

AREA CHART

TOTAL SITE AREA	3.556 ACS OR 1490.68 SQ M
MAXIMUM PERMISSIBLE FAR SHALL BE 175 ON THE AREA OF:	11754.47 SQ M
PERMISSIBLE (SQ M)	
GR COVERAGE	60%
FAR	175
12% EXTRA FAR TAKEN FOR CRSHA	12
TOTAL FAR	187
PARKING REQUIRED @ 50 SQ M/ECS	440
REQUIRED SURFACE PARKING 15%	66

PROPOSED COMMERCIAL AREA (IN SQ M)

FLOORS	TOWER A	TOWER B	A+B	PARKING	SERVICES	TOTAL FAR-NON FAR
BASEMENT 1				5,802.72	825.44	6,628.16
GR FLOOR			4,764.00	5,728.26	440.28	6,764.00
1st FLOOR			4,047.96			4,047.96
2nd FLOOR			3,114.86			3,114.86
3rd FLOOR			2,142.31		530.96	2,673.27
4th FLOOR	394.52	1,029.17	1,503.69			1,503.69
5th FLOOR	394.52	1,029.17	1,423.69			1,423.69
6th FLOOR	357.34	937.90	1,295.24			1,295.24
7th FLOOR	394.52	1,029.17	1,423.69			1,423.69
8th FLOOR	394.52	1,029.17	1,423.69			1,423.69
9th FLOOR	357.34	937.90	1,295.24			1,295.24
10th FLOOR	394.52	1,029.17	1,423.69			1,423.69
TERRACE FLOOR						
TOTAL AREA	2,687.28	5,054.58	21,979.34	11,530.98	1,796.68	35,307.00
REFUGE AREAS						365.63
MUMTY AND MACHINE ROOM AREA						485.38
TOTAL BUILTUP AREA = TOTAL FAR + TOTAL NON FAR AREA + MUMTY + MACHINE ROOM AREA =						35,918.01

GREEN AREA CALCULATION

PROPOSED GREEN AREA	1178.00	10.02
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SURFACE PARKING AREA CALCULATIONS

P	Area in Sqm	Nos	Total Area in Sqm				
P1	11000	X	9300	=	102.30	2	204.60
P2	52700	X	9300	=	490.11	1	490.11
P3	68600	X	9300	=	637.98	1	637.98
P4	37500	X	11000	=	412.50	1	412.50
P5	20000	X	11000	=	220.00	1	220.00
Grand Total							1965.19

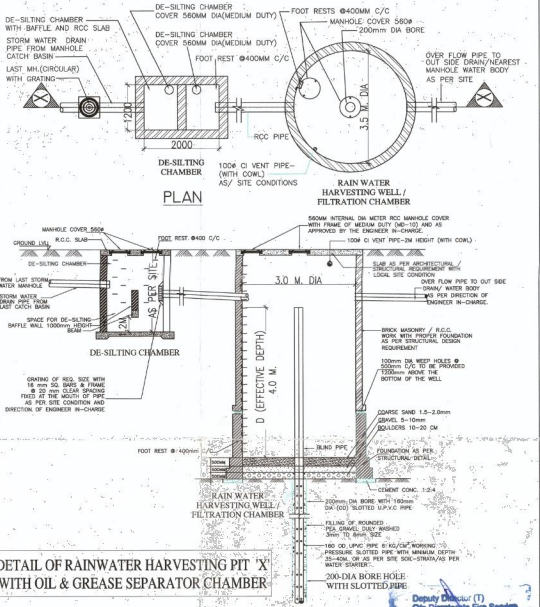
(@25m = 78.60 ECS)

PROPOSED PARKING

SURFACE PARKING	=	66
BASEMENT-1 (NORMAL PARKING)	=	39
BASEMENT-1 MECHANICAL PARKING (STACK PARKING)	=	192
BASEMENT-2 (NORMAL PARKING)	=	47
BASEMENT-2 MECHANICAL PARKING (STACK PARKING)	=	192
TOTAL	=	536

FIXTURES CALCULATIONS

FLOORS	TOWER A	TOWER B	A+B	POPULATION ON @ 10 SQ M	MALE (2/3)	FEMALE (1/3)	TOTAL	MALE (WC @ 25)	FEMALE (WC @ 25)	MALE (WC @ 15)	FEMALE (WC @ 15)
GROUND FL.	4764.00	4764.00	9528.00	476.40	317.60	158.80	476.40	19	9	11	5
1ST FL.	4047.96	4047.96	8095.92	404.796	270.197	134.599	404.796	16	8	10	5
2ND FL.	3114.86	3114.86	6229.72	311.486	207.657	103.829	311.486	12	6	8	4
3RD FL.	2142.31	2142.31	4284.62	214.231	142.821	71.410	214.231	8	4	6	3
4TH FL.	1503.69	1503.69	3007.38	150.369	100.246	50.123	150.369	6	3	4	2
5TH FL.	1423.69	1423.69	2847.38	142.369	94.913	47.456	142.369	5	3	4	2
6TH FL.	1295.24	1295.24	2590.48	129.524	86.349	43.174	129.524	5	3	4	2
7TH FL.	1423.69	1423.69	2847.38	142.369	94.913	47.456	142.369	5	3	4	2
8TH FL.	1423.69	1423.69	2847.38	142.369	94.913	47.456	142.369	5	3	4	2
9TH FL.	1295.24	1295.24	2590.48	129.524	86.349	43.174	129.524	5	3	4	2
10TH FL.	1423.69	1423.69	2847.38	142.369	94.913	47.456	142.369	5	3	4	2
TTP FLOOR	3099.17	3099.17	6198.34	309.917	206.611	103.306	309.917	12	6	8	4



DETAIL OF RAINWATER HARVESTING PIT 'X' WITH OIL & GREASE SEPARATOR CHAMBER

SECTION X-X

SUBMISSION DRAWING

REVISED BUILDING PLAN OF COMMERCIAL COLONY MEASURING 3.556 ACRES (LICENCE NO-48 OF 2008 DATED 14/03/2008) IN SECTOR-83, GURGAON MANESAR URBAN COMPLEX BEING DEVELOPED BY M/S KLJ REALTECH PVT. LTD.

SA
SIKKA ASSOCIATES ARCHITECTS

SCALE: 1:500

DATE ISSUED: 11/11/2019

DRAWN BY: RAMAN SIKKA

CHECKED BY: SBB

SITE PLAN
SUB/KLJ/01

SANCTIONED

To be read in conjunction with memo No. 16182, Dtd. 16/05/2020

A.D.F.O. (H/O)
D.F.S. PKL
Member B.P.C.

For 11 PROVISIONAL APPROVED BUILDING PLAN

For use of building

Director of Town and Country Planning
Gurgaon, Haryana

- NOTES:
1. ALL BUILDING FULLY SPRINLERED AS PER N.B.C. NORMS.
 2. ALL BUILDING ARE MECHANICALLY LIGHTED AND VENTILATED AS PER N.B.C. NORMS.
 3. 100 % POWER BACKUP PROVIDED.