



| ABSTRACT AREA (All Areas in Sq.Mtrs) | |
|--------------------------------------|--------------------------|
| TOTAL LICENSED AREA | 4,8875 = 1864.72 Sq.Mtrs |
| TOTAL EFFECTIVE SITE AREA | 3,3455 = 1338.74 Sq.Mtrs |

| F.A.R. @ 1.75 | Description | TOTAL SITE | | REMAINING FSI | |
|----------------------|--|-------------|----------|---------------|----------|
| | | Permissible | Proposed | Permissible | Proposed |
| 1.75 | 12% (GBC GOLD RATING, REGISTRATION NO. G/H202278 September 2023) | 154.648 | 154.648 | 0 | 0 |
| 1.75 + 12% (GBC FSI) | | 2531.474 | 1.87 | 2531.474 | 186.9076 |
| | Ground Coverage 30% | 4738.558 | 35.00% | 2153.874 | 16.97% |

| CONVENIENT SHOPPING | |
|---|-------------|
| CONVENIENT SHOPPING @ 0.3% OF SITE AREA | 67.691 0.01 |
| PERMISSIBLE | 67.69 |

| PARKING | |
|--|-------|
| 13 CAR PER MAIN UNIT | 110 |
| EWS ALLOTTED PARKING @ 3% OF MAIN UNIT | 5.475 |
| PERMISSIBLE | 115 |

| PERMISSIBLE DENSITY | |
|---|----------|
| Final Development plan of Gwal pahari 2021 A.D., allows the maximum density of 250PPH in Group Housing Colonies | |
| PERMISSIBLE DENSITY | |
| Hectare | Sq. Mtr. |
| 0.4 | 4944.85 |

| SUMMARY - PARKING | |
|---|----------|
| TOTAL E.C.S. ON SURFACE @ 23 SQ.Mtrs | 20 |
| TOTAL AREA AT BASEMENT B1 | 2488.728 |
| TOTAL SERVICE AREA & CUTOUT AREA AT BASEMENT (B1) | 939.372 |
| E.C.S. PERMISSIBLE BASEMENT @ 32 SQ.M | 35 |
| TOTAL NUMBER OF CAR PARKS PROVIDED | 44 |

| MASTER PLAN-AREA SUMMARY (Sq.Mtrs) | | | | | | | | | | | | | | | | | | | | | | | |
|------------------------------------|-------|-------------|------------------|---------------|---------------------------------|---------------------------------------|------------------------------|-------------------------|------------------|------------------------|-----------|---------------------|-----------------------|---------------------------|---------------------------|---------------------------|---|----------------------|--------------------|--------------------|--------------------|-------|------------------|
| BUILDING TYPE | FLOOR | DESCRIPTION | NO. OF BUILDINGS | NO. OF FLOORS | NO. OF APARTMENTS ON EACH FLOOR | TOTAL NO. OF APARTMENTS IN EACH TOWER | TOTAL GROUND COVERAGE (SQ.M) | FAR OF ONE FLOOR (SQ.M) | TOTAL FAR (SQ.M) | TOTAL FAR OF BUILDINGS | STAIRCASE | PERGOLA AREA (SQ.M) | MURMUT & MACHINE ROOM | TOTAL NON FAR AREA (SQ.M) | TOTAL NON FAR AREA (SQ.M) | TOTAL NON FAR AREA (SQ.M) | DOMESTIC SERVANT UNIT (NO. OF MAIN UNITS) | POPULATION STATEMENT | | | | TOTAL | BASEMENT SURFACE |
| | | | | | | | | | | | | | | | | | | POPULATION BREAKUP | POPULATION BREAKUP | POPULATION BREAKUP | POPULATION BREAKUP | | |
| | | | | | | | | | | | | | | | | | | | | | | | |

| BLOCK 1 (RESIDENTIAL TOWER) DWELLING UNITS & FLOOR LEVELS | | |
|---|---------------|-----------------------|
| FLOOR NO. | DU | DOMESTIC SERVANT UNIT |
| GROUND FLOOR | COMMUNITY BGD | |
| TOTAL FAR AT FIRST FLOOR | COMMUNITY BGD | |
| TOTAL FAR AT SECOND FLOOR | COMMUNITY BGD | |
| TOTAL FAR AT 3RD FLOOR | 2 | 1 |
| TOTAL FAR AT 4TH FLOOR | 2 | 2 |
| TOTAL FAR AT 5TH FLOOR | 2 | 2 |
| TOTAL FAR AT 6TH FLOOR | 2 | 2 |
| TOTAL FAR AT 7TH FLOOR | 2 | 2 |
| TOTAL FAR AT 8TH FLOOR | 2 | 2 |
| TOTAL FAR AT 9TH FLOOR | 2 | 2 |
| TOTAL FAR AT 10TH FLOOR | 2 | 2 |
| TOTAL FAR AT 11TH FLOOR | 2 | 2 |
| TOTAL FAR AT 12TH FLOOR | 2 | 2 |
| TOTAL FAR AT 13TH FLOOR | 2 | 2 |
| TOTAL FAR AT 14TH FLOOR | 2 | 2 |
| TOTAL FAR AT 15TH FLOOR | 2 | 2 |
| TOTAL FAR AT 16TH FLOOR | 2 | 2 |
| TOTAL FAR AT 17TH FLOOR | 2 | 2 |
| TOTAL FAR AT 18TH FLOOR (REFUGE FLOOR) | 1 | |
| TOTAL FAR AT 19TH FLOOR | 2 | |
| TOTAL FAR AT 20TH FLOOR | 2 | |
| TOTAL FAR AT 21TH FLOOR | 2 | |
| TOTAL FAR AT 22ND FLOOR | 2 | |
| TOTAL FAR AT 23RD FLOOR | 2 | |
| TOTAL FAR AT 24TH FLOOR | 2 | |
| TOTAL FAR AT 25TH FLOOR | 2 | |
| TOTAL FAR AT 26TH FLOOR | 2 | |
| TOTAL FAR AT 27TH FLOOR | 2 | |
| TOTAL FAR AT 28TH FLOOR (REFUGE FLOOR) | 1 | |
| TOTAL FAR AT 29TH FLOOR | 2 | |
| TOTAL FAR AT 30TH FLOOR | 2 | |
| TOTAL FAR AT 31TH FLOOR | 2 | |
| TOTAL FAR AT 32TH FLOOR | 2 | |
| TOTAL FAR AT 33TH FLOOR | 2 | |
| TOTAL FAR AT 34TH FLOOR | 2 | |
| TOTAL FAR AT 35TH FLOOR | 2 | |
| TOTAL FAR AT 36TH FLOOR | 2 | |
| TOTAL FAR AT 37TH FLOOR | 2 | |
| TOTAL FAR AT 38TH FLOOR (REFUGE FLOOR) | 1 | |
| TOTAL FAR AT 39TH FLOOR | 2 | |
| TOTAL FAR AT 40TH FLOOR | 2 | (DUPLICATE UNIT) |
| TOTAL FAR AT 41TH FLOOR | 2 | |
| TOTAL DWELLING UNITS IN BLOCK 1 | 73 | 7 |

| BLOCK 2 (convenient shopping and EWS tower) NO. OF UNITS | | |
|--|----------------------------------|--------------|
| S.NO. | SHAPE | NO. OF UNITS |
| 1 | GROUND FLOOR CONVENIENT SHOPPING | 0 |
| 2 | 1ST FLOOR | 5 |
| 3 | 2ND FLOOR | 5 |
| 4 | 3RD FLOOR | 3 |
| TOTAL BLOCK 2 NO. OF UNITS | | 13 |

DDT (HQ) Member BPAC

NOTES:-

- VVY System is being provided.
- Full DG power back up is being provided.
- Water is mechanical ventilated.
- All lifts shall have 100% power back-up.
- All electrical installations shall be as per provision of NBC.
- Fire-fighting/safety provisions will be as per relevant NBC provisions.
- Basement area shall have mechanical ventilated as per relevant code.
- All toilets are ventilated as per hyaryana building code 2017.
- Building has automatic sprinkler system wherever required by NBC.
- Building will be designed/structured as per relevant I.S. codes for earthquake resistance.
- Solar panels of required capacity shall be provided on roof top as per solar loading norms.
- All lifts shall have 1 hour fire rated entrance door.
- All fire fighting installations shall be as per provision of NBC.
- The rainwater harvesting system shall be provided as per central ground water norms.

LANDSCAPE:

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STRUCTURAL CONSULTANT:

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ARCHITECTS:

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PROJECT TITLE:
PROPOSED BUILDING PLANS OF GROUP HOUSING COLONY OVER AN AREA MEASURING 4.8875 ACRES (REGISTRATION NO. 75 OF 2022 DATED 15.06.2022) FALLING IN THE REVENUE ESTATE OF VILLAGE, GWAL PAHARI, SECTION-2, GWAL PAHARI, GURUGRAM BEING DEVELOPED BY KVELL INFRASTRUCTURE LLP.

ARCHITECTS SIGNATURE:
Ashu Architect
Council of Architects
Registration No: CA/2007M0332

CLIENTS SIGNATURE:
KVELL INFRASTRUCTURE LLP
Ashu, Sign. Designated Partner

DRAWING TITLE
SITE PLAN

Job No. Drawing No.
Drawn: RSR/CA Checked: ASH/CA
Date: 06-10-2023 Scale: 1:400 Revisions: