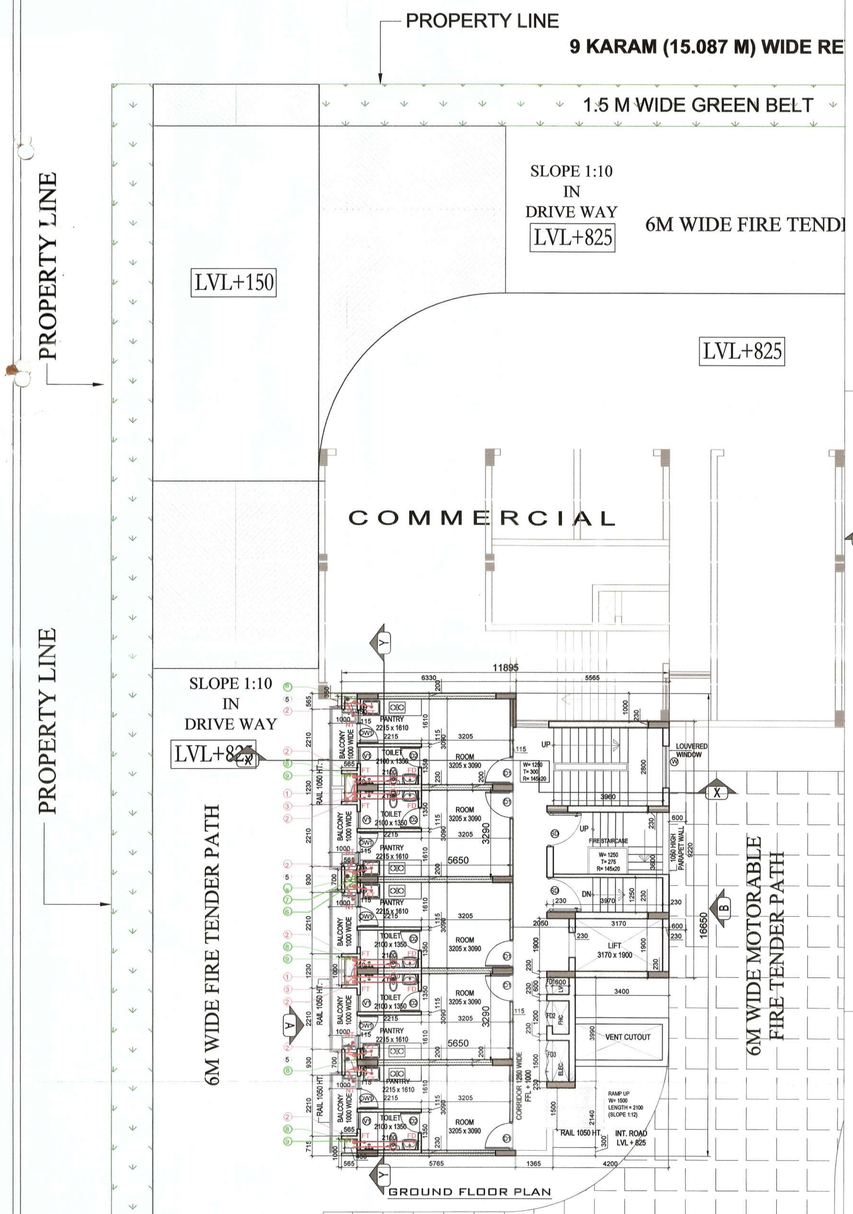
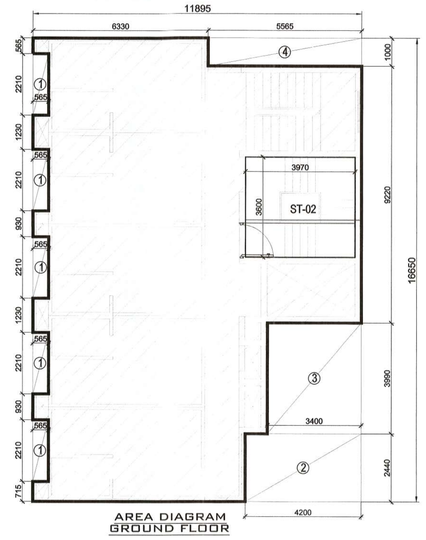
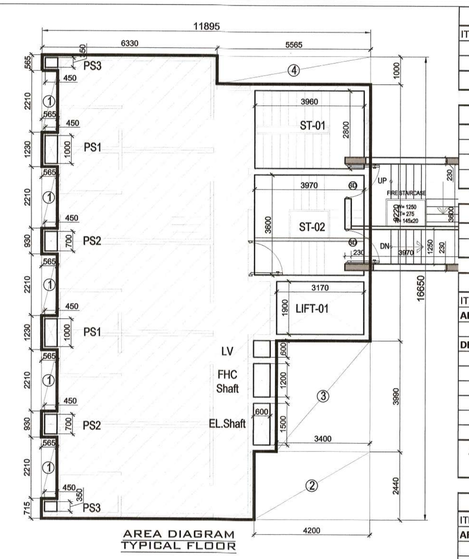
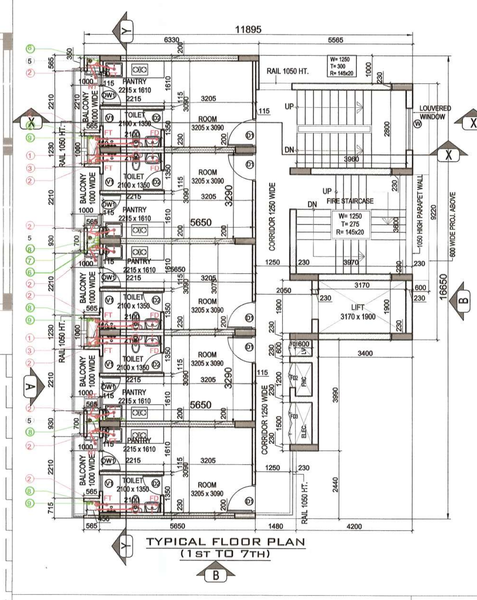




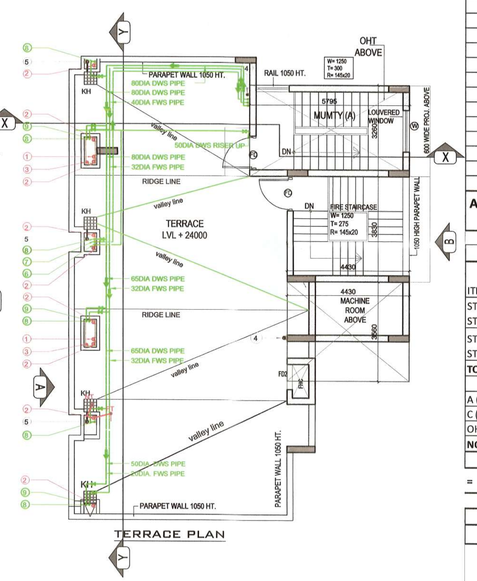
AREA DIAGRAM
GROUND FLOOR



AREA DIAGRAM
TYPICAL FLOOR



TYPICAL FLOOR PLAN
(1ST TO 7TH)



TERRACE PLAN

CARPET AREA OF EWS							
ITEM	L	X	B	X	NO.		SQMT
A	2.1	X	3.075	X	1	=	6.458
B	3.32	X	3.09	X	1	=	10.259
TOTAL						=	16.716

BALCONY AREA							
1	0.435	X	0.100	X	1	=	0.044
2	1.000	X	2.210	X	1	=	2.210
3	0.435	X	0.615	X	1	=	0.268
TOTAL						=	2.521

BUILTUP AREA = (AREA OF BALCONY x 40 + FAR + NON FAR)							
2.521	X	40	+	1038.55	+	245.535	
TOTAL		=	100.841	+	1284.083	=	1384.924

FAR AT GROUND FLOOR OF EWS							
ITEM	L	X	B	X	NO.		SQMT
AREA OF RECTANGLE							
	11.895	X	16.65	X	1	=	198.052
DEDUCTION							
1	0.565	X	2.21	X	5	=	6.243
2	4.200	X	2.440	X	1	=	10.248
3	3.400	X	3.990	X	1	=	13.566
4	5.565	X	1.000	X	1	=	5.565
ST-02	3.97	X	3.6	X	1	=	14.292
TOTAL DEDUCTION						=	49.914
AREA OF GROUND FLOOR OF EWS =		198.052	-	49.914		=	148.138

FAR AT TYPICAL FLOOR (1st-7th) OF EWS							
ITEM	L	X	B	X	NO.		SQMT
AREA OF RECTANGLE							
	11.895	X	16.65	X	1	=	198.052
DEDUCTION							
1	0.565	X	2.21	X	5	=	6.243
2	4.200	X	2.440	X	1	=	10.248
3	3.400	X	3.990	X	1	=	13.566
4	5.565	X	1.000	X	1	=	5.565
PS1	0.450	X	1.000	X	2	=	0.900
PS2	0.45	X	0.7	X	2	=	0.630
PS3	0.45	X	0.35	X	2	=	0.315
FHC	0.6	X	1.2	X	1	=	0.720
LV	0.6	X	0.6	X	1	=	0.360
EL Shaft	0.6	X	1.5	X	1	=	0.900
LIFT-01	3.17	X	1.9	X	1	=	6.023
ST-01	3.96	X	2.8	X	1	=	11.088
ST-02	3.97	X	3.6	X	1	=	14.292
TOTAL DEDUCTION						=	70.850
AREA OF TYPICAL FLOOR OF EWS =		198.052	-	70.850		=	127.202

NON FAR AREA CALCULATION							
ITEM	L	X	B	X	NO. OF FLOORS		SQMT
ST-1 STAIRCASE	3.96	X	2.8	X	7	=	77.616
ST-2 STAIRCASE	3.97	X	3.6	X	8	=	114.336
TOTAL						=	191.952
NON FAR AREA OF MUMTY, MACHINE ROOM & OHT							
A (MUMTY)	5.795	X	3.265	X	1	=	18.921
C (MAC. RM)	4.43	X	3.56	X	1	=	15.771
OHT	5.795	X	3.26	X	1	=	18.892
NON FAR AREA AT TERRACE						=	53.583
TOTAL NON FAR AREA OF TOWER							
=	77.616	+	114.336	+	53.583	=	245.535

GROUND COVERAGE OF EWS			
=	FAR AREA OF GROUND FLOOR	=	148.138

FLOOR PLAN AND AREA DETAIL (EWS) 32

DTP (HQ) — S.T.P (HQ) Member Secretary B.P.A.C. — S.T.P (G) Member B.P.A.C — P (Hr) Chairman B.P.A.C — ATP(HQ)

Consultant Architect

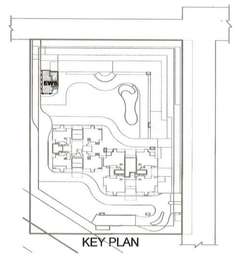
Checked and found ok for Public Health (Internal) Service only subject to comments in in forwarding letter No.....DV.....

SANCTIONED
BE READ WITH THIS OFFICE
V.O NO: ZP-772/JD(RA)/
ED: 2023/37407
3-11-2023

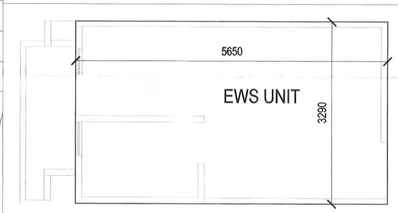
Superintending Engineer (HQ)
Chief Engineer-I
Panchkula

Ram Avtar Bassi
JD(HQ)

DDT (HQ)
Member
BPAC

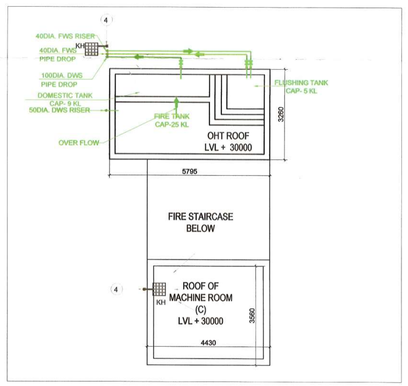


KEY PLAN



AREA OF TYPICAL EWS UNIT
= 5.56 x 3.29= 18.5885 SQM = 200 SQFT

NAME	WIDTH	CILL	LINTEL	OPENING SIZE
SD	SWING DOOR			
	1200	00	2100	1200 x 2100
FD	1200	00	2100	1200 x 2100
D1	1000	00	2100	1000 x 2100
D2	750	00	2100	750 x 2100
DW1	750+460	00 / 1050	2100	750x2100+ 460x1050
V1	600	1200	2100	600 x 900
W	1500	1200	2600	1500 x 1400
SD1	600	750	2100	600 x 1350
SD2	900	900	2100	600 x 1350
SD3	1500	1500	2100	600 x 1350



NOTE:-
1. ALL SHAFTS (FHC, ELECTRICAL & LV) DOOR WILL BE FIRE DOOR.
2. STAIRCASE WILL HAVE LOUVERED WINDOW.

PLUMBING LEGEND

1	110 OD uPVC (SWR) SOIL , VENT PIPE
2	110 OD uPVC (SWR) WASTE & VENT PIPE
3	75 OD uPVC ANTISIPHONAGE
4	90 OD uPVC RAIN WATER PIPE ONLY BALCONY
5	110 OD uPVC RAIN WATER PIPE
5a	160 OD uPVC RAIN WATER PIPE
6	65DIA DOMESTIC WATER SUPPLY RISER
7	50DIA FLUSHING WATER SUPPLY RISER
8	DOMESTIC WATER SUPPLY DN
9	FLUSHING WATER SUPPLY DN
10	DOMESTIC WATER SUPPLY DN FOR UPPER 3 FLOOR
BV	BALL / BUTTER FLY VALVE
FT / UT	FLOOR TRAP (DEEP SEAL 'P' / 'S' TRAP) WITH MIN. 50 MM WATER SEAL SIZE = 110 x 110 x 75 MM
FD	FLOOR DRAIN
KH	KHURRA 450 x 450 MM
HG	HORIZONTAL GRATING

OWNER :
DECENT BUILDHOMES PRIVATE LIMITED PREVIOUSLY KNOWN AS BNB LAND DEVLOPERS PVT. LTD, ADDRESS- 301, 3rd FLOOR INDRAPRAKASH BUILDING 21, BARAKHAMBA ROAD, NEW DELHI 110001

PROJECT :
PROPOSED BUILDING PLANS OF GROUP HOUSING COLONY FOR AN AREA MEASURING 4.0375 ACRES UNDER TOD POLICY DATED 09.02.2016 (LICENSE NO 40 OF 2022 DATED 12.07.2022 IN SECTOR-70, GURUGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY DECENT BUILDHOMES PVT. LTD.

TITLE :
FLOOR PLAN AND AREA DETAIL (EWS)

ARCHITECTS — DRG.NO.-EWS -01

GPM ARCHITECTS & PLANNERS
GIAN P. MATHUR AND ASSOCIATES (P) LTD.
C - 55, East Of Kailash, New Delhi-110065
T : 46599599 I F 46599512
E : info@gpmindia.com I W : www.gpmindia.com

SCALE : 1: 100
DATE : APR 2023
DRAWN :-SANDHYA
CKD BY:- PRITI

ARCHITECT'S SIGN — OWNER'S SIGN

GIAN P. MATHUR
ARCHITECT
B. Arch., M.C.A. I.I.A
CA No. 80/5769