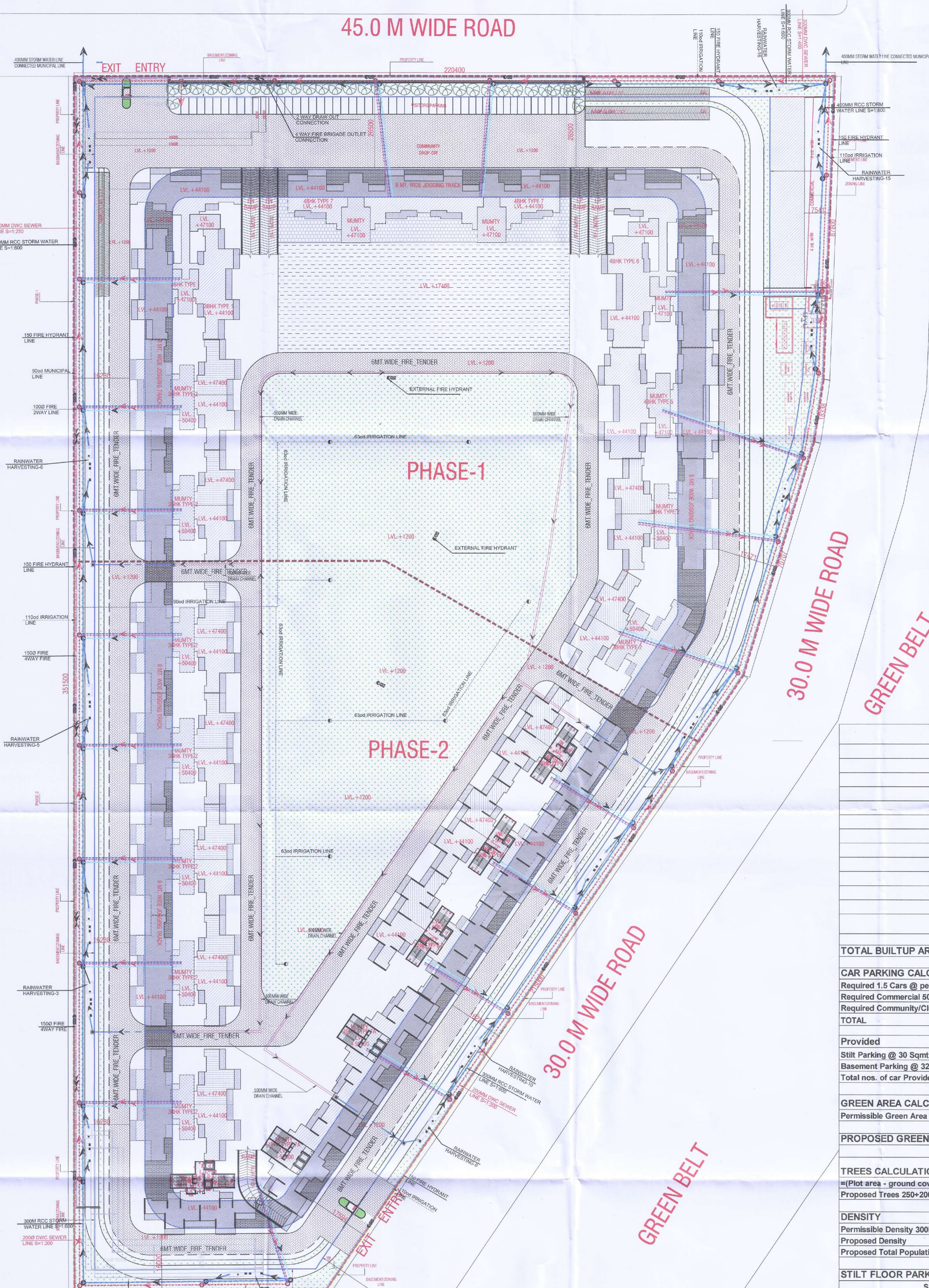


45.0 M WIDE ROAD



**SEWER LEGENDS:-**

S.NO.	SYMBOL	DESCRIPTION
1.		SEWER MANHOLE
2.		SEWER LINE

**STORM LEGENDS:-**

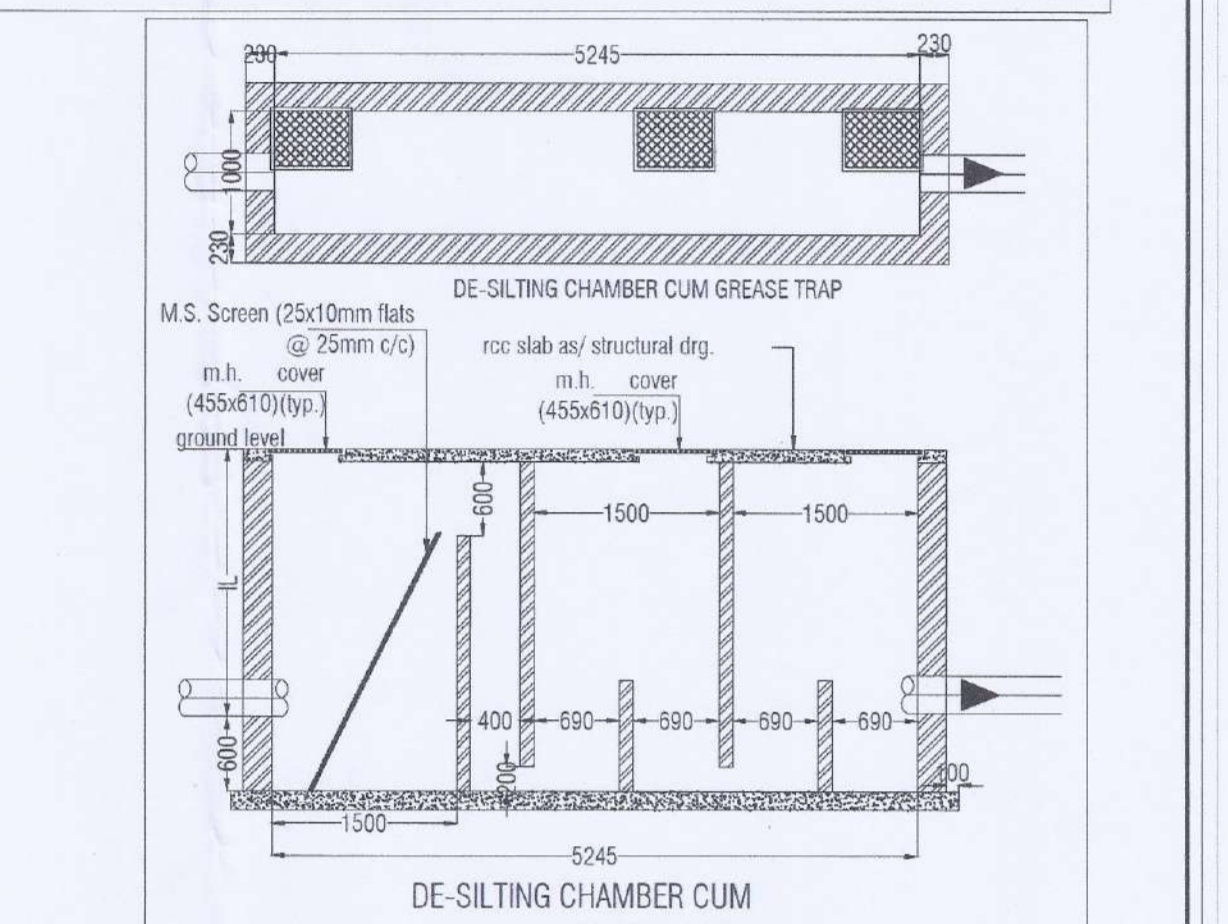
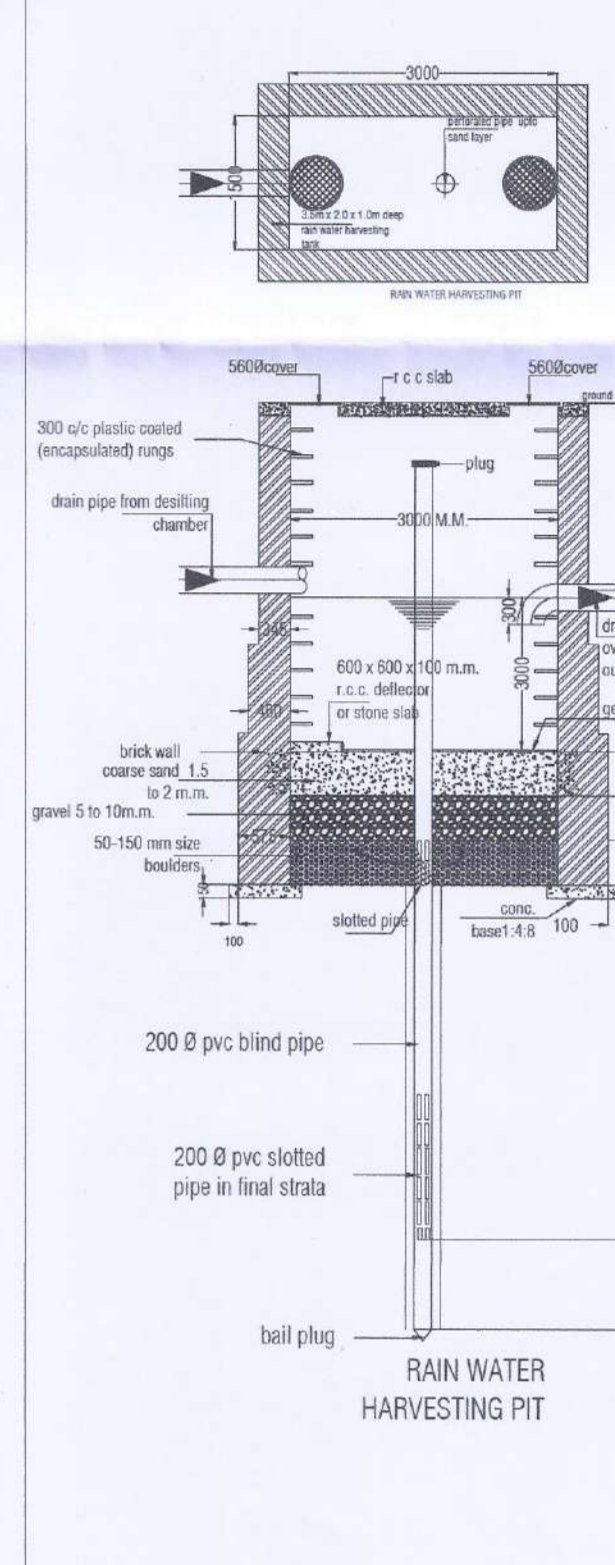
S.NO.	SYMBOL	DESCRIPTION
1.		STORM MANHOLE
2.		CATCH BASIN
3.		STORM LINE
4.		SAUCER DARIN
5.		RAIN WATER HARVESTING PIT

**WATER SUPPLY LEGENDS:-**

S.NO.	SYMBOL	DESCRIPTION
1.		IRRIGATION WATER LINE
2.		MUNICIPAL WATER LINE
3.		BOREWELL WATER LINE
4.		BUTTERFLY VALVE
5.		GARDEN HYDRANT
6.		TUBEWELL WITH BVF AND NRV

**FIRE FIGHTING LEGENDS:-**

S.NO.	SYMBOL	DESCRIPTION
1.		FIRE PIPE
2.		EXTERNAL YARD HYDRANT (EFH)
3.		2 WAY FIRE BRIGADE DRAW OUT CONNECTION
4.		4 WAY FIRE BRIGADE INLET CONNECTION



AREA STATEMENT

Code	Description	Value	Unit
A	PLOT AREA	60718.000	S
B	PERMISSIBLE F.A.R & 1.75 B= (AX1.75)	1.75	106256.500
C	IGBC GOLD RATING FAR 12% C= (AX0.12)	12%	7286.160
D	TOTAL PERMISSIBLE FAR D (B+C)		113542.660
E	PERMISSIBLE AREA FOR COMMERCIAL=(B*0.5%)	0.50%	531.283
F	BALANCE F.A.R FOR RESIDENTIAL BUILDINGS G=(D-F)		113011.378
G	PROPOSED FAR FOR RESIDENTIAL		113000.419
H	BALANCE F.A.R FOR RESIDENTIAL BUILDINGS		10.959
I	PROPOSED BUILT-UP IN TOWER		173927.832
J	PROPOSED BUILT-UP IN CLUB/COMMUNITY CENTER		12102.425
K	PROPOSED BUILT-UP IN BASEMENT		52333.695
L	TOTAL BUILT-UP AREA		238363.953
TOTAL BUILTUP AREA ( FAR + NON FAR )			2,38,363.95
<b>CAR PARKING CALCULATIONS</b>			
Required 1.5 Cars @ per Units	1215		1215
Required Commercial 50 sqmt Cars @ per ECS	10.63		11
Required Community/Club 40 sqmt Cars @ per ECS	302.56		303
TOTAL			1529
<b>Provided</b>			
Stillt Parking @ 30 Sqmt Per Car		Sqmts.	378
Basement Parking @ 32 Sqmt Per Car			1,506.69
Total nos. of car Provided			1883
<b>GREEN AREA CALCULATIONS</b>			
Permissible Green Area = 15% Of Plot area			9107.700
<b>PROPOSED GREEN AREA</b>			22106.29
<b>TREES CALCULATIONS</b>			
=(Plot area - ground coverage)/100			424.26
Proposed Trees 250*200 = 450			450
<b>DENSITY</b>			
Permissible Density 300PPA / Per Hect.			4499.851779
Proposed Density			510
Proposed Total Population (5 PERSON)			4050
<b>STILT FLOOR PARKING AREA</b>			
S No.	BLOCK	AREA	NO. OF BLOCK
1	1	950.581	1
2	2	7269.902	12
3	3	298.720	1
4	4	845.416	2
5	5	765.800	1
6	6	1197.730	1
7	7	0.000	2
TOTAL			

BUILDING	TOWER TYPE-1 ( 3 BHK )				TOWER TYPE-2 ( 3 BHK )				TOWER TYPE-3 ( 3 BHK )				TOWER TYPE-4 ( 4 BHK )				TOWER TYPE-5 ( 4 BHK )				TOWER TYPE-7 ( 4 BHK )							
	UNITS	FAR AREA	NON FAR FAR	TOTAL	UNITS	FAR AREA	NON FAR FAR	TOTAL	UNITS	FAR AREA	NON FAR FAR	TOTAL	UNITS	FAR AREA	NON FAR FAR	TOTAL	UNITS	FAR AREA	NON FAR FAR	TOTAL	UNITS	FAR AREA	NON FAR FAR	TOTAL				
GROUND COVERAGE				1060.880				8493.528				407.118				1096.770				873.071				1309.546				251.354
BASEMENT				110.300				950.581				1060.880				1223.626				7269.902				8493.528				108.399
1ST FLOOR	6	773.284	287.596	1060.880	48	5915.795	2577.732	8493.528	2	266.645	140.473	407.118	4	780.249	316.521	1096.770	4	639.061	234.010	873.071	6	991.613	317.933	1309.546	0.000	0.000	0.000	251.354
2ND FLOOR	6	773.284	287.596	1060.880	48	5915.795	2577.732	8493.528	2	266.645	140.473	407.118	4	780.249	316.521	1096.770	4	639.061	234.010	873.071	6	991.613	317.933	1309.546	0.000	0.000	0.000	0.000
3RD FLOOR	6	773.284	287.596	1060.880	48	5915.795	2577.732	8493.528	2	266.645	140.473	407.118	4	780.249	316.521	1096.770	4	639.061	234.010	873.071	6	991.613	317.933	1309.546	0.000	0.000	0.000	0.000
4TH FLOOR	6	773.284	287.596	1060.880	48	5915.795	2577.732	8493.528	2	266.645	140.473	407.118	4	780.249	316.521	1096.770	4	639.061	234.010	873.071	6	991.613	317.933	1309.546	0.000	0.000	0.000	0.000
5TH FLOOR	6	773.284	287.596	1060.880	48	5915.795	2577.732	8493.528	2	266.645	140.473	407.118	4	780.249	316.521	1096.770	4	639.061	234.010	873.071	6	991.613	317.933	1309.546	0.000	0.000	0.000	0.000
6TH FLOOR	6	773.284	287.596	1060.880	48	5915.795	2577.732	8493.528	2	266.645	140.473	407.118	4	780.249	316.521	1096.770	4	639.061	234.010	873.071	6	991.613	317.933	1309.546	0.000	0.000	0.000	0.000
7TH FLOOR	6	773.284	287.596	1060.880	48	5915.795	2577.732	8493.528	2	266.645	140.473	407.118	4	780.249	316.521	1096.770	4	639.061	234.010	873.071	6	991.613	317.933	1309.546	0.000	0.000	0.000	0.000
8TH FLOOR	6	773.284	287.596	1060.880	48	5915.795	2577.732	8493.528	2	266.645	140.473	407.118	4	780.249	316.521	1096.770	4	639.061	234.010	873.071	6	991.613	317.933	1309.546	0.000	0.000	0.000	0.000
9TH FLOOR	6	773.284	287.596	1060.880	48	5915.795	2577.732	8493.528	2	266.645	140.473	407.118	4	780.249	316.521	1096.770	4	639.061	234.010	873.071	6	991.613	317.933	1309.546	0.000	0.000	0.000	0.000
10TH FLOOR	6	773.284	287.596	1060.880	48	5915.795	2577.732	8493.528	2	266.645	140.473	407.118	4	780.249	316.521	1096.770	4	639.061	234.010	873.071	6	991.613	317.933	1309.546	0.000	0.000	0.000	0.000
11TH FLOOR	6	773.284	287.596	1060.880	48	5915.795	2577.732	8493.528	2	266.645	140.473	407.118	4	780.249	316.521	1096.770	4	639.061	234.010	873.071	6	991.613	317.933	1309.546	0.000	0.000	0.000	0.000
12TH FLOOR					12	1783.624	1285.967	3069.591																				
MUMTY AND MACHINE ROOM				106.870				106.870				1165.601		1165.601														100.333
TOTAL	66	8616.425	4221.010	12837.435	540	68080.999	38076.526	106157.525	22	3041.492	1944.250	4985.752	44	8834.092	4576.065	13360.157	44	7136.939	3438.724	10575.663	66	11019.556	4602.461	15822.018	28	5713.096	2414.567	8127.669

BUILDING	COMMUNITY BUILDING			COMMERCIAL BUILDING			CONNECTING BRIDGE AREA			GUARD ROOM			METER ROOM			TOTAL			
	FAR AREA	NON FAR FAR	TOTAL	FAR AREA	NON FAR FAR	TOTAL	FAR AREA	NON FAR FAR	TOTAL	FAR AREA	NON FAR FAR	TOTAL	FAR AREA	NON FAR FAR	TOTAL	UNITS	FAR AREA	NON FAR FAR	TOTAL
GROUND COVERAGE			4250.420			531.000			0.000			8.820			9.000				18291.507
BASEMENT	0.000	4250.420	4250.420	531.000	0.000	531.000	0.000	1503.800	1503.800	8.820	0.000	8.820	9.000	0.000	9.000	0	2721.938	52333.695	52333.695
1ST FLOOR	0.000	4501.774	4501.774				0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	70	9366.647	17082.368	19804.307
2ND FLOOR	0.000	1811.921	1811.921				0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	70	9366.647	8376.040	17742.687
3RD FLOOR	0.000	1538.309	1538.309													70	9366.647	5696.186	15052.833
4TH FLOOR																70	9366.647	5412.575	14779.221
5TH FLOOR																70	9366.647	3874.265	13240.912
6TH FLOOR																74	10146.896	4190.786	14337.682
7TH FLOOR																74	10146.896	4190.786	14337.682
8TH FLOOR																74	10146.896	4190.786	14337.682
9TH FLOOR																74	10146.896	4190.786	14337.682
10TH FLOOR																74	10146.896	4190.786	14337.682
11TH FLOOR																74	10146.896	4190.786	14337.682
12TH FLOOR																12	1783.624	1285.967	3069.591
MUMTY AND MACHINE ROOM																	0.000	1976.934	1976.934
TOTAL																	0.000	0.000	0.000

NOTE:-  
+ Light and Ventilation: The entire building is artificially lit and mechanically ventilated with air made unrecirculated 100% fresh air as per the note of architect on site plan.

Circle Head Draftsman  
HSIIDC IMT, Rohtak

Assistant Town Planner  
HSIIDC IMT, Rohtak

Divisional Town Planner  
HSIIDC IMT, Rohtak

CLIENT:  
**HL RESIDENCY (PROP)**

ARCHITECT:

PROJECT:  
**PLOT No.-3, SECTOR - 30 B, PHASE II, INDUSTRIAL MODAL TOWNSHIP, ROHTAK, HARYANA**

DRAWING TITLE:  
**SITE PLAN WITH AREA DETAIL**

SHEET NO.:

SCALE: 1:450

DATE: 28.04.2024

DRAWN BY:

CHECK BY:

GENERAL NOTES:  
1. ALL DIMENSIONS ARE IN MILLIMETERS UNLESS NOTED OTHERWISE.

11304499 | 12538334 | 958361935