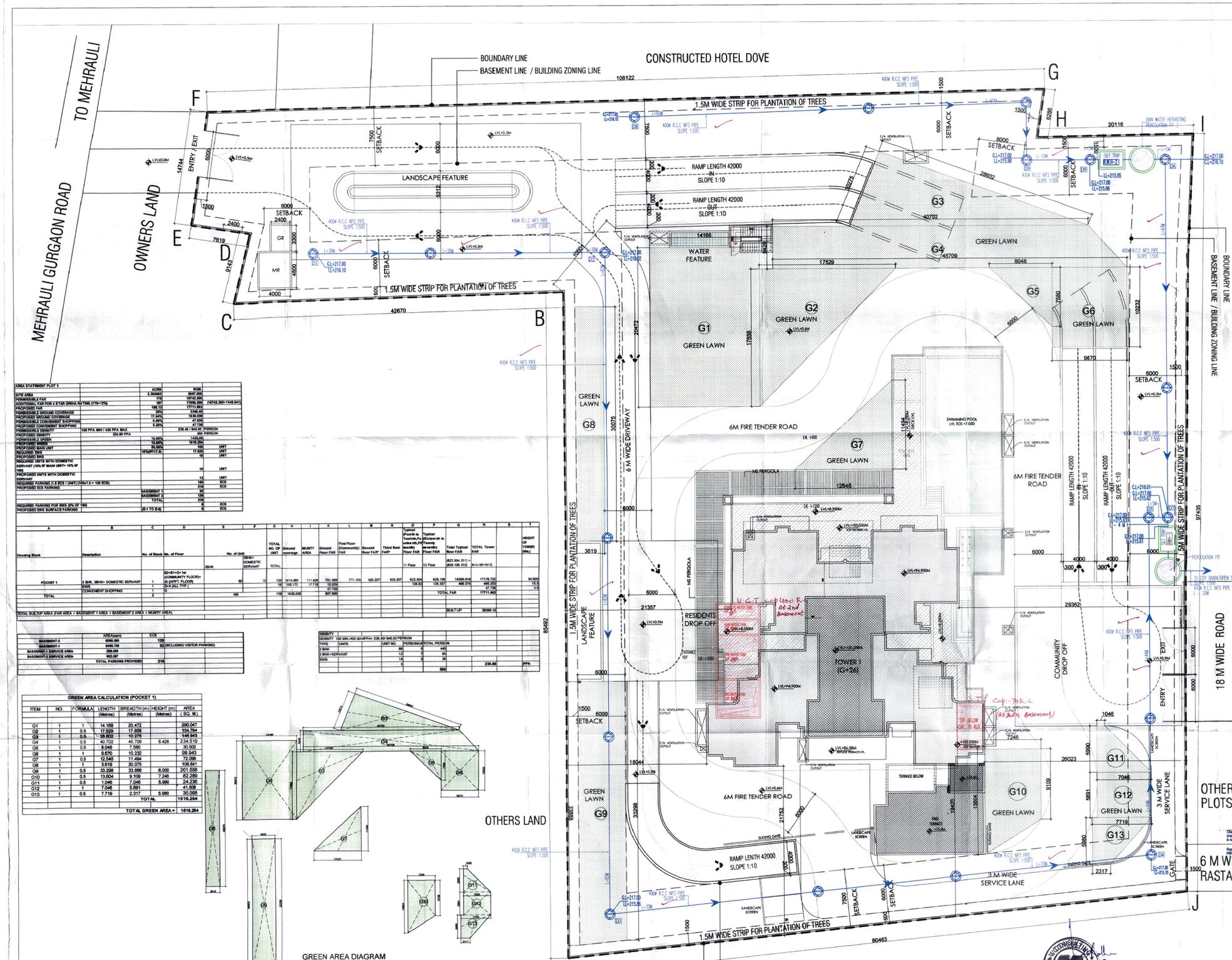


AREA STATEMENT PLOT 1					
		ACRES	SQM.		
SITE AREA		2.364463	9567.000		
PERMISSIBLE FAR		175	16742.381		
ADDITIONAL FAR FOR 4 STAR GRIHA RATING (175+12%)		187	17896.384	(16742.381+1148.041)	
PROPOSED FAR		185.13	17711.663		
PERMISSIBLE GROUND COVERAGE		35%	3348.45		
PROPOSED GROUND COVERAGE		17.64%	1688.008		
PERMISSIBLE CONVENIENT SHOPPING		5.00%	47.835		
PROPOSED CONVENIENT SHOPPING		5.00%	47.835		
PERMISSIBLE DENSITY	100 PPA MIN / 400 PPA MAX		236.48 / 945.92	PERSON	
PROPOSED DENSITY	224.88 PPA		660	PERSON	
PERMISSIBLE GREEN		15.00%	1435.05		
PROPOSED GREEN		15.88%	1518.354		
PROPOSED MAIN UNIT		86.00%	100		UNIT
REQUIRED EWS		10%(0117.5)	17.625		UNIT
PROPOSED EWS			18		UNIT
REQUIRED UNITS WITH DOMESTIC SERVANT (10% OF MAIN UNIT= 10% OF 100)			10		UNIT
PROPOSED UNITS WITH DOMESTIC SERVANT			12		UNIT
REQUIRED PARKING (1.5 ECS / UNIT) (100x1.5 = 150 ECS)			150		ECS
PROPOSED ECS PARKING			216		ECS
		BASEMENT 1	92		
		BASEMENT 2	124		
		TOTAL	216		
REQUIRED PARKING FOR EWS (5% OF 18)			5		ECS
PROPOSED EWS SURFACE PARKING		(S-1 TO S-5)	5		ECS

A	B	C	D	E		F	G	H	I	K	L	M	N	O	P	Q	R	S	T
Housing Block	Description	No. of Block	No. of Floor	No. of Unit			TOTAL NO. OF UNIT	Ground coverage	MUNITY AREA	Ground Floor FAR	First Floor (Community) FAR	Second floor FAR	Third floor FAR	Typical (Fourth to Twelvth,Fo urteenth,Fif teenth floor) Floor FAR	Typical (Sixteenth to Twenty seventh) Floor FAR	Total Typical floor FAR	TOTAL Tower FAR		HEIGHT OF TOWER (Mts.)
				3BHK	3BHK+ DOMESTIC SERVANT		TOTAL							11 Floor	12 Floor	(823.504 X11) + (628.106 X12)	(K+L+M+N+O		
POCKET 1	3 BHK, 3BHK+ DOMESTIC SERVANT	1	B2+B1+G+ 1st (COMMUNITY FLOOR)+ 26 (MPT. FLOOR)	88	12		100	1674.865	111.924	791.389	771.103	625.207	625.207	623.504	628.106	14395.816	17178.722		94.900
	EWS	1	G+4 (ALL TYP.)				18	168.175	17.715	18.826				126.63	126.537	466.374	497.339		14.5
	COMVENIENT SHOPPING	2	B1							47.835							47.835		4.0
TOTAL		2		100			118	1843.038		857.050						TOTAL FAR	17711.663		
TOTAL BUILTUP AREA (FAR AREA + BASEMENT 1 AREA + BASEMENT 2 AREA + MUMTY AREA)																BUILT UP	29396.12		

	AREA(sqmt)	ECS	
BASEMENT-2	6089.000	124	
BASEMENT-1	5468.750	92	(INCLUDING VISITOR PARKING)
BASEMENT-1 SERVICE AREA	898.688		
BASEMENT-2 SERVICE AREA	662.687		
TOTAL PARKING PROVIDED		216	

DENSITY
DENSITY 100 MIN./400 MAXPPA= 236.48/ 945.92 PERSON

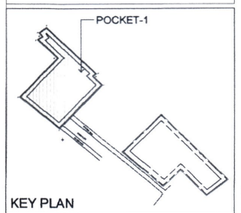
TYPE	UNITS	UNIT NO.	PERSON/UN	TOTAL PERSON		
3 BHK		88	5	440		
3 BHK+SERVANT		12	7	84		
EWS		18	2	36		
		5			236.88	PPA
				660		

GREEN AREA CALCULATION (POCKET 1)

ITEM	NO.	FORMULA	LENGTH (Metres)	BREADTH (m) (Metres)	HEIGHT (m) (Metres)	AREA (SQ. M.)
G1	1	1	14.168	20.472		290.047
G2	1	0.5	17.529	17.658		154.764
G3	1	0.5	28.602	10.275		146.943
G4	1	0.5	40.702	45.709	6.426	234.519
G5	1	0.5	8.048	7.580		30.502
G6	1	1	9.670	10.232		98.943
G7	1	0.5	12.545	11.494		72.058
G8	1	1	3.619	30.075		108.841
G9	1	0.5	33.226	33.888	6.000	201.558
G10	1	0.5	13.604	9.109	7.246	62.280
G11	1	0.5	1.046	7.046	5.990	24.235
G12	1	1	7.046	5.891		41.508
G13	1	0.5	7.719	2.317	5.980	30.008
				TOTAL		1616.254
				TOTAL GREEN AREA =		1616.254

GREEN AREA DIAGRAM (POCKET-1)

NOTES & REFERENCES



KEY PLAN

For Service Estimate only

Executive Engineer HSVP Division No.-1 Gurugram

Superintending Engineer HSVP Circle-II, Gurugram

DESIGN ARCHITECT :-

RAJINDER KUMAR ASSOCIATES
ARCHITECTS B-5/17 SHOPPING CENTRE SAFDARJUNG ENCLAVE
PLANNERS NEW DELHI -110029
DESIGNERS INDIA
ENGINEERS T 91 11 26192930-31 F 91 11 26186674

STRUCTURAL ENGINEER :

CONSULTING ENGINEERS
738(S-2)Second Floor
Niti Khand - 1,
Indirapuram Ghaziabad, U.P. India.
Cell: +91-9971122470
Email: santosh.singh@edr-group.com
Web: www.edr-group.com

CLIENT NAME :

SH. RAVIJEET SINGH & SH. PAWAN KUMAR IN COLLABORATION WITH ALPHA CORP DEVELOPMENT PVT. LTD.

PROJECT TITLE

PROPOSED BUILDING PLAN OF GROUP HOUSING COLONY FOR AN AREA MEASURING 2.364063 ACRES (LICENSE NO. 13 OF 2018 DATED 09.02.2018) BEING DEVELOPED BY SH. RAVIJEET SINGH & SH. PAWAN KUMAR IN COLLABORATION WITH ALPHA CORP DEVELOPMENT PVT. LTD.
IN THE REVENUE ESTATE OF VILLAGE GURUGRAM,SECTOR-15, PART-II, GURUGRAM, MANESAR URBAN COMPLEX, TEHSIL & DISTRICT GURUGRAM, HARYANA.

CLIENT'S SIGNATURE & STAMP :

ARCHITECT'S SIGNATURE & SEAL :

RAJINDER KUMAR
CA/2490/75

Checked subject to comments in forwarding letter No. 245-360 Dt. 13/11/18 ... and notes attached with the estimate

STAMP

Superintending Engineer (HQ) for Chief Engineer 1 HSVP Panchkula

Director Town & Country Planning Haryana, Chandigarh

DRAWING STATUS

SUBMISSION DRAWING

DRAWING TITLE

POCKET-1
SITE PLAN

A.D.F.O. (HQ) DFS PKL Member B.P.C.

SCALE - 1:150 | DATED - APRIL- 2018

DWG. NUMBER SUB-P1-AR-SITE-F | REVISIONS R0

DRAINAGE LAYOUT