

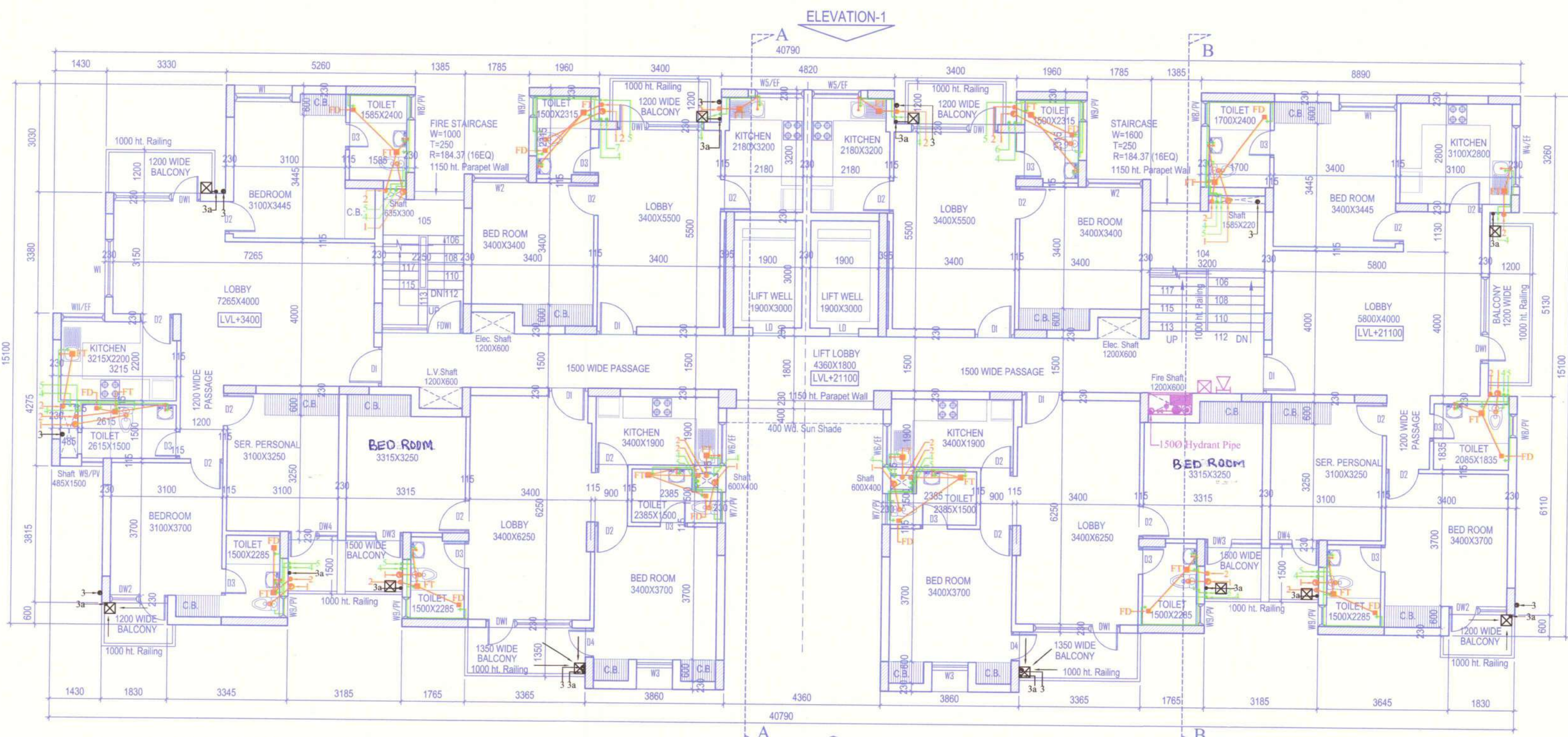
Checked and found ok for Public Health
(Internal Services only subject to compliance in
forwarding letter No. SE/HO/61/10/2-2-14
Superintending Engineer (HO)
TUDA, Panchajanya.

D.T.P. (HO)
Member Secretary
B.P.C.

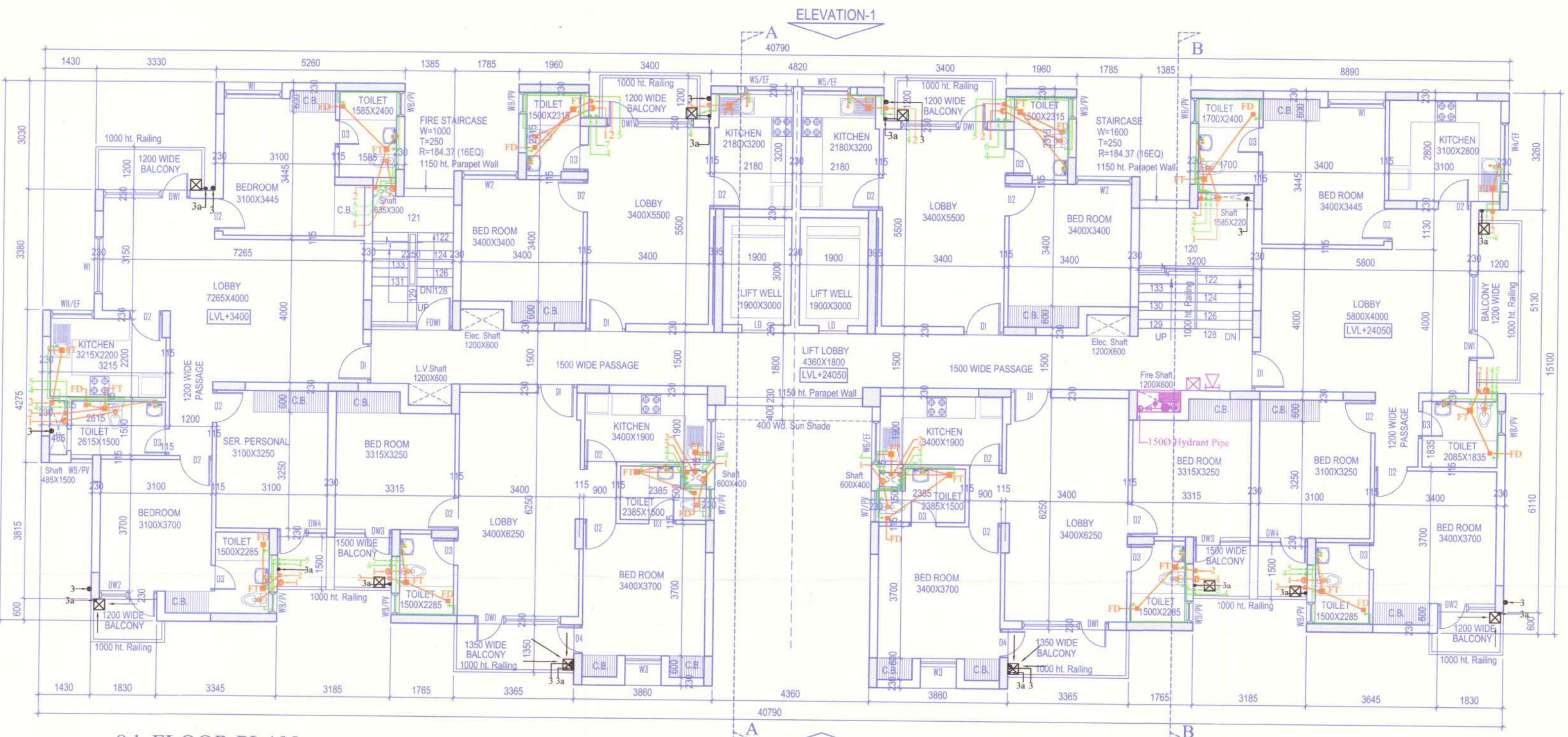
S.T.P. (G)
Member
B.P.C.

C.T.P. (Hr.)
Chairman
B.P.C.

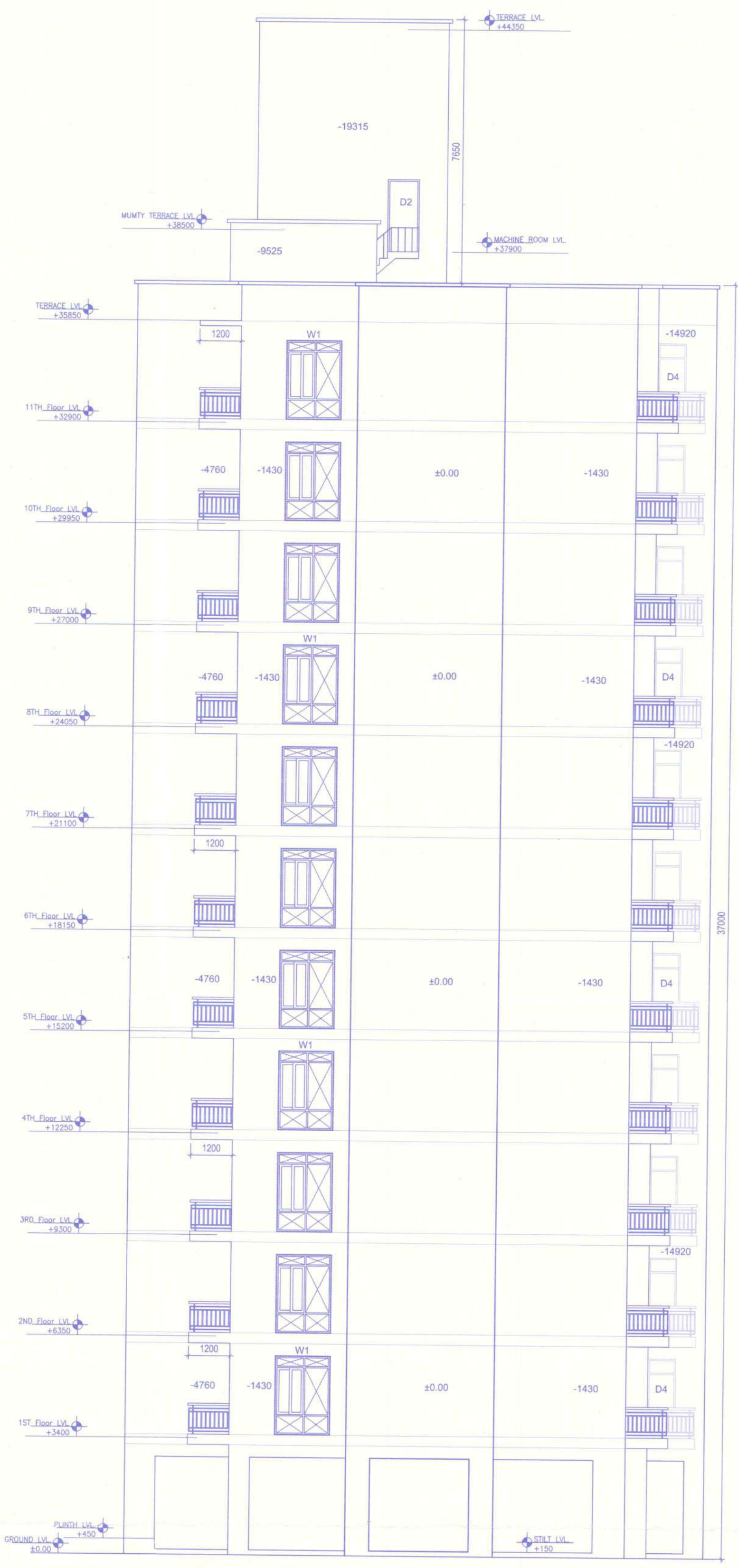
AD JD SD PA ATP



2nd TO 7th FLOOR PLAN



8th FLOOR PLAN



ELEVATION --- 4

LEGEND FOR FIRE:-

FIRE HOSE CABINET	[Symbol]
HOOTER	[Symbol]
MANUAL CALL POINT	[Symbol]
FIRE HYDRANT (F.H)	[Symbol]
BUTTER FLY VALVE	[Symbol]
NON RETURN VALVE	[Symbol]
FIRE EXTINGUISHER:-	
CO2 GAS TYPE FIRE 4.5kg	[Symbol]
WATER CO2 TYPE FIRE 9Ltr	[Symbol]

LEGEND FOR PLUMBING PIPE:-

160 OD uPVC SOIL & VENT PIPE	1
110 OD uPVC WASTE & VENT PIPE	2
110 OD uPVC RAIN WATER PIPE	3
75 OD uPVC R.W. BALCONY PIPE	3a
COLD WATER SUPPLY (CWS)	4
FLUSHING WATER SUPPLY (FWS)	5
CWS RISER PIPE TO OHT	6
FLUSHING RISER PIPE TO OHT	7
GULLY TRAP 300x300mm	8
MANHOLE SEWER 600x600	M1
RAIN WATER COLLECTION CHAMBER 500X450	CB

JOINERY SCHEDULE

TYPE	SIZE	CILL LVL	LINTLE LVL
ED1	3000X2400	100	2400
DW1	2400X2400	100	2400
DW2	1600X2400	100	2400
DW3	1585X2400	100	2400
DW4	1370X2400	100	2400
FDW1	2250X2100	450	2100
D1	1100X2100	---	2100
D2	900X2100	---	2100
D3	750X2100	---	2100
D4	800X2400	---	2400
FD1	1000X2100	---	2100
LD	800X2100	---	2100
W1	1600X2300	100	2400
W2	1555X2300	100	2400
W3	1000X2300	100	2400
W4/EF	1700X1300	1100	2400
W5/EF	1350X1300	1100	2400
W6/EF	1200X1350	1050	2400
W7/PV	870X1000	1400	2400
W8/PV	700X1500	900	2400
W9/PV	600X1500	900	2400
W10	1500X1600	800	2400
W11/EF	1200X1475	925	2400

PROJECT:-
REVISED BUILDING PLANS OF
GROUP HOUSING SCHEME FOR AREA 9.60 ACS AT
SECTOR-10A, BAWAL, DISTT. REWARI
(LICENCE NO- 54 OF 2008 DATED- 14/03/2008)

OWNER
MIS CHOICE REAL ESTATE DEVELOPERS PVT. LTD.

For Choice Real Estate Developers Pvt. Ltd.
CLIENT'S SIGN: [Signature]
Director/Arch Signatory

ARCHITECT SIGN: GUNINDER KALSI
(B. Arch. M.C.A.)
Regd. No. CA/85/9528

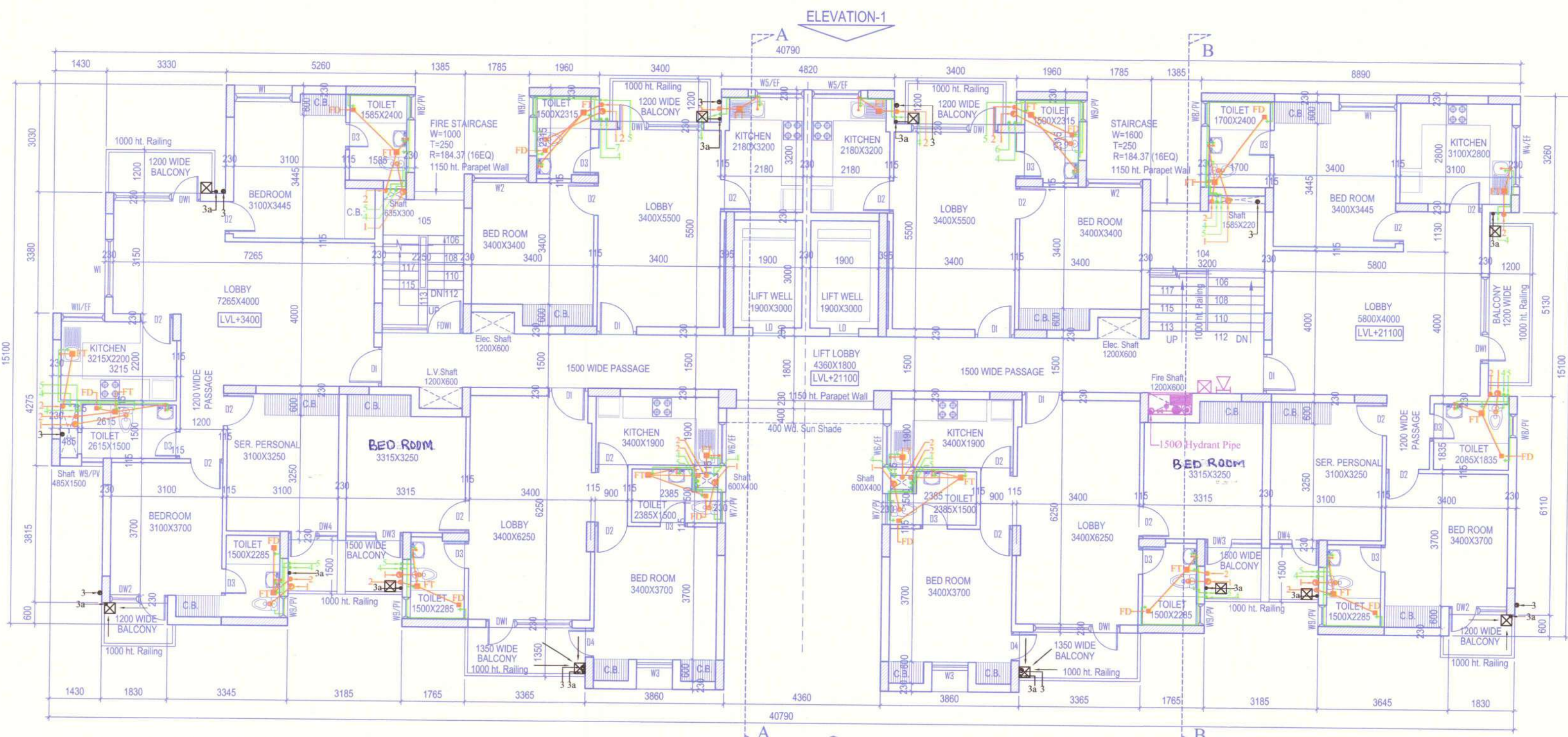
SHEET TITLE
2nd TO 7th & 8th FLOOR PLAN
TOWER - 3 & 4 (TYPE-C)

DEALT KUSH SCALE 1:100 DRG NO. BAWAL/SD-18
CHKD BY BABITA DATE DEC-2013

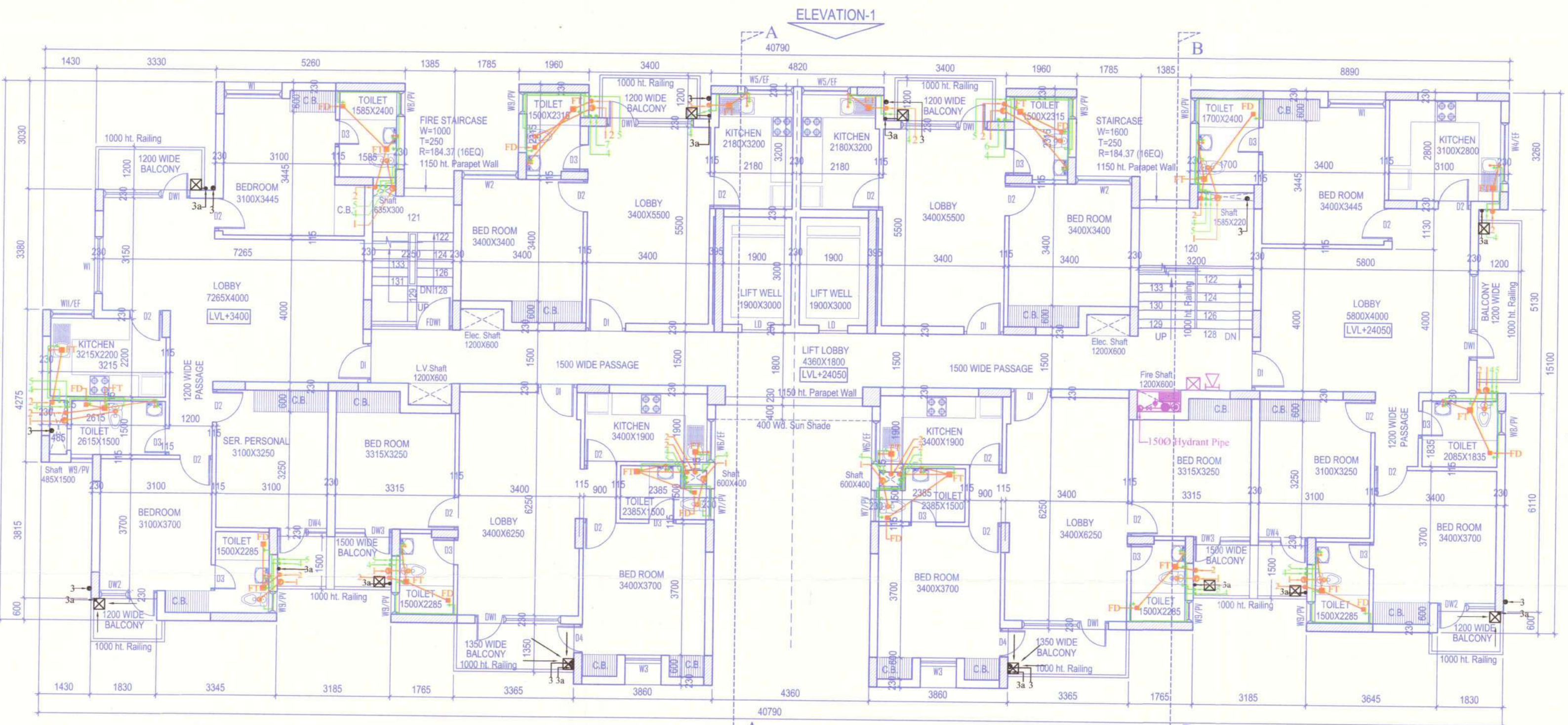
ARCHITECTS
VIPUL LIMITED
VIPUL TECH SQUARE,
GOLF COURSE ROAD,
SECTOR-43, GURGAON - 122009

Checked and found ok for Public Health
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forwarding letter No. SE/HO/61/10/2-2-14
Superintending Engineer (HO)
TUDA, Panchajanya.

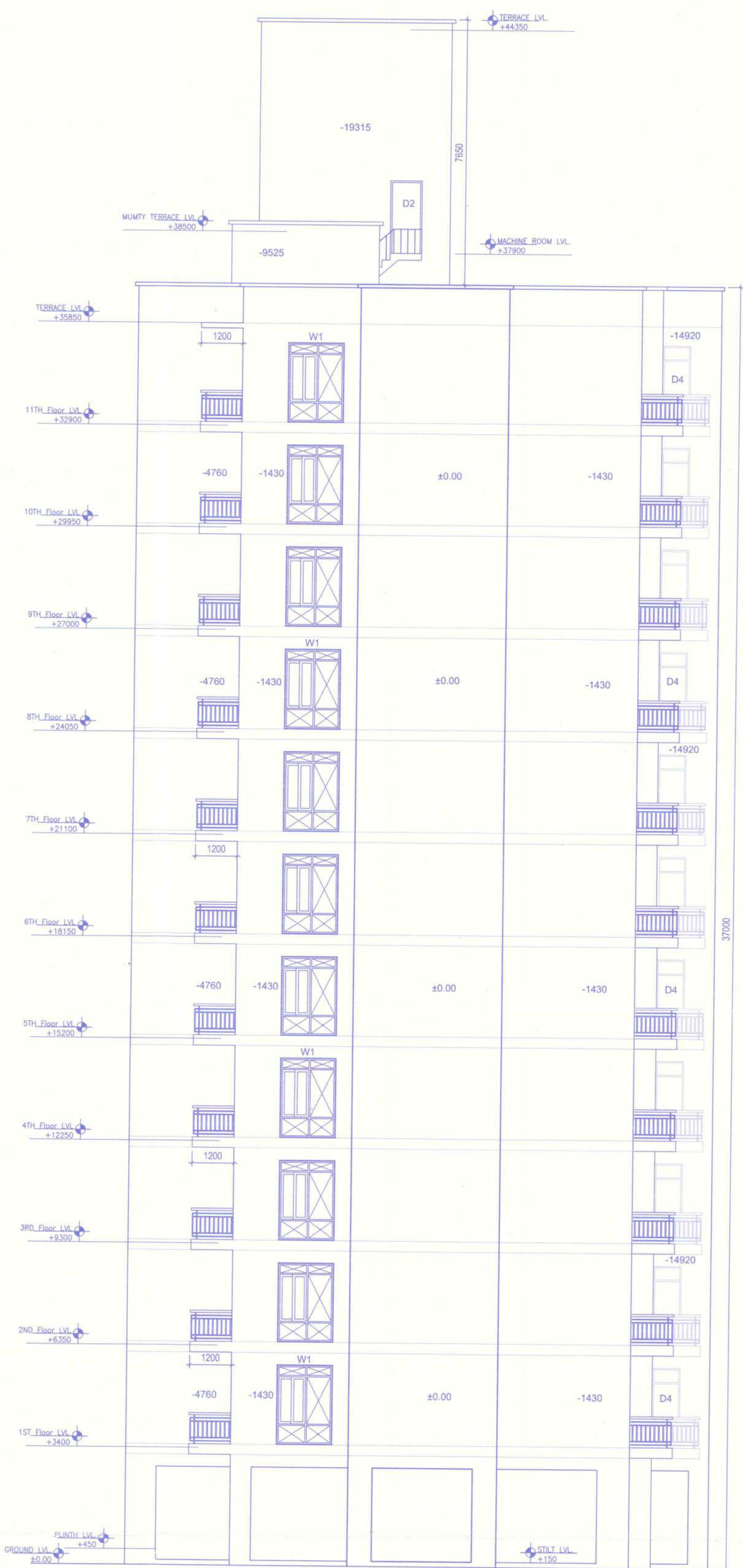
D.T.P. (HO) Member Secretary B.P.C.
S.T.P. (G) Member B.P.C.
C.T.P. (Hr.) Chairman B.P.C.
AD JD SD PA ATP



2nd TO 7th FLOOR PLAN



8th FLOOR PLAN



ELEVATION --- 4

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PROJECT:-
REVISED BUILDING PLANS OF
GROUP HOUSING SCHEME FOR AREA 9.60 ACS AT
SECTOR-10A, BAWAL, DISTT. REWARI
(LICENCE NO- 54 OF 2008 DATED- 14/03/2008)

OWNER
MIS CHOICE REAL ESTATE DEVELOPERS PVT. LTD.

For Choice Real Estate Developers Pvt. Ltd.
CLIENT'S SIGN: [Signature]
Director/Arch Signatory

ARCHITECT SIGN: [Signature]
GUNINDER KALSI
(B. Arch. M.C.A.)
Regd. No. CA/85/9528

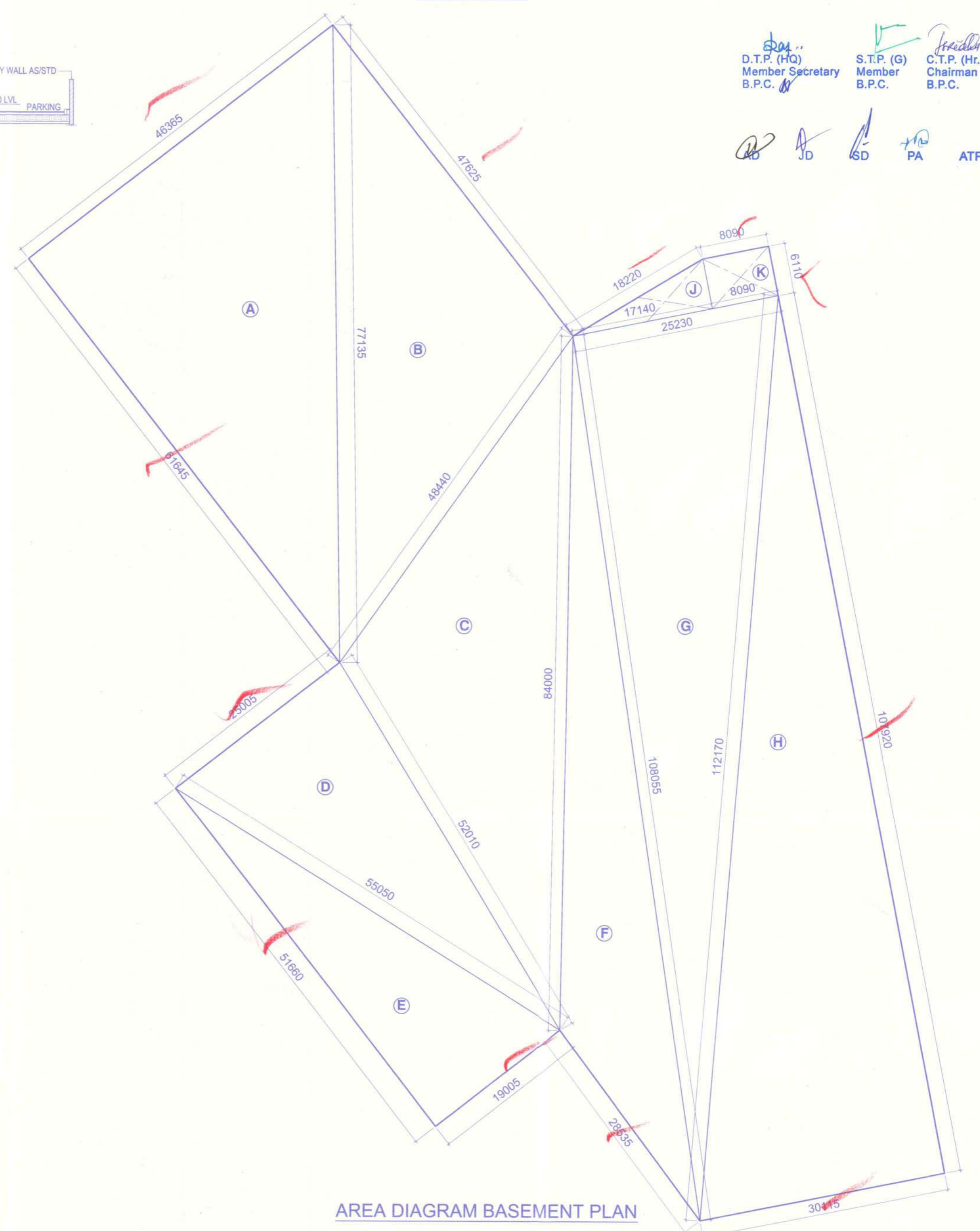
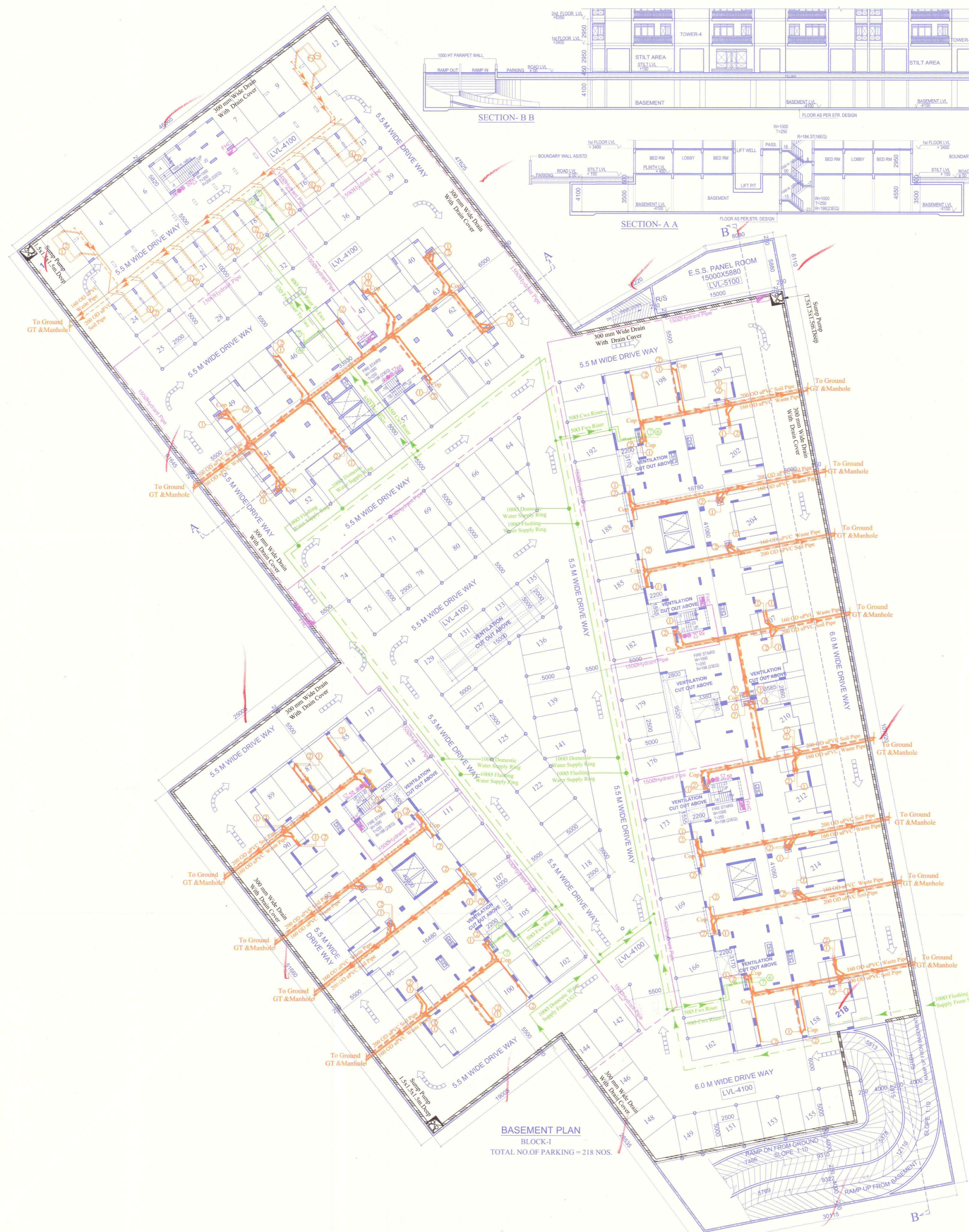
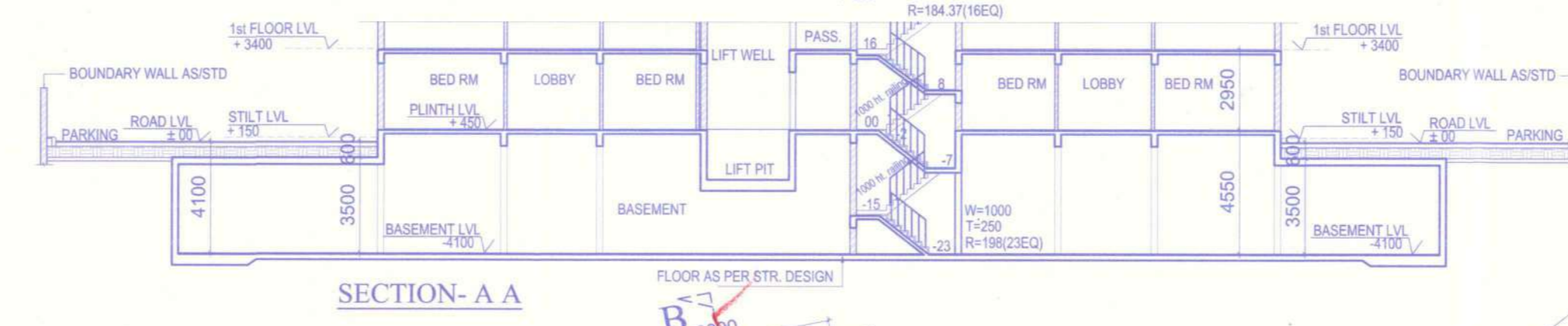
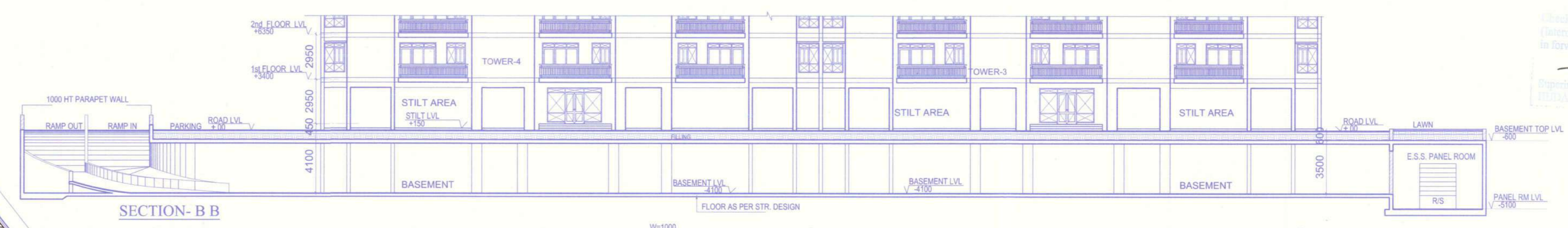
SHEET TITLE
2nd TO 7th & 8th FLOOR PLAN
TOWER - 3 & 4 (TYPE-C)

DEALT KUSH SCALE 1:100 DRG NO. BAWAL/SD-18
CHKD BY BABITA DATE DEC-2013

ARCHITECTS
VIPUL LIMITED
VIPUL TECH SQUARE,
GOLF COURSE ROAD,
SECTOR-43, GURGAON - 122009

Checked and found ok for Public Health
(to be) provided only subject to comments in
the following letter No. S/11/10/61... 16-2-2014
B.P.C. Member Secretary
S.T.P. (G) Member
C.T.P. (Hr) Chairman
B.P.C.

D.T.P. (Hr) Member Secretary
S.T.P. (G) Member
C.T.P. (Hr) Chairman
B.P.C.



BASEMENT COVD. AREA DETAIL (BLOCK-1)

A	= 92.572X46.207X15.437X30.927	= 1429.038	SQ.M.
B	= 86.600X38.974X8.160X9.465	= 1104.120	SQ.M.
C	= 92.225X43.785X8.225X40.215	= 1155.710	SQ.M.
D	= 66.032X41.027X10.982X14.022	= 645.888	SQ.M.
E	= 62.857X7.807X1.997X43.852	= 490.867	SQ.M.
F	= 110.295X26.295X2.240X81.760	= 728.800	SQ.M.
G	= 122.727X97.402X10.557X14.672	= 1361.383	SQ.M.
H	= 125.102X12.932X17.182X94.987	= 1624.927	SQ.M.
J	= 0.50X17.140X6.110	= 52.362	SQ.M.
K	= 8.090X6.110	= 49.429	SQ.M.
TOTAL AREA		= 8642.524	SQ.M.

LEGEND FOR PLUMBING PIPE:-

160 OD uPVC SOIL & VENT PIPE	1
110 OD uPVC WASTE & VENT PIPE	2
110 OD uPVC RAIN WATER PIPE	3
75 OD uPVC R.W. BALCONY PIPE	3a
COLD WATER SUPPLY (CWS)	4
FLUSHING WATER SUPPLY (FWS)	5
CWS RISER PIPE TO OHT	6
FLUSHING RISER PIPE TO OHT	7
FLUSHING LINE	→
DOMESTIC LINE	→
SEWER LINE	→
WASTE LINE	→

LEGEND FOR FIRE:-

FIRE HOSE CABINET	□
HOOTER	□
MANUAL CALL POINT	□
FIRE HYDRANT (F.H)	□
BUTTER FLY VALVE	□
NON RETURN VALVE	□
HYDRANT PIPE	—

FIRE EXTINGUISHER:-

CO2 GAS TYPE FIRE 4.5kg	○
WATER CO2 TYPE FIRE 9Ltr	○
MECHANICAL FROM TYPE FIRE	○

NOTE
BASEMENT SHALL BE PROVIDED WITH AUTOMATIC SPRINKLERS

BASEMENT AREA DETAILS:-

TOTAL COVD AREA IN BASEMENT	= 8642.524 SQ.M.
NET COVD AREA FOR CAR PARKING IN BASEMENT	= A+B+C+D+E+F+G+H
	= 8540.733 SQ.M.
PERM. AREA PER CAR	= 35 SQ.M.
TOTAL PROP. CAR PARKING	= 218 NOS.
PROP. AREA PER CAR	= 8540.733/218
	= 39.177 SQ.M. PER CAR

PROJECT:-
REVISED BUILDING PLANS OF GROUP HOUSING SCHEME FOR AREA 9.80 ACS AT SECTOR-10A, BAWAL, DISTT. REWARI (LICENSE NO-54 OF 2008 DATED-14/03/2008)

OWNER
M/S CHOICE REAL ESTATE DEVELOPERS PVT. LTD.

For Choice Real Estate Developers Pvt. Ltd.
Director/ Auth. Signatory

CLIENT'S SIGN.

ARCHITECT SIGN. GUNINDER KALSI (B. Arch. M.C.A.) Regd. No. CA/85/9528

SHEET TITLE BASEMENT PLAN BLOCK-1

DEALT KUSH	SCALE 1:200	DRG NO. BAWAL/SD-28
CHKD BY BABITA	DATE DEC-2013	

ARCHITECTS
VIPUL LIMITED
VIPUL TECH SQUARE,
GOLF COURSE ROAD,
SECTOR-43, GURGAON - 122009

AREA DETAIL:

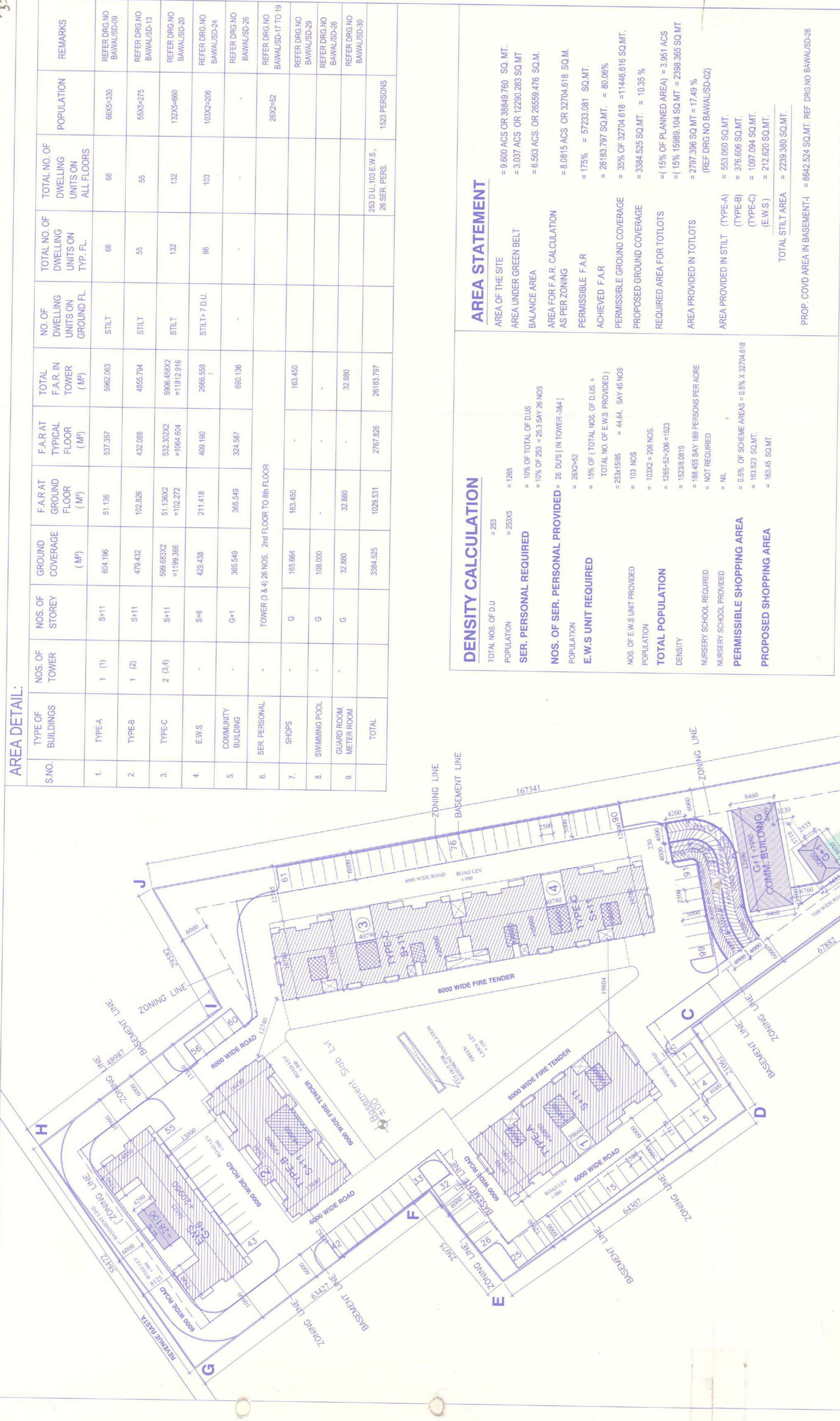
S.NO.	TYPE OF BUILDINGS	NOS. OF TOWER	NOS. OF STOREY	GROUND COVERAGE (MF)	F.A.R AT GROUND FLOOR (MF)	F.A.R AT TYPICAL FLOOR (MF)	TOTAL F.A.R IN TOWER (MF)	NO. OF DWELLING UNITS ON GROUND FL.	TOTAL NO. OF DWELLING UNITS ON TYP. FL.	TOTAL NO. OF DWELLING UNITS ON ALL FLOORS	POPULATION	REMARKS
1.	TYPE A	1 (1)	S+11	604.196	51.136	537.357	5982.063	STILT	66	66	6606-530	REFER DRG NO BAWAL/SD-29
2.	TYPE B	1 (2)	S+11	479.432	102.226	432.088	4855.794	STILT	55	55	5509-275	REFER DRG NO BAWAL/SD-13
3.	TYPE C	2 (3+4)	S+11	596.6332 =1193.266	51.1362 =102.272	532.3222 =1061.654	5906.5302 =11812.916	STILT	132	132	13205-660	REFER DRG NO BAWAL/SD-20
4.	E.W.S	-	S+6	429.538	211.418	489.190	2666.559	STILT+7 D.U.	96	103	10302-206	REFER DRG NO BAWAL/SD-24
5.	COMMUNITY BUILDING	-	G+1	385.549	385.549	324.567	690.196	-	-	-	-	REFER DRG NO BAWAL/SD-28
6.	SER. PERSONAL	-	TOWER (3 & 4) 26 NOS. 2nd FLOOR TO 8th FLOOR	-	-	-	-	-	-	-	263 D.U. 103 E.W.S, 26 SER. PERIS.	REFER DRG NO BAWAL/SD-17 TO 19
7.	SHOPS	-	G	165.864	163.450	-	163.450	-	-	-	2502-52	REFER DRG NO BAWAL/SD-29
8.	SWIMMING POOL	-	G	108.000	-	-	-	-	-	-	-	REFER DRG NO BAWAL/SD-26
9.	CLUB ROOM METER ROOM	-	G	32.880	32.880	-	32.880	-	-	-	-	REFER DRG NO BAWAL/SD-30
	TOTAL			3384.555	1029.531	2707.226	26183.797					

DENSITY CALCULATION

TOTAL NOS. OF DUU = 253
 POPULATION = 253X5 = 1265
 SER. PERSONAL REQUIRED = 10% OF TOTAL OF DUS = 126.5
 NOS. OF SER. PERSONAL PROVIDED = 26 DUS (IN TOWER-3&4)
 E.W.S UNIT REQUIRED = 19% OF (TOTAL NOS. OF DUS + TOTAL NO. OF E.W.S PROVIDED) = 253X19% = 48.07 = 44.64, SAY 45 NOS
 NOS. OF E.W.S UNIT PROVIDED = 103 NOS
 TOTAL POPULATION = 1265 + 26 + 44.64 = 1335.64
 DENSITY = 1335.64 / 1029.531 = 1.297 NOS PER SQ.MT.
 NURSERY SCHOOL REQUIRED = 188.65 SAY 188 PERSONS PER ACRE
 NURSERY SCHOOL PROVIDED = NOT REQUIRED
 PERMISSIBLE SHOPPING AREA = NIL
 PROPOSED SHOPPING AREA = 163.45 SQ.MT.

AREA STATEMENT

AREA OF THE SITE = 9000 ACS OR 38849760 SQ. MT.
 AREA UNDER GREEN BELT = 3107 ACS OR 1295283 SQ. MT.
 BALANCE AREA = 6563 ACS OR 26559476 SQ. M.
 AREA FOR F.A.R. CALCULATION AS PER ZONING = 8.0815 ACS OR 32704.618 SQ. M.
 PERMISSIBLE F.A.R = 175% = 57233.081 SQ.MT.
 ACHIEVED F.A.R = 26183.797 SQ.MT. = 80.06%
 PERMISSIBLE GROUND COVERAGE = 35% OF 32704.618 = 11446.616 SQ.MT.
 PROPOSED GROUND COVERAGE = 3384.525 SQ.MT. = 10.35%
 REQUIRED AREA FOR TOTLOTS = (15% OF PLANNED AREA) = 3,851 ACS
 AREA PROVIDED IN TOTLOTS = 2797.396 SQ.MT = 17.49%
 AREA PROVIDED IN TOTLOTS (REF DRG NO BAWAL/SD-02) = 553.060 SQ.MT.
 AREA PROVIDED IN STILT (TYPE-A) = 376.606 SQ.MT.
 (TYPE-B) = 1087.094 SQ.MT.
 (E.W.S.) = 212.620 SQ.MT.
 TOTAL STILT AREA = 2259.360 SQ.MT.
 PROP. COVID AREA IN BASEMENT-1 = 8642.524 SQ.MT. REF. DRG NO BAWAL/SD-28



PARKING DETAIL

REQUIRED NOS. OF CAR PARKING = 1.5 ECS OF TOTAL NOS. OF DUS = 1.5 OF 253 = 379.50 SAY 380 NOS.
 REQUIRED NOS. OF COVERED CAR PARKING = 75% OF TOTAL NOS. OF ECS = 75% OF 380 = 285 NOS
 PROP. COVID CAR PARKING IN STILT = 553.060 X1 = 553.060 SQ.MT / 18 NOS = 30.725 SQ.M PER ECS
 TYPE-A (TOWER-1) = 376.606 X1 = 376.606 SQ.MT / 12 NOS = 31.383 SQ.M PER ECS
 TYPE-B (TOWER 2) = 1087.094 X1 = 1087.094 SQ.MT / 32 NOS = 34.284 SQ.M PER ECS
 TYPE-C (TOWER 3+4) (E.W.S.) = 212.620 SQ.MT / 7 NOS = 30.374 SQ.M PER ECS
 TOTAL PARKING IN STILT = 69 NOS
 PROP. COVID CAR PARKING IN BASEMENT-1 = 218 NOS (REFER DRG NO BAWAL/SD-28)
 TOTAL CAR PARKING = 287 NOS
 PROPOSED NOS. OF SURFACE CAR PARKING = 99 NOS.
 PROPOSED TOTAL CAR PARKING = 386 NOS.

COVERED CAR PARKING DETAIL

BLOCK	NO. OF CAR
BASEMENT-1	218
STILT	69
TOTAL	287

NOTE: * GATE AND BOUNDARY WALL AS PER STANDARD DESIGN
 * CAR PARKING IS REQUIRED FOR EWS FROM TOTAL NOS OF REQUIRED CAR PARKING = 5% OF 380 = 19 NOS.
 * PROVIDED 7 NOS IN E.W.S. STILT AND 12 NOS FROM 43 TO 54 SURFACE PARKING



D.T.P. (C.O.)
 Secretary
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S.T.P. (G)
 Member
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Chairman
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PROJECT: REVISED BUILDING PLANS OF GROUP HOUSING SCHEME FOR AREA 9.90 ACS AT SECTOR-04A, BAWAL, DISTT. REWARI (LICENSE NO. 54 OF 2008 DATED: 14.03.2008)

OWNER: M/S CHOICE REAL ESTATE DEVELOPERS PVT. LTD.

For Choice Real Estate Developers Pvt. Ltd.
 Director/ Auth. Signatory

CLIENT'S SIGN.

ARCHITECT SIGN: **GUNINDER KALSI**
 Regd. No. GN/85/9528

SHEET TITLE: **SITE PLAN AREA DETAILS**

SCALE: 1:500
 DATE: DEC-2013
 DRAWN: BAWAL/SD-01

ARCHITECTS: **VIPUL LIMITED**
 VIPUL TECH SQUARE
 GOLF COURSE ROAD,
 SECTOR-43, GURGAON - 122009