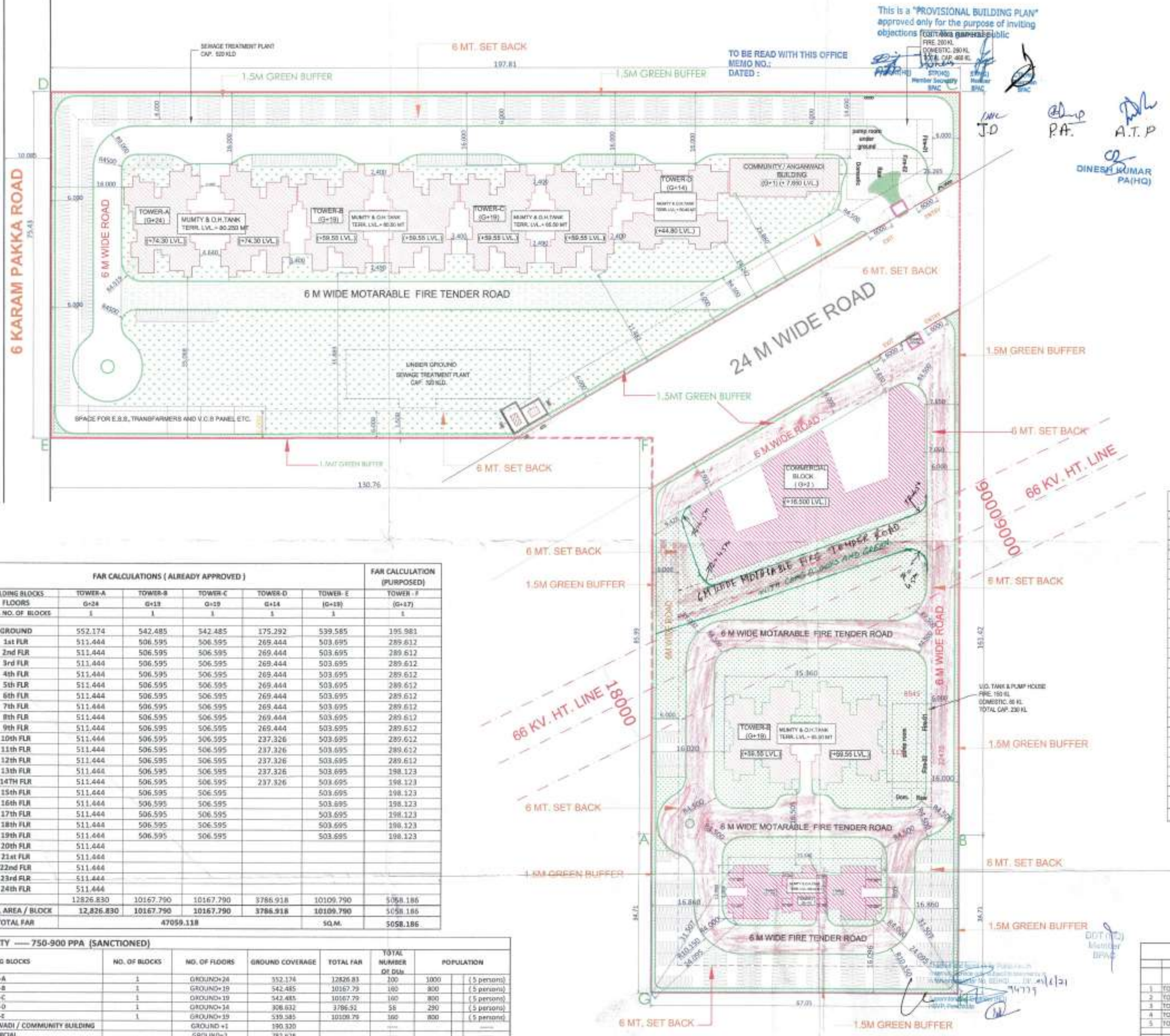
PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT



This is a "PROVISIONAL BUILDING PLAN" approved only for the purpose of inviting objections from the general public

TO BE READ WITH THIS OFFICE MEMO NO.: DATED :

STP(HQ) Member Secretary BPAC

STP(E) Member BPAC

Chairman BPAC

J.D P.A. A.T.P

DINESH KUMAR PA(HQ)

DDT (HQ) Member BPAC

AREA SUMMARY			
TOTAL PLOT AREA	[illegible]	[illegible]	SQM
	AREA IN ACRES		
PLOT AREA (SANCTIONED)	5.1125	[illegible]	SQM
COMMERCIAL@ 4.0% PLOT AREA (SANCTIONED)	[illegible]	[illegible]	SQM
BALANCE RESIDENTIAL AREA (SANCTIONED)	[illegible]	[illegible]	SQM
PLOT AREA (PROPOSED)	[illegible]	[illegible]	SQM
COMMERCIAL@ 8.0% PLOT AREA (PROPOSED)	[illegible]	[illegible]	SQM
BALANCE RESIDENTIAL AREA (PROPOSED)	[illegible]	[illegible]	SQM
TOTAL COMMERCIAL AREA	[illegible]	[illegible]	SQM
TOTAL BALANCE RESIDENTIAL AREA	[illegible]	[illegible]	SQM
PERMISSIBLE GROUND COVERAGE @	[illegible] OF PLOT AREA	[illegible]	
GROUND COVERAGE (SANCTIONED)		[illegible]	SQM
GROUND COVERAGE (PROPOSED)		[illegible]	SQM
PROPOSED TOTAL GROUND COVERAGE	[illegible]	[illegible]	SQM
PERMISSIBLE FAR FOR HOUSING @	[illegible]	[illegible]	SQM
[illegible]	[illegible]	[illegible]	SQM
NET PERMISSIBLE RESIDENTIAL FAR	[illegible]	[illegible]	SQM
FAR (SANCTIONED)		[illegible]	SQM
FAR (PROPOSED)		[illegible]	SQM
PROPOSED TOTAL RESIDENTIAL FAR	[illegible]	[illegible]	SQM
PERMISSIBLE FAR FOR COMMERCIAL @	[illegible]	[illegible]	SQM
[illegible] COMMERCIAL [illegible]	[illegible]	[illegible]	SQM
NET PERMISSIBLE COMMERCIAL FAR	[illegible]	[illegible]	SQM (PERMISSIBLE)
FAR (SANCTIONED)		[illegible]	SQM
FAR (PROPOSED)		[illegible]	SQM
PROPOSED TOTAL COMMERCIAL FAR	[illegible]	[illegible]	SQM
PERMISSIBLE DENSITY @	MIN. 750 PPA	[illegible]	750 TO 900 PPA
PERMISSIBLE DU'S@750	-	[illegible]	MINIMUM
PERMISSIBLE DENSITY	MAX. 900 PPA	[illegible]	900 PPA
PERMISSIBLE DU'S@900		[illegible]	MAXIMUM
DENSITY (SANCTIONED)	738×5	[illegible]	PERSONS
Dus (SANCTIONED)	-	[illegible]	Dus
DENSITY (PROPOSED)	[illegible]	[illegible]	PERSONS
Dus (PROPOSED)	-	[illegible]	Dus
PROPOSED TOTAL DENSITY	[illegible]	[illegible]	PERSONS
PROPOSED TOTAL Dus		[illegible]	Dus
REQUIRED TWO WHEELER PARKING	-	[illegible]	NOS
TWO WHEELER PARKING (SANCTIONED)	-	[illegible]	NOS
PROPOSED TWO WHEELER PARKING	-	[illegible]	NOS
TOTAL TWO WHEELER PARKING PURPOSED	-	[illegible]	NOS
REQUIRED ECS @	[illegible]	[illegible]	ECS
ECS (SANCTIONED)	-	[illegible]	ECS
ECS (PROPOSED)		[illegible]	ECS
PROPOSED TOTAL ECS		[illegible]	ECS
PERMISSIBLE GREEN @	[illegible]	[illegible]	SQM
GREEN (SANCTIONED)		[illegible]	SQM
GREEN (PROPOSED)		[illegible]	SQM
PROPOSED TOTAL GREEN	[illegible]	[illegible]	SQM
(ALREADY LICENSED) COMMUNITY HALL	-	[illegible]	sq mtrs
(ALREADY SANCTIONED) ANGANWADI	-	[illegible]	sq mtrs

DU CALCULATION (ALREADY APPROVED)						DU'S(PURPOSED)
BUILDING BLOCKS	TOWER-A	TOWER-B	TOWER-C	TOWER-D	TOWER- E	TOWER-F
FLOOR	G+24	G+19	G+19	G+14	(G+19)	(G+17)
NO. OF BLOCKS	1	1	1	1	1	1
GROUND FLR	8	8	8	2	8	2
1st FLR	8	8	8	4	8	4
2nd FLR	8	8	8	4	8	4
3rd FLR	8	8	8	4	8	4
4th FLR	8	8	8	4	8	4
5th FLR	8	8	8	4	8	4
6th FLR	8	8	8	4	8	4
7th FLR	8	8	8	4	8	4
8th FLR	8	8	8	4	8	4
9th FLR	8	8	8	4	8	4
10th FLR	8	8	8	4	8	4
11th FLR	8	8	8	4	8	4
12th FLR	8	8	8	4	8	4
13th FLR	8	8	8	4	8	4
14TH FLR	8	8	8	4	8	4
15th FLR	8	8	8		8	4
16th FLR	8	8	8		8	4
17th FLR	8	8	8		8	4
18th FLR	8	8	8		8	4
19th FLR	8	8	8		8	4
20th FLR	8					
21st FLR	8					
22nd FLR	8					
23rd FLR	8					
24th FLR	8					
TOTAL	200	160	160	58	160	78
TOTAL	738	ALREADY SANCTIONED				78 (PURPOSED)
	TOTAL DU'S		816			

FAR CALCULATIONS (ALREADY APPROVED)						FAR CALCULATION (PURPOSED)
BUILDING BLOCKS	TOWER-A	TOWER-B	TOWER-C	TOWER-D	TOWER- E	TOWER - F
FLOORS	G+24	G+19	G+19	G+14	(G+19)	(G+17)
TOTAL NO. OF BLOCKS	1	1	1	1	1	1
GROUND	552.174	542.485	542.485	175.292	539.585	195.981
1st FLR	511.444	506.595	506.595	269.444	503.695	289.612
2nd FLR	511.444	506.595	506.595	269.444	503.695	289.612
3rd FLR	511.444	506.595	506.595	269.444	503.695	289.612
4th FLR	511.444	506.595	506.595	269.444	503.695	289.612
5th FLR	511.444	506.595	506.595	269.444	503.695	289.612
6th FLR	511.444	506.595	506.595	269.444	503.695	289.612
7th FLR	511.444	506.595	506.595	269.444	503.695	289.612
8th FLR	511.444	506.595	506.595	269.444	503.695	289.612
9th FLR	511.444	506.595	506.595	269.444	503.695	289.612
10th FLR	511.444	506.595	506.595	237.326	503.695	289.612
11th FLR	511.444	506.595	506.595	237.326	503.695	289.612
12th FLR	511.444	506.595	506.595	237.326	503.695	289.612
13th FLR	511.444	506.595	506.595	237.326	503.695	198.123
14TH FLR	511.444	506.595	506.595	237.326	503.695	198.123
15th FLR	511.444	506.595	506.595		503.695	198.123
16th FLR	511.444	506.595	506.595		503.695	198.123
17th FLR	511.444	506.595	506.595		503.695	198.123
18th FLR	511.444	506.595	506.595		503.695	198.123
19th FLR	511.444	506.595	506.595		503.695	198.123
20th FLR	511.444					
21st FLR	511.444					
22nd FLR	511.444					
23rd FLR	511.444					
24th FLR	511.444					
	12826.830	10167.790	10167.790	3786.918	10109.790	5058.186
TOTAL AREA / BLOCK	12,826.830	10167.790	10167.790	3786.918	10109.790	5058.186
TOTAL FAR		47059.118			SQ.M.	5058.186

DENSITY —— 750-900 PPA (SANCTIONED)								
BUILDING BLOCKS	NO. OF BLOCKS	NO. OF FLOORS	GROUND COVERAGE	TOTAL FAR	TOTAL NUMBER OF DUs	POPULATION		
TOWER -A	1	GROUND+24	552.174	12826.83	200	1000		(5 persons)
TOWER -B	1	GROUND+19	542.485	10167.79	160	800		(5 persons)
TOWER -C	1	GROUND+19	542.485	10167.79	160	800		(5 persons)
TOWER -D	1	GROUND+14	308.632	3786.92	56	290		(5 persons)
TOWER -E	1	GROUND+19	539.585	10109.79	160	800		(5 persons)
AGANWADI / COMMUNITY BUILDING		GROUND +1	190.320		——			——
COMMERCIAL		GROUND+2	782.628		——			——
TOTAL	5		3458.309	47059.118	738	3690		

DENSITY —— 750-900 PPA (PROPOSED)								
BUILDING BLOCKS	NO. OF BLOCKS	NO. OF FLOORS	GROUND COVERAGE	TOTAL FAR	TOTAL NUMBER	POPULATION		
TOWER - F	1	GROUND+17	289.612	5058.186	78	390		(5 persons)
COMMERCIAL	1	GROUND+2	——	——	——			——
TOTAL	2		289.612	5058.186	78	390		

COMMERCIAL F.A.R.			
GROUND FLOOR	782.628		
FIRST FLOOR	676.321		
SECOND FLOOR	416.101		
TOTAL F.A.R.	1875.050	SQ.M.	

INVENTORY OF UNITS (ALREADY APPROVED)											
		2BHK (TYPE-01)	2BHK (TYPE-02)	2BHK (TYPE-03)	2BHK (TYPE-04)	2BHK (TYPE-05)	3BHK (TYPE-6)	2BHK (TYPE-7)	2BHK (TYPE-8)	3BHK (TYPE-9)	TOTAL
1	TOWER-A	50	50	50	50						200
2	TOWER-B	40	40	40	40						160
3	TOWER-C	40	40	40	40						160
4	TOWER-D						37	21			58
5	TOWER-E	40	40		40	40					160
	TOTAL	170	170	130	170	40	37	21			738

INVENTORY OF UNITS (PROPOSED)											
		2BHK (TYPE-01)	2BHK (TYPE-02)	2BHK (TYPE-03)	2BHK (TYPE-04)	2BHK (TYPE-05)	3BHK (TYPE-6)	2BHK (TYPE-7)	1BHK (TYPE-8)	3BHK (TYPE-9)	TOTAL
1	TOWER-F								28	50	78
	TOTAL										78

NOTE:- ALL DIMENSION & LEVELS ARE IN MM.

ALREADY SANCTIONED

PROPOSED AREA

Key Plan

CLIENT :

N W e S

ARCHITECT SIGNATURE :

CLIENT :

M/s SA PROPCON PVT.LTD . IN COLLABORATION WITH SIGNATURE INFRABUILD PVT. LTD.

Signature Global,201 & 2ND FLOOR, Tower-A,SignatureTowers,Gurugram-122001

OWNER SIGNATURE :

PROJECT :

ADDITIONAL AND REVISED BUILDIND PLAN OF AFFORDABLE GROUP HOUSHING COLONY FOR AN AREA MEASURING 5.1125 ACRES (LICENCE NO.-73 OF 2019 DATED 04-07-2019 IN SECTOR-95, GURUGRAM

MANESAR URBAN COMPLEX BEING DEVELOPED BY M/s SA PROPCON PVT.LTD . IN COLLABORATION WITH SIGNATURE INFRABUILD PVT. LTD.

DRAWING TITLE :

SITE PLAN & AREA SHEET

SCALE :- 1:500 | SG/SP/01

DATE :

DEALT - | CHECKED BY : | REVISION NO.

ARCHITECT SIGN. CHANGE SIGN.

Ar. Praveen Kr. Verma
CA / 2014 / 65167

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT