

and the second

GROUP HOUSING SECTOR-113 AREA SUMMARY PHA		N 99912		KEY PLAN
EAREA (Iss per Approved Sanction) I FLANNED AREA (WPA) for FAB Calculation (as per Approved Sanction) DITIONAL LAND POCKET TAL NET PLANNED AREA (NPA) for FAR Calculation	ACR	8385 125	54,M. 40639-214 40637-303 726,464 40783,887	-//
R FAR IN TOD FAR IN TOD ON IPA Of IUA, DING FAR (on Size Area 15 00125 Acres) TOTAL PERMISSIBLE FAR in TOD	8 8 900 0,120 3,620		212250 817 7259.500 219530.382	MXX M
Centian PERMISSIBLE RESIDENTIAL FAR in TOD PERMISSIBLE COMMERCIAL FAR in TOD Additional Land PERMISSIBLE FAR in TOD PERMISSIBLE RESIDENTIAL FAR in TOD	3.500	88% 14%	168704 126 30735 256 442.624 360.037	
TAL PERMISSIBLE FAR In TOD + GRIMA & NPA 15.01510 Acres	(C1) 3.620 (R2)	14% 92%	61.967 219973.007 180176.796	LEGEND:
DAL PERMISSIBLE FAR IN TOD + GRIHA (© COMMERCIAL DITIONAL RESIDENTIAL FAR IN TOR (Carll, No. 94 OF 2022 DAITED 57 84 2022) DITIONAL COMMERCIAL FAR IN TOR (Carll No. 91 OF 2022 DAITED 57 64 2022)	(C2)	14%	30798-221 1000-000 10800-000	PLOT LINE
DITIONAL RESIDENTIAL FAR IN TOR DITIONAL COMMERCIAL FAR IN TOR TAL PERMISSIBLE FAR (TOD + TOR + GRIHA) TOWER-1, 2, 34, 20, 30	2 1 4,456		37101.000 2100.000 270773.007	ZONING LINE
EWS PHIL3E-1 BASEMENT LOBBES TOTAL RESIDENTIAL FAR COMMERCIAL FAR (Below Town-1 & 2)			7003.082 83.010 70643.688 2012.288	PRIMARY SCHOOL PLOT LINE
TAL PROPOSED FAR In PHASE-1 TOWER - 4A, 4B, 54, 58, 50, 6A OLUB PHASE-2 BASEMENT LOBBIES	\$,337		81266.073 104456.430 2064.323 521.530	PHASING LINE
TOTAL READBYTIAL FAR ODMMERCIAL FAR TAL PROPOSED FAR in PHASE-2	2.401		107542.352 57543.754 565885.543	CTTTTT PROPOSED
PHRSE-3 PHRSE-3 PHRSE-3 TOTAL RESIDENTIAL FAR COMMERCIAL FAR COMMERCIAL FAR (Selow Town- 60 & IC) TAL PROPOSED FAR IN PHAse-3		- m/tur - 51.	40425.970 201.987 40628.537 2628.679 43257.216	and the second se
TAL RESIDENTIAL FAR In PHASE -1, 2 & 2 TAL COMMERCIAL FAR In PHASE -1, 2 & 2 TAL PHOPOBED FAR PHASE -1, 2 & 3 III (TOD + TDR + GRIHA)	2 (A) 2 (A) 2 (B) (A) 3 (A) 4 (A) 4 (A)		227214.677 42104.705 270399.332	
OPOSED RESIDENTIAL FAR IN TOD (PHASE -1, 2.6.3) 27. OPOSED CONNERCIAL FAR IN TOD (PHASE -1, 2.6.3)	201()32 32()(90) 32()(20) 23()(20) 23()(20)	ి : వెనిశ్రిల ి 80% గిల్ల 14% ారా రాజు	189170,736 30756,721 188596,649	Minicor Bonc
O as per Approved PROPOSED COMMERCIAL FAR in TOD (PHASE - 1 & 2) Sanction BALANCE RESIDENTIAL FAR in TOD BALANCE COMMERCIAL FAR IN TOD	(C) (D)	acide N a	30720.000 2224.343 0.000	
OPOSED RESIDENTIAL FAIL IN TER (PHASE -1, 2 & 3)		78.430% 24.568%	2504.999 61.967 36037.702 12386.534	
PROPOSED RESIDENTIAL FAR IN TOR (PHASE - 1 & 2) R as per Approved PROPOSED COMMERCIAL FAR IN TOR (PHASE - 1 & 2) Sanction BALANCE RESIDENTIAL FAR IN TOR		47.400 V	0.000 6696.078 1000.000	and a second
OPOSED RESIDENTIAL FAR IN TOR (PHASE -1)	2010 2014 - Kr. El 2017 B. C2. Fl 73 (117)	2/53	763.404 388537.742 3x2 2652,448	A State of American
LANCE RESIDENTIAL FAR IN TOR LANCE CONNERCIAL FAR IN TOR MLT-UP (FAR + NON FAR + BALCONY)			62.208 - 311.498	
OPOSED FAR OPOSED FAR (Basement Lobbles Attesty Approvel) OPOSED SON FAR OPOSED BALCONY / CORRIDOR AREA OPOSED TASEMENT NON FAR			432(7.2+6 405.394 7762.802 - 8107.125 (57 107873.806	
TAL FROPOSED BUILT-UP AREA POUND COVERAGE IMMESELE CROUND COVERAGE 1972 - SAULTO JARE 1981	(Marane -		162630.103 35450.314	
NUMB COVERAGE (Arrenty Eurolement) KOPOSED OROUND COVERAGE OF, Tower-KB & 6C () TAL PROPOSED GROUND COVERAGE SECONDER COVERAGE () SECONDER COVERAGE () SECON		un bhair Lachair at	102/0.404 2/1448.105 19660.500	
CURED GREEN 2017 2017 2017 2017 2017 2017 2017 2017		9) (15 ⁹⁴)	9114.579 9115.006 11.403 9128.409	
INSITY PMISSIBLE LEMBITY @ 400 (s10%)	3 <u>– 1</u> 9 – 1	PPA (MAX)	40104146	
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				This is a * PROVISIONAL BUILDING PLAN* approved only for the purpose of inviting
ALA				objections from the general public
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COMMERCIAL	NUR			
		1977 - 19 1977 - 19 1978 - 1978 - 1979 - 1979 - 1979 - 1979 - 1979 - 1979 - 1979 - 1979 - 1979 - 1979 - 1979 - 1979 - 197		
L STREE		I G	HT	OWNER, S NAME : Vibrant infratech Pvt. Ltd & others in collaboration with Union Buildmart Pvt. Ltd
R WISE OF TOWERS	ing.	100		Architect:
Commercial Basement	PHASE-4	TOTA BUILT-UP / (Residenti	REA	GIAN P MATHUR AND ASSOCIATES (P) LTD C - 55, East Of Kailash, New Delbi-110065 T: 011-46599599 / F 011-46599512 E : info@gpmindia.com / W : www.gpmindia.com
LO+U.Q.+Tai+2nd) BuiltT-UP TAR FAR NON TAR	BRANTWEET	Commerci Basament) ir	ai+	U
AREA Approved) (Proposed) 47 SQ.MT SQ.MT SQ.MT SQ.MT SQ.MT SQ. MT SQ. 48409.109 49409.109	MT SQ. MT	SQ. N1 48409 10 44917 00	9	Project Title: Proposed building plans for phase -3 (Tower-6B & 6C) and Revised Building plans for basement submitting
0 102.946 105.741 0 125.294 784.520 0 125.346 795.908 0 141.367 737.963 60 0.000 565.960		806.741 1493.04 1623.63 1504.00	8 2 7 5	herewith for setting up of a Group Housing Colony under Mixed land use in TOD Zone for an area measuring 15.0625 acres (15.03125+0.03125) (86 % GH component and 14% commercial component) (350 FAR) (License No.
0 0.000 0.000 3 ²	2.10 37.0 - 2808.412 - 2808.412	1303.70 827.724 5363.94 5435.53	1 1 0	106 of 2021 dated 16.12.2021 for an area measuring 15.03125 acres) and (License No. 214 of 2023 dated 20.10.2023 for an area measuring 0.03125 acre) in revenue
	9 3678.136 3178.136 4 3 4 3 5 3 6 3 7 3 7 3 7 3 7 3 7 3 7 3 7 3 7	9405.03 5046.30 5434.66 1455.53 1455.53	4 7 8	estate of chauma, sector-113, Gurugram Manesar Urban Complex being developed by M/s Union Buildmart Pvt.Ltd.
	*	1455.52 1455.52 1455.52 1455.52	8 (28) 8 (2) 8 (2) 8 (2) 8 (2)	Status SUBMISSION DRAWING
	7 A 4.380 8847 887	1455.52 1455.52 1455.52 1455.52		SITE PLAN & AREA SUMMARY
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	an an an	1455.521 1455.521 1455.521 1455.521 1455.521	0	Jaion Bredthart Pvi. Ltd. GIAN P. MATHUE
		1456.521 1474.821 1458.521 1458.521	8 0 0 8	Jation Breidfpart Pvt. Ltd. GIAN P. MATHUE ARCHITEC B. Arch. M.C.A. I.I B. Arch. M.C.A. I.I CA.NO. 80/5769
		1455.52		

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SCALE: 1: 500

DWG. No. SD/AR/M3M-113/01

B. Arch. Architec. CA.NO. 80/57