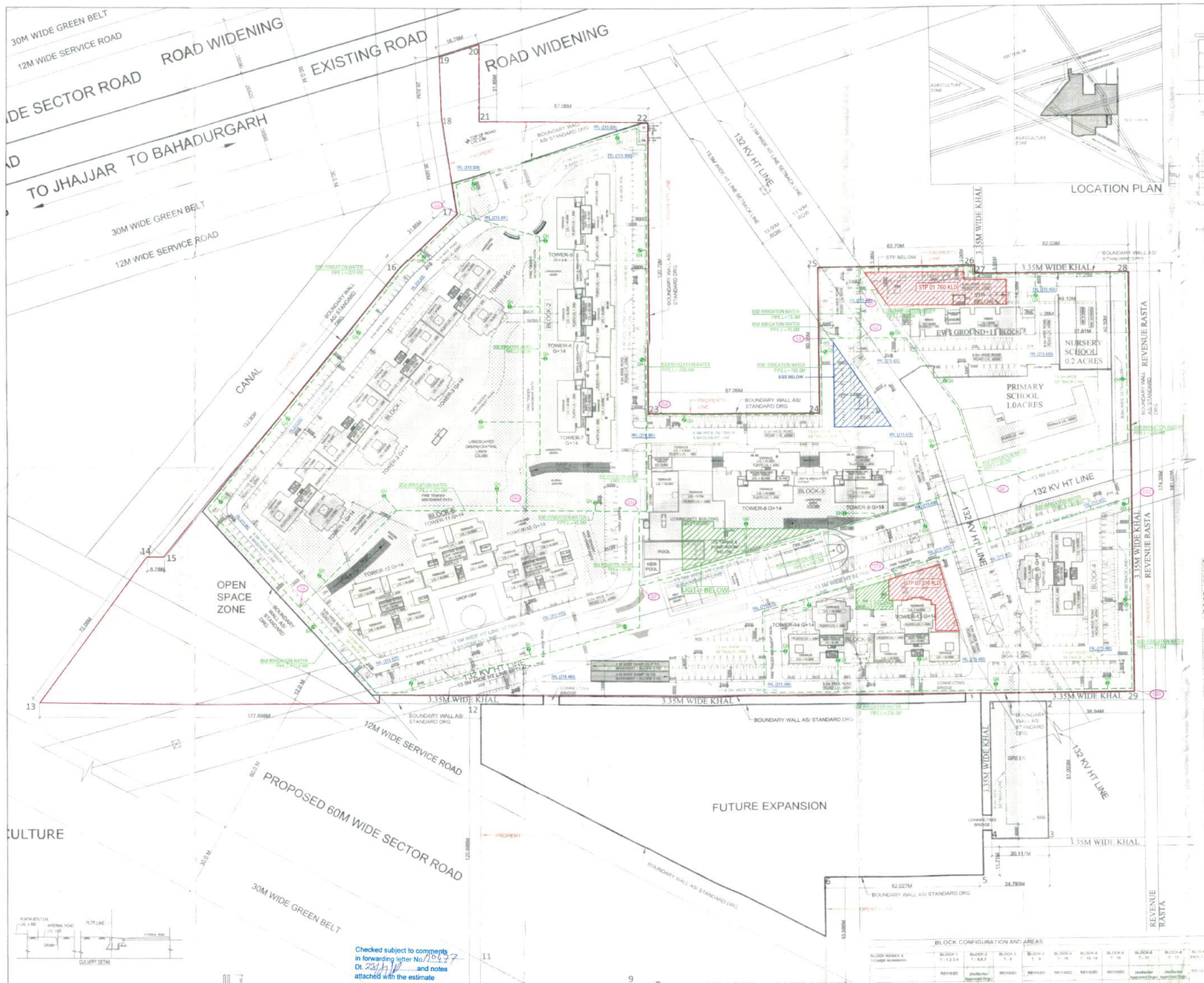

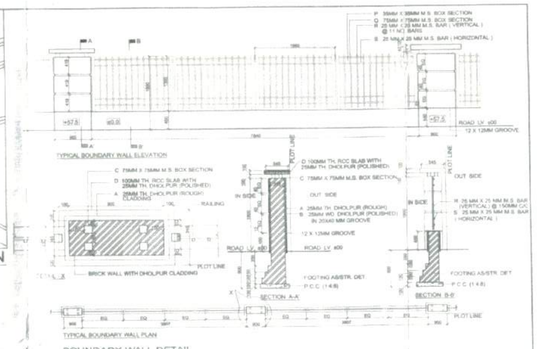

BOUNDARY WALL DETAIL

SCALE - 1:50

UNITS CALCULATION CHART

TOWER TYPE	TYPE OF UNITS	NO. OF FLOORS above ground	NO. OF UNITS AT GROUND FLOOR	NO. OF UNITS AT TYPICAL FLOOR	NO. OF TYPICAL FLOORS	NO. OF UNITS IN SINGLE TOWER	NO. OF TOWERS	NO. OF SERVANT UNITS	TOTAL DWELLING UNITS
		14	4	4	14	60	4		240
1. BLOCK - 1 (Ground+ 14)	2Bed Units								
2. BLOCK - 2 (Ground/S/B+ 14)	2Bed Units	14	2	5	14	72	3		216
3. BLOCK - 3 (Ground/S/B+ 14)	2Bed Units	14	2	5	14	72	2		142
4. BLOCK - 4 (Ground+14)	2Bed Units	14	2	4	14	60	1		60
5. BLOCK - 5 (Ground+ 14)	3Bed Units	14	2	4	14	60	3		180
6. BLOCK - 6 (Ground/S/B+ 14)	2 Bed + Servant	14	3 (3 to 7-14)	4 4	14 14	60 56	2 2	112	176
TOTAL NOS. OF MAIN DWELLING UNITS =									1164
TOTAL NOS. OF SERVANT UNITS =								112	112
7. BLOCK - 7 (G+11)	EWS Units	G+11	18	18	11	216	1		216
TOTAL NOS. OF EWS UNITS =									216

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REVISION	DATE	DESCRIPTION	BY

GENERAL NOTES

1. All dimensions are in mm unless mentioned otherwise
2. No dimensions are to be scaled from this drawing

GENERAL NOTES

1. FIRE SAFETY MEASURES
   a) The owner will ensure the provision of proper fire safety measures in the multi storeyed buildings conforming to the provisions of Rules 1965(MB) and the same should be get certified from the competent authority.
   b) Electric Sub Station / generator room if provided should be on solid ground near DGAT. Control panel on ground floor or in upper basement and it should be located on outer periphery of the building. The same should be got approved from Chief Electrical Inspector.
2. SOLAR WATER HEATING SYSTEM.
   The installation of solar water heating system shall be as per norms stipulated by HAREDA and shall be made operational in each building in all phase applying for an occupation certificate
3. RAIN WATER HARVESTING SYSTEM.
   The rain water harvesting system shall be provided as per Central Ground Water Authority norms/Haryana Govt. notification as applicable.

Nos. OF APARTMENT IN ALREADY APPROVED (UNDER CONSTRACTION) TOWERS=		
TOWERS T6, T8, T7+T9X=	216	Nos.
TOWERS T11=	96	Nos.
TOWERS T13=	21	Nos.
TOTAL	333	Nos.
PARKING REQUIRED FOR 333 UNITS @ 1.5 ECS/UNIT = 499.5 ECS =	500	ECS
COVERED CAR PARKING REQUIRED = 18% =	87	Nos.
COVERED CAR PARKING PROPOSED = (INCLUDES 179 Nos. FOR EARLIER PROPOSED TOWER & UNITS.)	1039	Nos.

SUMMARY OF AREAS APPLIED FOR APPROVAL (excluding Towers T-5,6,7, 11 and 12)		
1 TOTAL FAR AREA	77930.140 SQMT	
2 TOTAL STILT AREA	365.514 SQMT	
3 TOTAL MUMTY / MACHINE ROOM /	1.00 SQMT	
4 CAR TANKS AREA	1869.872 SQMT	
5 TOTAL SCHOOLS AREA	3187.8 37 SQMT	
6 TOTAL BASEMENT AREA	31214.711 SQMT	
TOTAL OF ABOVE	112617.030 SQMT.	

SUMMARY OF AREAS		
1 TOTAL FAR AREA	113217.611 SQMT	
2 TOTAL STILT AREA	2082.094 SQMT	
3 TOTAL MUMTY / MACHINE ROOM /	1.00 SQMT	
4 CAR TANKS AREA	1075.780 SQMT	
5 TOTAL SCHOOLS AREA	3187.8 37 SQMT	
6 TOTAL BASEMENT AREA	31214.711 SQMT	
TOTAL OF ABOVE	149619.548 SQMT	

CAR PARKING			
Required no of car parking including EWS @1.5 ECS /main DU		1746	ECS
Required EWS. Car parking @5% of Total car parking (NOS 86		87.3	ECS ECS
PROPOSED CAR PARKING			
Surface Car Parking (ECS)		629	CAR
Surface car parking for EWS. (ECS)		87	CAR
Total Surface car parking		716	CAR
STILT (Tower) Parking (car parking ECS)	SQM OF STILT AREA	19	CAR
Basement Car parking (ECS)	001 TO 355	355	CAR
	603 TO 639	37	
Basement Part-1 Mech. car parking (ECS)	(356-602)*2	484	CAR
Basement Part-2 Mech. car parking (ECS)	(640-706)*2	134	
Total Covd. Car parking provided		1039	CAR
Total Car Parking Provided		1755	CAR

IRRIGATION LAYOUT

REVISED SUBMISSION DRAWINGS

PROJECT: REVISED BUILDING PLANS FOR GROUP HOUSING COLONY MEASURING 21.70925 Acres(LICENCE No.80 of 2014 dated 3/06/2014 for 16.43125 Acres & LICENSE NO.120 of 2014 dated 27/08/2014 for 5.278 Acres) IN SECTOR-37, BAHADURGARH BEING DEVELOPED BY M.T. RESIDENCY PVT. LTD. AND OTHERS IN COLLABORATION WITH M. PROMOTERS PVT. LTD.

DATE	Revised Drg. Submitted	DRAWN BY	CHECKED BY	APPROVED BY
MAR.'16				
JULY '17				
1.08		ARAV	V.K.	L.K. SHARMA

DRAWING TITLE: SITE PLAN

Scale: 1:500 | Date: JULY '17 | Drawn: ARAV | Checked: V.K. | Approved: M. SHARMA (Chief of Architecture Planning Department, HSVP)

DRAWING NO.: SP/BP/01, SP/BP/02

ARCHITECTS: C. P. KUKREJA ARCHITECTS, A-3, KARKARDOOMA COURT, DELHI-110092, PHONE : 011-4666 0800, FAX : 011-22685775, E.MAIL:cpk@vsnl.com

STRUCTURAL CONSULTANTS: TPC TECHNICAL PROJECTS CONSULTANTS PVT. LTD., 418 N.I.T. PLAZA, NIT, FARIDABAD

MEP CONSULTANTS: PARADISE CONSULTANTS, Plot No. 113, Sector 44, Near Cyber Hub, Gurgaon-122002, Haryana, Tel. 0124-4372000, 4372001-05, Fax: 0124-4372099, E-mail: paradise-cons@sify.com, Website: www.paradiseconsultants.com

DRAWING NO.: 4SQFT-Revit Sq. 4TESTSITE PLANS.DWG | DRG. NO.: 1/35

CAD NO.:

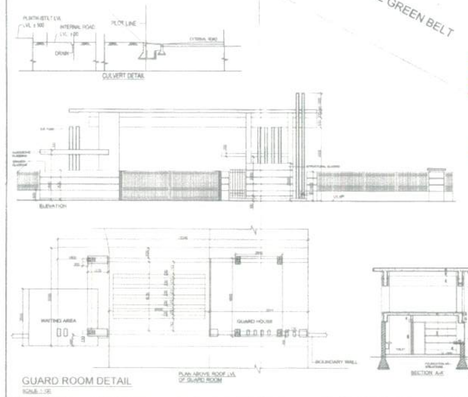
Checked subject to comments in forwarding letter No. 10677 Dt. 23/11/17 and notes attached with the estimate

Sr. Xen (IIQ) for Chief Engineer 1 HSVP Panchkula

Executive Engineer, HSVP Division, Bahadurgarh

Superintending Engineer HSVP Circle, Rohtak

Director General Town & Country Planning Haryana, Chandigarh



AREA STATEMENT

TOTAL SITE AREA		87864.075 SQM	21.70925 ACRES
PERMISSIBLE GROUND COVERAGE AND FAR ON LAND AREA		83196.963 SQM	20.55846 ACRES
PERMISSIBLE GROUND COVERAGE (@ 33%)		28110.827 SQM	
PROPOSED GROUND COVERAGE	11.7428 %	9769.635 SQM	
PERMISSIBLE F. A. R. (@ 175%)		145594.686 SQM	
PROPOSED F.A.R.	136.094 %	113217.611 SQM	
PERMISSIBLE/REQUIRED GREEN AREA (@ 15%)		12479.545 SQM	
PROPOSED GREEN AREA	16.326 %	13700.869 SQM	
REQUIRED CAR PARKING (@ 1.5 ECS/MAIN DU)	1164 MAIN DU Nos. X 1.5 =	1746 CAR	
PROPOSED CAR PARKING		1755 CAR	
PERMISSIBLE DENSITY (100-400 P.P.A.)	400 X 20.55845 =	8223.38 PERSONS	
PROPOSED DENSITY	1164 MAIN DU X 5 =	5820 PERSONS	
	216 EWS X 2 =	432 PERSONS	
	117 117 SERVANT X 2 =	234 PERSONS	
	TOTAL ACHIEVED (POPULATION) DENSITY	6486 PERSONS	315.49 PPA
PERMISSIBLE COMMERCIAL AREA	0.50%	415.9648195	0
PROPOSED COMMERCIAL AREA	0.148%	123.014	

BLOCK CONFIGURATION AND AREAS

BLOCK NAMES & TOWER NUMBERS	BLOCK 1 T-1,2,3,4 REVISED	BLOCK 2 T-5,6,7 (Reflective Approved Drg)	BLOCK 3 T-8 REVISED	BLOCK 4 T-9 REVISED	BLOCK 5 T-10 REVISED	BLOCK 6 T-11 (Reflective Approved Drg)	BLOCK 7 T-12 (Reflective Approved Drg)	BLOCK 7 EWS T-12 REVISED	COMMUNITY BUILDING REVISED	CONVENIENT SHOPPING BLOCKS REVISED	NURSERY SCHOOL REVISED	PRIMARY SCHOOL REVISED	
No. OF FLOORS	(G + 14)	(S/G + 14)	(S/G + 14)	(S/G + 14)	(G + 14)	(G + 14)	(S/G + 14)	(S/G + 14)	(G + 2)	(G)	(G + 1)	(G + 1)	
GROUND COVERAGE AREA	537.512	640.360	424.520	424.520	537.512	537.512	640.360	640.360	964.451	123.014	226.35	696.125	
GROUND STILT AREA (NON-FAR)	1.000	264.252	239.403	239.403	1.000	1.000	264.252	264.252	964.451	123.014	226.350	696.125	
GROUND FLOOR FAR	537.512	231.376	184.67	184.67	537.512	537.512	380.211	376.027	964.451		226.350	640.125	
1st FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349	147.882		221.600		
2nd FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
3rd FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
4th FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
5th FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
6th FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
7th FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
8th FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
9th FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
10th FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
11th FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
12th FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
13th FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
14th FLOOR FAR	498.492	487.595	385.040	385.040	498.492	498.492	436.407	508.349					
MAIN & FIRE STAIRS (NON FAR)	369.600	390.388	380.288	380.288	369.600	369.600	421.219	421.219	347.000	64.904			
TOTAL FAR OF SINGLE TOWER/BLOCK	7916.400	6772.208	5875.208	5884.414	7916.400	7916.400	6480.905	7419.095	5784.218	1757.584	123.014	453.350	1306.184
NOS. OF TOWERS/BLOCKS	4	2	1	1	4	4	2	2	1				
NET TOTAL FAR	30865.600	13544.304	5875.208	5884.414	31664.600	31664.600	12960.810	14838.190	5784.218	1757.584	123.014	453.350	1306.184
NET NON-FAR AREA	1476.400	1558.388	380.288	380.288	369.600	739.200	421.219	421.219	347.000				
NET TOTAL GR. COVERAGE	2150.048	1480.080	239.403	239.778	537.512	1075.024	480.044	696.389	1.000	964.451	123.014	226.350	696.125
NET TOTAL STILT (TOWER) AREA	0.000	792.546	239.403	239.778	0.000	0.000	264.833	264.833	419.75				
MUMTY/ MACHINE ROOM / CARS AREA TOTAL AREA OF BLOCK	250.380	173.202	57.094	57.094	51.520	115.040	78.198	98.445	58.445	30.625		30.512	75.546
ALL AREAS IN SQMT													

2082.094	TOTAL STILT AREA	
1075.780	TOTAL MUMTY/ MACHINE ROOM / CAR TANKS AREA	