

S. NO.	TYPE	SIZE(MT.)	AREA SQ.MT	NOS.	GROUND COVERAGE	TOTAL FAR OF 1 PLOT	TOTAL FAR AREA
1	1	AS PER DETAIL	320.796	1	320.796	1229.796	1229.796
2	2 TO 6	6.000	20.900	5	627.000	447.654	2238.270
3	7	6.100	20.900	1	127.490	456.134	456.134
4	8 & 14	6.100	25.084	2	306.024	558.222	1116.444
5	9 TO 13	6.000	25.084	5	752.520	555.594	2777.970
6	15	6.455	23.974	1	154.752	562.311	562.311
7	16 TO 23	6.455	23.974	8	1238.016	561.375	4491.000
8	24	AS PER DETAIL	212.521	1	212.521	789.199	789.199
9	PUBLIC TOILET	5.000	12.00		FREE FROM FAR		
	NOTE :- PUBLIC TOILET FREE FROM FAR		TOTAL	24	3739.119		13661.124
			ACHIEVED FAR				1.28

Hitesh Sharma
(HITESH SHARMA)
STP(HQ)

Bhuvnesh Kumar
(BHUVNESH KUMAR)
CTP (HR)

Amit Khatri
(AMIT KHATRI)
DTP (HR)

Satya Pal
(SATYA PAL)
JD (HQ)

Ram Kumar
(RAMAN KUMAR)
ATP(HQ)

Divya Dogra
(DIVYA DOGRA)
DTP(HQ)

CONTENTS:-
SITE PLAN



STANDARD DESIGN OF SCO'S OF COMMERCIAL SITE ON THE LAND MEASURING 2.64 ACRES PART OF RESIDENTIAL PLOTTED COLONY NAMELY CHD CITY FALLING UNDER LICENSE NO. 11-24 OF 2007, 168 OF 2008, 71 OF 2011, 125 OF 2012, 65 OF 2014 AND 16 OF 2017, SECTOR-45, KARNAL BEING DEVELOPED BY ARV BUILDERS PVT. LTD. (THIRD PARTY)

TOTAL AREA OF COMMERCIAL SITE - 10683.684 SQMT.

TOTAL SITE AREA = 10683.684 SQMT.
PERMISSIBLE FAR (1.50) = 16025.526 SQMT
PERMISSIBLE GROUND COVERAGE @ 35% = 3739.289 SQMT.
PROPOSED GROUND COVERAGE 34.99% = 3739.119 SQMT.
(EXCLUDING PUBLIC TOILETS)
PROPOSED F.A.R.= 13661.124 sq. mt. (1.28)

NOTE :- THE PARKING AREA SHALL NOT BE SOLD WHAT SO EVER IN ANY MANNER .

NOTES:-

1. ALL PIPES PASSING UNDER FLOORS.
2. COMMON WALL SHALL BE SHARED.
3. ALL DIMENSIONS ARE IN METERS.
4. THE ARRANGEMENT OF TOP ROOF RAIN WATER HARVESTING SYSTEM WILL BE MADE BY THE OWNER ON THE PLOT IF APPLICABLE.
5. ALL WALLS, BEAMS & SLABS SHALL BE PROVIDED AS PER STR. DRAWING.
6. THE CONST. OF THE BUILDING WILL BE UNDER TAKEN AS PER APPROVED BUILDING PLAN STRUCTURE DESIGN GIVEN BY STRUCTURAL ENGINEER.
7. RESPONSIBILITY OF STRUCTURAL STABILITY OF ANTI-EARTH QUAKE WILL BE OF THE SUPERVISING ENGINEER / OWNER.
8. PARKING AREA CANNOT BE SOLD AT ANY MANNER
9. ONE MILK & VEGETABLE BOOTH SITE SHALL MANDATORILY BE PROVIDED IN ONE OF ANY SCO.
10. PASSAGE OF GROUND FLOOR SHALL BE OPEN FOR MOVEMENT.

SITE BOUNDARY SHOWN BY



DRAWING NUMBER/TYPE
SITE PLAN

OWNER

ARV BUILDERS PVT. LTD.
For ARV BUILDERS

Partner

AUTHORISED SIGNATORY.

DRAWN BY:-

SUNIL

DRAWING NO.

01/07

ARCHITECT :-

AR. RAHUL SHARMA
B.ARCH
CA/2016/77377



ARCHITECT, INTERIOR DESIGNERS,
LANDSCAPERS & DECORATORS.

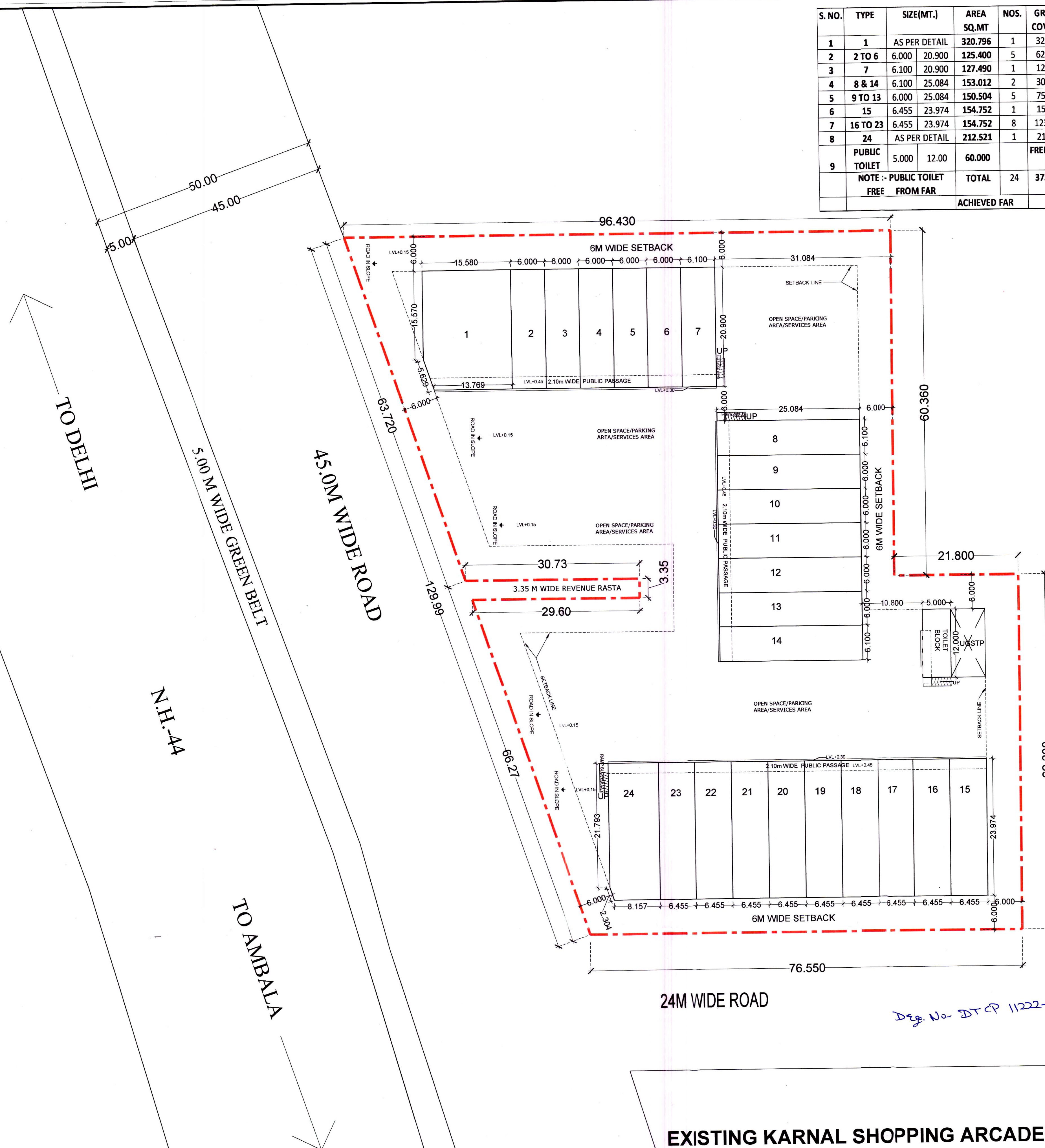
SCO-49, 2ND FLOOR, SHIV NAGAR, PEER MUGHALLA,

ZIRAKPUR, PB

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24M WIDE ROAD

EXISTING KARNAL SHOPPING ARCADE(KSA)

Fig. No DTP 1122-I Dated 04-07-2025