TDR CERTIFICATE C	34271.924	
NET PERMISSIBLE F.A.R. (A+B+C)	95302.131	**95074.450**
0.5 % COMMERCIAL COMPONENT LAND	117.055	
SITE AREA FOR COMMERCIAL (@ 250 %) C	292.638	
EXTRA F.A.R. FOR I.G.B.C. . RATING (GREEN BUILDING)(12%) D	14.047	
NET PERMISSIBLE COMMERCIAL F.A.R (C+D)	306.684	**306.202**
TOTAL GROUND COVERAGE (@ 40%)	9364.411	**7291.683**
REQUIRED GREEN/OPEN AREA ON SITE (@ 15 %)	3511.654	5355+1675
NO. OF DEWELLING UNIT OF RESIDENTIAL		**384**
NO. OF DEWELLING UNIT OF EWS		**70**
NO. OF DEWELLING UNIT OF DOMESTIC SERVANT		**108**
MAIN DEWELING UNIT POPULATION (@ 5 PERSONS EACH)		**1920**
EWS POPULATION (@ 2 PERSONS EACH)		**140**
DOMESTIC SERVANT POPULATION (@ 2 PERSONS EACH)		**216**
TOTAL POPULATION PROPOSED		**2276**
DENSITY (TOTAL POPULATION/RESIDENTIAL SITE AREA(5.785 ACRE)	2239- 2736	**2276.00**
430+/- 10% PPA. (387 TO 473 PPA/ ACRES)	387-473	**393.43**
PARKING AREA		**ECS**
(1.5 ECS X NO OF UNITS) = 576 ECS REQUIRED (+5% EWS)		605
AREA UNDER STILT FOR PARKING (/ 28 SQ.MTS.)	1627.130	56
AREA ON SURFACE FOR PARKING (/ 23 SQ.MTS.)	660.000	27
AREA UNDER BASEMENT FOR PARK.(/32 SQ.MTS.)	32900.412	1026
TOTAL ECS PROPOSED	**35187.542**	**1109**

T.O.D. TOWER AREA DETAIL	NO. OF FLOOR	GROUND COVERAGE	GROUND FLOOR F.A.R.	STILT AREA	TYP. (1) FL. F.A.R.	NO. OF TYPICAL FL. (1)	TYP. (2) FL. F.A.R. (REFUGE)	NO. OF TYP. FL. (2) (REFUGE)	LOWER PENTHOUSE AREA	UPPER PENTHOUSE AREA	TOTAL F.A.R. PER TOWER	MUMTY AREA	AREA UNDER STAIRCASE	BASEMENT AREAS	REFUGE TERRACE AREA	TOTAL BUILT UP PER TOWER
TOWER 5	S + 34	565.892	228.638	337.253	460.471	29	460.471	3	460.471	373.713	15797.894	100.980	850.000		138.839	17224.966
TOWER 6	S + 34	522.023	230.134	291.889	402.898	29	400.314	3	405.223	320.962	13841.303	100.980	850.000		137.678	15221.850
TOWER 7	S + 34	466.486	191.769	272.717	362.995	29	362.995	3	365.733	275.239	12450.581	100.980	850.000		128.046	13802.324
TOWER 8	S + 34	524.846	256.150	268.696	420.611	29	420.611	3	437.423	305.742	14458.867	100.980	850.000		133.260	15811.803
TOWER 9	S + 42	902.762	446.188	456.575	795.431	36	765.817	4	885.796	469.125	33499.893	155.281	2100.000		167.055	36378.804
COMMERCIAL	1ST BAS.	306.202	306.202			0										306.202
COMMUNITY AREA	1ST BAS.	3147.664	3147.664			0					3147.664					3147.664
EWS	G	489.854	122.383	367.472	351.173	5					1878.248					2245.720
BASEMENT (PH-2)	1													7797.814		7797.814
BASEMENT (PH-2)	2													12069.984		12069.984
BASEMENT (PH-2)	3													11165.668		11165.668
BASEMENT (PH-3)	1													4665.056		4665.056
BASEMENT (PH-3)	2													4485.136		4485.136
BASEMENT (PH-3)	3													4290.096		4290.096
MUMTY AT SITE	G	365.954														365.954
TOTAL		**7291.683**		**1994.602**							**95074.450**					**148979.041**

TOD UNIT AREA DETAIL	NO. OF FLOOR	UNIT ON GROUND FLOOR	TYP. (1) FL. UNITS/ FL.	NO. OF TYP. (1) FL.	TYP. (2) FL. UNITS/ FL.	NO. OF TYP. (2) FL.	PENTHOUSE	TOTAL NO. OF UNITS	DOMESTIC HELP	EWS UNIT
TOWER 5	S + 34	0	2	29	2	3	2	68		
TOWER 6	S + 34	0	2	29	2	3	2	66		
TOWER 7	S + 34	0	2	29	2	3	2	66		
TOWER 8	S + 34	0	2	29	2	3	2	66		
TOWER 9	S + 42	0	3	36	3	4	0	120	108	
EWS			14	5						70
TOTAL NO. OF UNITS								384	108	70
NO. OF PERSONS IN EACH UNIT								5	2	2
POPULATION:								1920	216	140
TOTAL POPULATION PROPOSED FOR TOD ZONE									**2276**	

TOTAL BUILTUP AREA (AREA IN SQ.MTR)	
NON T.O.D. AREA	77314.667
T.O.D. AREA	148979.041
SCHOOL AREA (N.S.)	216.633
TOTAL BUILTUP AREA	226558.341

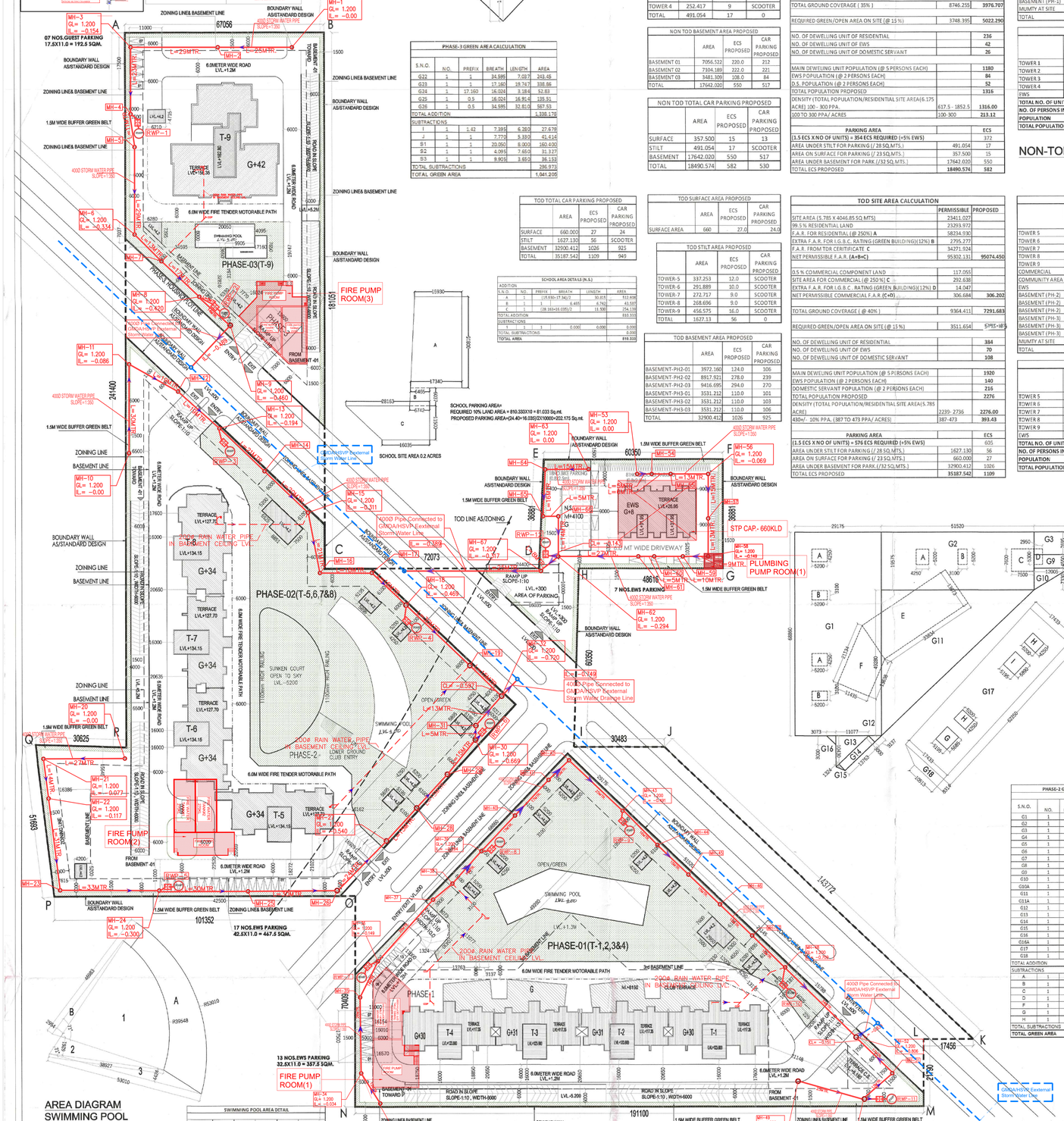
TOD AREA CALCULATIONS

CARPET AREA DETAILS (AREA IN SQ.MTR)		
TOWER -5		
UNIT TYPE	CARPET AREA	ECS REQ.
UNIT T-5A	178.83	1.5
UNIT T-5B	195.83	1.5
UNIT T-5C	315.12	1.5
UNIT T-5D	350.89	1.5
TOWER -6		
UNIT TYPE	CARPET AREA	ECS REQ.
UNIT T-6A	142.14	1.0
UNIT T-6B	178.83	1.5
UNIT T-6C	237.27	1.5
UNIT T-6D	315.68	1.5
TOWER -7		
UNIT TYPE	CARPET AREA	ECS REQ.
UNIT T-7A	142.14	1.0
UNIT T-7B	142.14	1.0
UNIT T-7C	237.27	1.5
UNIT T-7D	237.27	1.5
TOWER -8		
UNIT TYPE	CARPET AREA	ECS REQ.
UNIT T-8A	178.83	1.5
UNIT T-8B	142.14	1.0
UNIT T-8C	578.5	1.5
TOWER -9		
UNIT TYPE	CARPET AREA	ECS REQ.
UNIT T-9A	178.83	1.5
UNIT T-9B	195.83	1.5
UNIT T-9C	195.83	1.5

ECS @ 1.5 PER UNIT CONSIDERED

GROUND COVERAGE AREA(SCHOOL)					
S.N.O.	NO.	PREFIX	BREATH	LENGTH	AREA
A	1	1	21.805	9.935	216.633
TOTAL ADDITION					216.633
SUBTRACTIONS					
1	1	1	0.000	0.000	0.000
TOTAL SUBTRACTIONS					0.000
TOTAL GROUND COVERAGE					216.633

GROUND FLOOR F.A.R. (SCHOOL)					
S.N.O.	NO.	PREFIX	BREATH	LENGTH	AREA
A	1	1	21.805	9.935	216.633
TOTAL ADDITION					216.633
SUBTRACTIONS					
1	1	1	0.000	0.000	0.000
TOTAL SUBTRACTIONS					0.000
TOTAL GROUND FLOOR F.A.R.					216.633


07 NOS.GUEST PARKING
17.5X11.0 = 192.5 SQM.
6.0METER WIDE ROAD
LVL.+1.2M
6.0M WIDE FIRE TENDER MOTORABLE PATH
PHASE-03(T-9)
PHASE-02(T-5,6,7&8)
PHASE-01(T-1,2,3&4)
PHASE-2
PHASE 1
FIRE PUMP ROOM(3)
FIRE PUMP ROOM(2)
FIRE PUMP ROOM(1)
SCHOOL SITE AREA 0.2 ACRES
SCHOOL PARKING AREA=
REQUIRED 10% LAND AREA = 810.333X10 = 81.033 Sq.mt.
PROPOSED PARKING AREA=(04.40+06.00)/2X10000=202.175 Sq.mt.
STP CAP.- 660KLD
PLUMBING PUMP ROOM(1)
13 NOS.EWS PARKING
32.5X11.0 = 357.5 SQM.
17 NOS.EWS PARKING
42.5X11.0 = 467.5 SQM.
BOUNDARY WALL AS/STANDARD DESIGN
ZONING LINE& BASEMENT LINE
1.5M WIDE BUFFER GREEN BELT
TOD LINE AS/ZONING
4000 Pipe Connected to GMDA/HSVP External Storm Water Drainage Line
GMDA/HSVP External Storm Water Line
4000 STORM WATER PIPE SLOPE=1:350
RAMP UP SLOPE=1:10
LVL.+300 AREA OF PARKING
OPEN/GREEN
SWIMMING POOL
SUNKEN COURT OPEN TO SKY LVL.-1200
ROAD IN SLOPE SLOPE=1:10 , WIDTH=6000
ROAD IN SLOPE SLOPE=1:10 , WIDTH=9000
LVL.-6.200
LVL.+1.30
FROM BASEMENT-01
TOWARD P
TOWARD Q
TOWARD R
TOWARD S
TOWARD T
TOWARD U
TOWARD V
TOWARD W
TOWARD X
TOWARD Y
TOWARD Z
TOWARD A
TOWARD B
TOWARD C
TOWARD D
TOWARD E
TOWARD F
TOWARD G
TOWARD H
TOWARD I
TOWARD J
TOWARD K
TOWARD L
TOWARD M
TOWARD N
TOWARD O