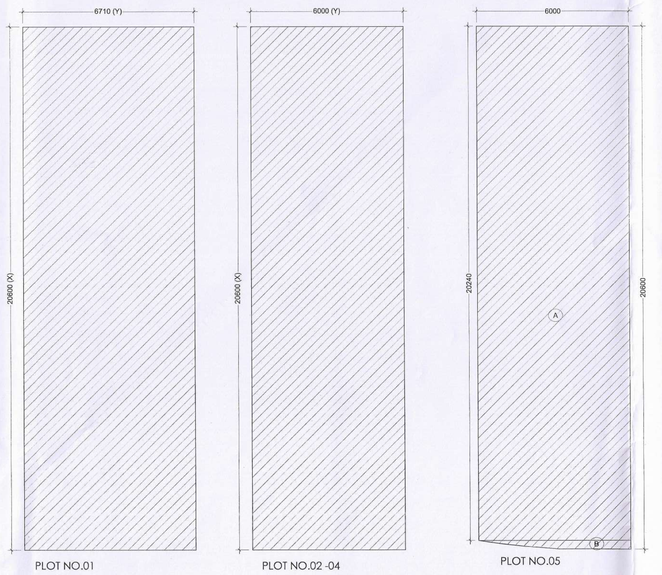


PLOT NO.01

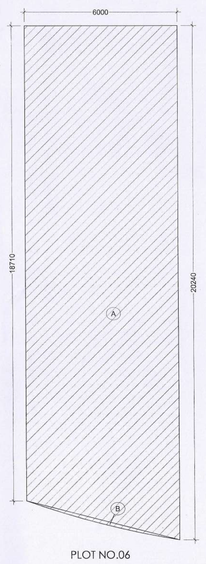
GROUND COVERAGE / GROUND FLOOR FAR AREA/ BASEMENT AREA PLAN

PLOT NO.02 -04

GROUND COVERAGE / GROUND FLOOR FAR AREA/ BASEMENT AREA PLAN

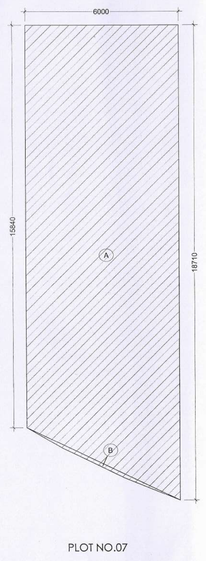
PLOT NO.05

GROUND COVERAGE / GROUND FLOOR FAR AREA/ BASEMENT AREA PLAN



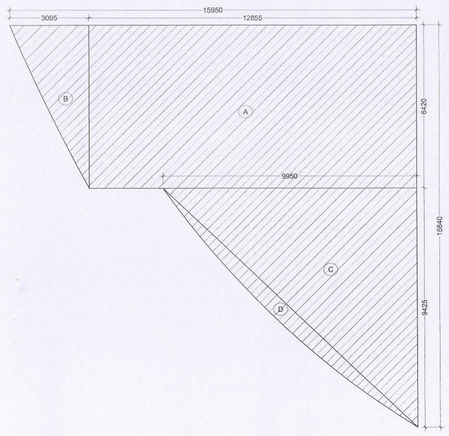
PLOT NO.06

GROUND COVERAGE / GROUND FLOOR FAR AREA/ BASEMENT AREA PLAN



PLOT NO.07

GROUND COVERAGE / GROUND FLOOR FAR AREA/ BASEMENT AREA PLAN



PLOT NO.08

GROUND COVERAGE / GROUND FLOOR FAR AREA/ BASEMENT AREA PLAN

PLOT NO.01_AREA DETAIL SUMMARY (sq.mt.)	
PLOT AREA	**138.226**
PERM. F.A.R.	**592.397**
PROPOSED F.A.R.	**548.154**
BALANCED F.A.R.	**44.243**
GROUND COVERAGE	138.226

FLOORS	F.A.R.	NON F.A.R.
BASEMENT		138.226
GROUND FLOOR	138.226	
1st FLOOR	102.482	35.744
2nd FLOOR	102.482	35.744
3rd FLOOR	102.482	35.744
4th FLOOR	102.482	35.744
TERRACE (MUMTY+LIFT)		60.390
TOTAL	548.154	341.592

PLOT NO.01_FAR AREA DETAIL								
GROUND COVERAGE & GROUND FLOOR FAR (SQ.MT)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
X*Y=Z	6.710	X	20.600	X	1	X	1	138.226
TOTAL BUIL UP AREA (Z)								138.226
TOTAL GROUND COVERAGE & GROUND FLOOR FAR AREA								138.226
TYPICAL FLOOR (1st,2nd,3rd,4th) AREA DETAIL IN FAR								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
X*Y=Z	6.710	X	20.600	X	1	X	1	138.226
TOTAL AREA (Z)								138.226
DEDUCTIONS (D)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
D1	6.410	X	3.900	X	1	X	1	24.999
D2	2.500	X	2.700	X	1	X	1	6.750
D3	0.700	X	1.000	X	1	X	1	0.700
D4	0.700	X	0.300	X	1	X	1	0.210
D5	1.600	X	1.600	X	1	X	1	2.560
D6	0.300	X	0.500	X	1	X	1	0.150
D8	0.750	X	0.500	X	1	X	1	0.375
TOTAL DEDUCTION AREA (D) =								35.744
TOTAL (Z -D) = TYPICAL FLOOR FAR AREA								102.482
TOTAL TYPICAL FLOOR FAR AREA =								102.482
MUMTY + LIFT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	6.710	X	9.000	X	1	X	1	60.390
TOTAL AREA =								60.390
TOTAL MUMTY LIFT NON FAR AREA =								60.390
BASEMENT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
X*Y	6.710	X	20.600	X	1	X	1	138.226
TOTAL AREA =								138.226
TOTAL BASEMENT NON FAR AREA =								138.226

PLOT NO.02-04_AREA DETAIL SUMMARY (sq.mt.)	
PLOT AREA	**123.600**
PERM. F.A.R.	**529.714**
PROPOSED F.A.R.	**509.748**
BALANCED F.A.R.	**19.966**
GROUND COVERAGE	123.600

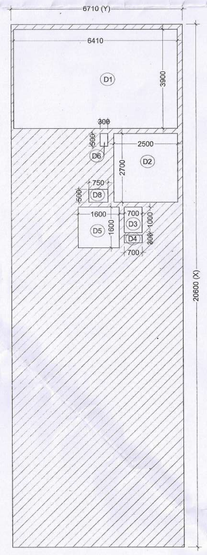
FLOORS	F.A.R.	NON F.A.R.
BASEMENT		123.600
GROUND FLOOR	123.600	
1st FLOOR	96.537	27.063
2nd FLOOR	96.537	27.063
3rd FLOOR	96.537	27.063
4th FLOOR	96.537	27.063
TERRACE (MUMTY+LIFT)		41.400
TOTAL	509.748	273.252

PLOT NO.02-04_FAR AREA DETAIL								
GROUND COVERAGE & GROUND FLOOR FAR (SQ.MT)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
X*Y=Z	6.000	X	20.600	X	1	X	1	123.600
TOTAL BUIL UP AREA (Z)								123.600
TOTAL GROUND COVERAGE & GROUND FLOOR FAR AREA								123.600
TYPICAL FLOOR (1st,2nd,3rd,4th) AREA DETAIL IN FAR								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
X*Y=Z	6.000	X	20.600	X	1	X	1	123.600
TOTAL AREA (Z)								123.600
DEDUCTIONS (D)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
D1	5.800	X	3.900	X	1	X	1	22.620
D2	1.600	X	1.600	X	1	X	1	2.560
D3	0.530	X	1.000	X	1	X	1	0.530
D4	0.970	X	0.900	X	1	X	1	0.873
D5	0.400	X	0.600	X	1	X	2	0.480
TOTAL DEDUCTION AREA (D) =								27.063
TOTAL (Z -D) = TYPICAL FLOOR FAR AREA								96.537
TOTAL TYPICAL FLOOR FAR AREA =								96.537
MUMTY + LIFT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	6.000	X	6.900	X	1	X	1	41.400
TOTAL AREA =								41.400
TOTAL MUMTY LIFT NON FAR AREA =								41.400
BASE VENT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
X*Y	6.000	X	20.600	X	1	X	1	123.600
TOTAL AREA =								123.600
TOTAL BASEMENT NON FAR AREA =								123.600

PLOT NO.05_AREA DETAIL SUMMARY (sq.mt.)	
PLOT AREA	**123.040**
PERM. F.A.R.	**527.314**
PROPOSED F.A.R.	**506.948**
BALANCED F.A.R.	**20.366**
GROUND COVERAGE	123.040

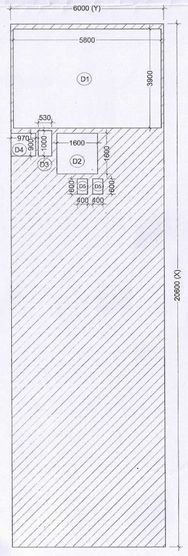
FLOORS	F.A.R.	NON F.A.R.
BASEMENT		123.040
GROUND FLOOR	123.040	
1st FLOOR	95.977	27.063
2nd FLOOR	95.977	27.063
3rd FLOOR	95.977	27.063
4th FLOOR	95.977	27.063
TERRACE (MUMTY+LIFT)		41.400
TOTAL	506.948	272.692

PLOT NO.05_FAR AREA DETAIL								
GROUND COVERAGE & GROUND FLOOR FAR (SQ.MT)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	6.000	X	20.240	X	1	X	1	121.440
B	PLINE AREA			X	1	X	1	1.600
TOTAL BUIL UP AREA (Z)								123.040
TOTAL GROUND COVERAGE & GROUND FLOOR FAR AREA								123.040
TYPICAL FLOOR (1st,2nd,3rd,4th) AREA DETAIL IN FAR								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	6.000	X	20.240	X	1	X	1	121.440
B	PLINE AREA			X	1	X	1	1.600
TOTAL AREA (Z)								123.040
DEDUCTIONS (D)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
D1	5.800	X	3.900	X	1	X	1	22.620
D2	1.600	X	1.600	X	1	X	1	2.560
D3	0.530	X	1.000	X	1	X	1	0.530
D4	0.970	X	0.900	X	1	X	1	0.873
D5	0.400	X	0.600	X	1	X	2	0.480
TOTAL DEDUCTION AREA (D) =								27.063
TOTAL (Z -D) = TYPICAL FLOOR FAR AREA								95.977
TOTAL TYPICAL FLOOR FAR AREA =								95.977
MUMTY + LIFT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	6.000	X	6.900	X	1	X	1	41.400
TOTAL AREA =								41.400
TOTAL MUMTY LIFT NON FAR AREA =								41.400
BASEMENT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	6.000	X	20.240	X	1	X	1	121.440
B	PLINE AREA			X	1	X	1	1.600
TOTAL AREA =								123.040
TOTAL BASEMENT NON FAR AREA =								123.040



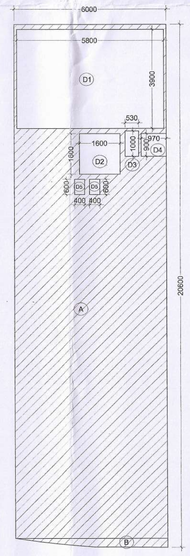
PLOT NO.01

TYPICAL 1st,2nd,3rd & 4th FLOOR AREA PLAN



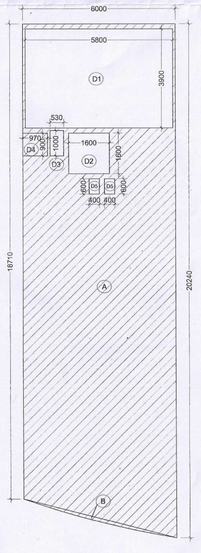
PLOT NO.02 -04

TYPICAL 1st,2nd,3rd & 4th FLOOR AREA PLAN



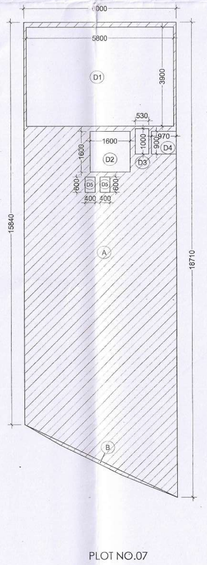
PLOT NO.05

TYPICAL 1st,2nd,3rd & 4th FLOOR AREA PLAN



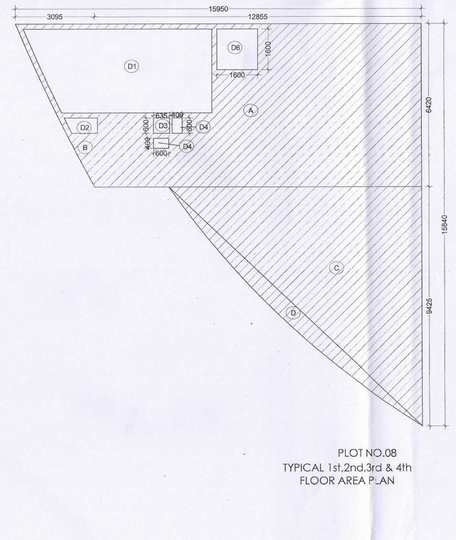
PLOT NO.06

TYPICAL 1st,2nd,3rd & 4th FLOOR AREA PLAN



PLOT NO.07

TYPICAL 1st,2nd,3rd & 4th FLOOR AREA PLAN



PLOT NO.08

TYPICAL 1st,2nd,3rd & 4th FLOOR AREA PLAN

PLOT NO.06_AREA DETAIL SUMMARY (sq.mt.)	
PLOT AREA	**117.420**
PERM. F.A.R.	**503.229**
PROPOSED F.A.R.	**478.848**
BALANCED F.A.R.	**24.381**
GROUND COVERAGE	117.420

FLOORS	F.A.R.	NON F.A.R.
BASEMENT		117.420
GROUND FLOOR	117.420	
1st FLOOR	90.357	27.063
2nd FLOOR	90.357	27.063
3rd FLOOR	90.357	27.063
4th FLOOR	90.357	27.063
TERRACE (MUMTY+LIFT)		41.400
TOTAL	478.848	267.072

PLOT NO.06_FAR AREA DETAIL								
GROUND COVERAGE & GROUND FLOOR FAR (SQ.MT)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	(20.240+18.710)	X	6.000	X	0.5	X	1	116.850
B	PLINE AREA			X	1	X	1	0.570
TOTAL BUIL UP AREA (Z)								117.420
TOTAL GROUND COVERAGE & GROUND FLOOR FAR AREA								117.420
TYPICAL FLOOR (1st,2nd,3rd,4th) AREA DETAIL IN FAR								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	(20.240+18.710)	X	6.000	X	0.5	X	1	116.850
B	PLINE AREA			X	1	X	1	0.570
TOTAL AREA (Z)								117.420
DEDUCTIONS (D)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
D1	5.800	X	3.900	X	1	X	1	22.620
D2	1.600	X	1.600	X	1	X	1	2.560
D3	0.530	X	1.000	X	1	X	1	0.530
D4	0.970	X	0.900	X	1	X	2	0.873
D5	0.400	X	0.600	X	1	X	2	0.480
TOTAL DEDUCTION AREA (D) =								27.063
TOTAL (Z -D) = TYPICAL FLOOR FAR AREA								90.357
TOTAL TYPICAL FLOOR FAR AREA =								90.357
MUMTY + LIFT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	6.000	X	6.900	X	1	X	1	41.400
TOTAL AREA =								41.400
TOTAL MUMTY LIFT NON FAR AREA =								41.400
BASEMENT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	(20.240+18.710)	X	6.000	X	0.5	X	1	116.850
B	PLINE AREA			X	1	X	1	0.570
TOTAL AREA =								117.420
TOTAL BASEMENT NON FAR AREA =								117.420

PLOT NO.07_AREA DETAIL SUMMARY (sq.mt.)	
PLOT AREA	**104.284**
PERM. F.A.R.	**446.931**
PROPOSED F.A.R.	**413.168**
BALANCED F.A.R.	**33.763**
GROUND COVERAGE	104.284

FLOORS	F.A.R.	NON F.A.R.
BASEMENT		104.284
GROUND FLOOR	104.284	
1st FLOOR	77.221	27.063
2nd FLOOR	77.221	27.063
3rd FLOOR	77.221	27.063
4th FLOOR	77.221	27.063
TERRACE (MUMTY+LIFT)		41.400
TOTAL	413.168	253.936

PLOT NO.07_FAR AREA DETAIL								
GROUND COVERAGE & GROUND FLOOR FAR (SQ.MT)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	(18.710+15.840)	X	6.000	X	0.5	X	1	103.650
B	PLINE AREA			X	1	X	1	0.634
TOTAL BUIL UP AREA (Z)								104.284
TOTAL GROUND COVERAGE & GROUND FLOOR FAR AREA								104.284
TYPICAL FLOOR (1st,2nd,3rd,4th) AREA DETAIL IN FAR								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	(18.710+15.840)	X	6.000	X	0.5	X	1	103.650
B	PLINE AREA			X	1	X	1	0.634
TOTAL AREA (Z)								104.284
DEDUCTIONS (D)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
D1	5.800	X	3.900	X	1	X	1	22.620
D2	1.600	X	1.600	X	1	X	1	2.560
D3	0.530	X	1.000	X	1	X	1	0.530
D4	0.970	X	0.900	X	1	X	1	0.873
D5	0.400	X	0.600	X	1	X	2	0.480
TOTAL DEDUCTION AREA (D) =								27.063
TOTAL (Z -D) = TYPICAL FLOOR FAR AREA								77.221
TOTAL TYPICAL FLOOR FAR AREA =								77.221
MUMTY + LIFT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	6.000	X	6.900	X	1	X	1	41.400
TOTAL AREA =								41.400
TOTAL MUMTY LIFT NON FAR AREA =								41.400
BASEMENT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	(18.710+15.840)	X	6.000	X	0.5	X	1	103.650
B	PLINE AREA			X	1	X	1	0.634
TOTAL AREA =								104.284
TOTAL BASEMENT NON FAR AREA =								104.284

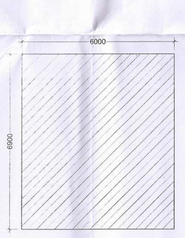
PLOT NO.08_AREA DETAIL SUMMARY (sq.mt.)	
PLOT AREA	**146.200**
PERM. F.A.R.	**626.572**
PROPOSED F.A.R.	**626.413**
BALANCED F.A.R.	**0.159**
GROUND COVERAGE	146.200

FLOORS	F.A.R.	NON F.A.R.
BASEMENT		146.200
GROUND FLOOR	146.200	
1st FLOOR	120.053	26.147
2nd FLOOR	120.053	26.147
3rd FLOOR	120.053	26.147
4th FLOOR	120.053	26.147
TERRACE (MUMTY+LIFT)		47.951
TOTAL	626.413	298.739

PLOT NO.08_FAR AREA DETAIL								
GROUND COVERAGE & GROUND FLOOR FAR (SQ.MT)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	12.855	X	6.420	X	1	X	1	82.53
B	PLINE AREA			X	1	X	1	10.39
C	9.950	X	9.420	X	0.5	X	1	46.88
D	PLINE AREA			X	1	X	1	6.400
TOTAL BUIL UP AREA (Z)								146.200
TOTAL GROUND COVERAGE & GROUND FLOOR FAR AREA								146.20
TYPICAL FLOOR (1st,2nd,3rd,4th) AREA DETAIL IN FAR								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	12.855	X	6.420	X	1	X	1	82.53
B	PLINE AREA			X	1	X	1	10.39
C	9.950	X	9.420	X	0.5	X	1	46.88
D	PLINE AREA			X	1	X	1	6.400
TOTAL AREA (Z)								146.200
DEDUCTIONS (D)								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
D1	PLINE AREA			X	1	X	1	22.032
D2	PLINE AREA			X	1	X	1	0.694
D3	0.635	X	0.600	X	1	X	1	0.381
D4	0.400	X	0.600	X	1	X	2	0.480
D5	1.6000	X	1.600	X	1	X	1	2.560
TOTAL DEDUCTION AREA (D) =								26.147
TOTAL (Z -D) = TYPICAL FLOOR FAR AREA								120.053
TOTAL TYPICAL FLOOR FAR AREA =								120.053
MUMTY + LIFT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	PLINE AREA			X	1	X	1	47.951
TOTAL AREA =								47.951
TOTAL MUMTY LIFT NON FAR AREA =								47.951
BASEMENT AREA								
ITEM	WIDTH	X	LENGTH	X	FACTOR	X	NOS	AREA
A	12.855	X	6.420	X	1	X	1	82.53
B	PLINE AREA			X	1	X	1	10.39
C	9.950	X	9.420	X	0.5	X	1	46.88
D	PLINE AREA			X	1	X	1	6.400
TOTAL AREA =								146.200
TOTAL BASEMENT NON FAR AREA =								146.200

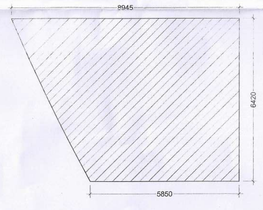
PLOT NO.01

MUMTY AREA PLAN



PLOT NO.02 -07

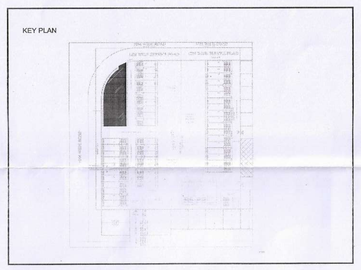
MUMTY AREA PLAN



PLOT NO.08

MUMTY AREA PLAN

KEY PLAN



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ISO 9001:2015

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CLIENT:-

ST. PATRICKS REALTY PRIVATE LIMITED

Office:- The Median, Central Park Resort, Sector-48, Gurugram, Haryana - 122018

PROJECT:-

PROPOSED STANDARD PLAN OF COMMERCIAL PLOTTED COLONY OVER AN AREA MEASURING 2.965 + 2.035 = 5.0 ACRES (LICENCE NUMBER 62 OF 2023 DATED 27.03.2023 & 63 OF 2023 DATED 27.03.2023) FALLING IN THE REVENUE ESTATE OF VILLAGE DHUNELA SECTOR-32, SOHNA, DISTT. GURUGRAM, HARYANA.

DDJ(NOC) Member BPAC

SDPS N- DCATCP 9663-III Dated 09-10-2023

for St. Patricks Realty P... Ltd.

Authorised Signatory

OWNER'S/AUTHORIZED SIGN.

ARCHITECT'S SIGN.

(RAM AVTAR BASSI) JD (HQ)

(SANJAY NARANG) ATP (HQ)

(ASHISH SHARMA) DTP (HQ)

(HITESH SHARMA) STP (HQ)

(P.K. SINGH) CTP (HR)

(T.L. SATYAPRAKASH, IAS) DG,TCP (HR)

DRAWING TITLE:

STANDARD PLAN SUBMISSION

PLOT NO.-01-08

AREA DETAILS

DRAWING NO. 02

SCALE : 1 : 100