

NON FAR AREA CALCULATIONS OF EACH BUILDING BLOCKS				
	TOWER-1	TOWER-2	PODIUM LEVEL-1	PODIUM LEVEL-2
AREA IN SQM	5398.542	5398.542	2720.580	2750.624
TOTAL	19110.444			2842.155

TOTAL BUILT UP AREA CALCULATION		
	TOTAL FAR	TOTAL NON FAR
AREA	18194.709	19110.444
TOTAL	37305.153	

LAND MORTGAGE:
KILLA NO. 13421/ 7140/ 1765/ 2 MIN.
AREA:- 2040.344SQ.M.

LEGEND FOR PLUMBING	
DM	DRAINAGE MANHOLE
—	DRAINAGE PIPE

AREA SUMMARY		
TOTAL PLOT AREA	2.44687	ACRES
PERMISSIBLE GROUND COVERAGE @ 35% OF PLOT AREA	9902.115	SQ.MTRS.
PROPOSED GROUND COVERAGE	3465.740	
PERMISSIBLE FAR @ 175%	17328.701	
PERMISSIBLE GREEN BUILDING PRECERTIFIED SILVER RATING (IGBC REGISTRATION NO. GH230206) FAR @ 9% OF PLOT AREA	891.190	
TOTAL PERMISSIBLE FAR	18219.892	
PROPOSED FAR	18194.709	
PERMISSIBLE DENSITY	734.060	100-300 PPA
PROPOSED DENSITY	264.011	PPA
PROPOSED DUS	116	
EWS TO BE PROVIDED	20.47	* 15/85
EWS PROPOSED	21	No.
REQUIRED SERVICE PERSONAL ROOM @ 10% OF DUS	11.60	No.
PROPOSED	12	No.
REQUIRED ORGANIZED GREEN @ 15%	1485.32	SQM
PROPOSED GREEN	1561.50	SQM
PERMISSIBLE SHOPPING AREA @ 0.5%	49.51	SQM
PROPOSED SHOPPING AREA	48.165	SQM

FAR CALCULATIONS OF EACH BUILDING BLOCKS				
BUILDING BLOCKS	TOWER-1 P1+P2+P3+CC+15	TOWER-2 P1+P2+P3+CC+15	CONVENIENT SHOPPING	EWS
TOTAL BLOCKS	1.000	1.000	1.000	1.000
FLOORS				
STILT/PARKING LEVEL-1	181.006	187.966	48.165	142.205
PARKING LEVEL-2	52.484	52.484		130.630
PARKING LEVEL-3	45.633	45.633		130.630
COMMUNITY CENTRE LEVEL	516.294	516.294		75.655
1st FLR	553.334	553.334		
2ND FLR	553.334	553.334		
3rd FLR	553.334	553.334		
4th FLR	553.334	553.334		
5th FLR	553.334	553.334		
6th FLR	553.334	553.334		
7th FLR	553.334	553.334		
8th FLR	553.334	553.334		
9th FLR	553.334	553.334		
10th FLR	553.334	553.334		
11th FLR	553.334	553.334		
12th FLR	553.334	553.334		
13th FLR	553.334	553.334		
14th FLR	553.334	553.334		
15th FLR	298.334	298.334		
TOTAL AREA / BLOCK	8840.433	8826.993	48.165	479.119
TOTAL FAR	18194.709			

DU CALCULATION				
FLOOR	TOWER-1 P1+P2+P3+CC+15	TOWER-2 P1+P2+P3+CC+15	FLOOR	EWS
PARKING LEVEL-1			GROUND FLOOR	G+3
PARKING LEVEL-2			1st FLOOR	6
PARKING LEVEL-3			2nd FLOOR	6
COMMUNITY CENTRE			3rd FLOOR	3
1st FLOOR	4	4		
2nd FLOOR	4	4		
3rd FLOOR	4	4		
4th FLOOR	4	4		
5th FLOOR	4	4		
6th FLOOR	4	4		
7th FLOOR	4	4		
8th FLOOR	4	4		
9th FLOOR	4	4		
10th FLOOR	4	4		
11th FLOOR	4	4		
12th FLOOR	4	4		
13th FLOOR	4	4		
14th FLOOR	4	4		
15th FLOOR	2	2		
SUB TOTAL	58	58		21
TOTAL				137
REQUIRED SERVICE PERSONAL @ 10% =		11.60		
PROPOSED SERVICE PERSONAL		12		

DENSITY 100 - 300 PPA					
BUILDING BLOCKS	NUMBER OF BLOCKS	STOREY	GROUND COVERAGE	TOTAL FAR	TOTAL NUMBER OF DUS
TOWER 1	1	P1+P2+P3+CC+15 FLOORS	334.275	8826.993	58
TOWER 2	1	P1+P2+P3+CC+15 FLOORS	334.275	8840.433	58
EWS	1	GROUND+3 FLOORS	142.205	479.119	21
SERVICE PERSONAL ROOM (SPR)					12
COMMUNITY BUILDING		FLOOR ABOVE ALL PARKING LEVELS			
COMMERCIAL	1	GROUND FLOOR		48.165	
TOTAL	4		3456.480	18194.709	149

PARKING CALCULATION				
ECS FOR FLATS	116	X	1.5	= 174
TOTAL ECS REQUIRED				= 174
75% OF PARKING IN FLATS & EWS SHALL BE COVERED				= 131
FOUR WHEELER RESERVED FOR EWS @ 5%				= 9
ECS AT STILT/PARKING LEVEL-1 @ 28				= 2720.58
NO. OF PARKING PROVIDED AT STILT/PARKING LEVEL-1				= 87.00
ECS AT STILT/PARKING LEVEL-2 @ 28				= 2750.62
NO. OF PARKING PROVIDED AT STILT/PARKING LEVEL-2				= 59.00
ECS AT STILT/PARKING LEVEL-3 @ 28				= 2842.16
NO. OF PARKING PROVIDED AT STILT/PARKING LEVEL-3				= 63.00
ECS IN OPEN AREA @ 25				= 392.23
NO. OF PARKING PROVIDED				= 31
TOTAL PERMISSIBLE ECS				= 337.44
TOTAL PROVIDED COVERED PARKING				= A + B + C
PROPOSED COVERED PARKING (ALL 3 LEVEL PARKING)				= 209.00
TOTAL OPEN PARKING (D)				= 31.00
TOTAL NO. OF PARKING PROVIDED				= 240

AREA MORTGAGE
TOWER 1 - 2ND TO 8TH FLOOR
(28 APARTEMENTS)
AREA: 553.334 X 7 FLOORS
3873.338 SQ.MT.

OTHER'S PROPERTY 85.845

OTHER'S PROPERTY

DRAINAGE LAYOUT

Checked subject to Comments
In forwarding letter No. 18.11.17
Dt. 24.10.2024 and notes
Attached with the estimate

Executive Engineer (M)
for Chief Engineer-I
HSVP, Panichkula

MORTGAGE AREA

Architects & STRUCTURE CONSULTANT

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Client

M/s Summit Terracraft Pvt Ltd.
G-3, Aditya Commercial Complex
Plot No. 7, Preet Vihar, Delhi-110092

Project Code GH/AMEYA/22/218

Project Title

APPROVAL OF BUILDING PLAN OF GROUP HOUSING COLONY (UNDER LEFT OVER
POCKET POLICY) (LICENSE NO. 77 OF 2023 DATED 11.04.2023) OVER AN AREA
MEASURING 2.44687 ACRES IN SECTOR-15 II GURUGRAM BEING DEVELOPED BY
SUMMIT TERRACRAFT PVT.LTD.

Drawing Title

SITE PLAN AND AREA CALCULATION

Status: SUBMISSION DRAWING

OWNER'S SIGN

Summit Terracraft Private Limited

Authorised Signatory

Architect's SIGN

GIAN P. MATHUR

B. Arch./M.C.A. I.I.A.

CA No. 80/5769

Date: AUG'23

Scale: 1:250

Drawing No. 01

For Service Plan Estimate Only

Executive Engineer

HSVP Divn. No. VJ

Gurugram

Superintending Engineer,

HSVP Circle, Gurugram

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