

*Office of District Town Planner Jhajjar*  
DEPARTMENT OF TOWN & COUNTRY PLANNING, HARYANA  
FIRST FLOOR, MINI SECRETARIAT, JHAJJAR )  
**E-mail: ntp1.jhajjar.tcp@gmail.com**

Memo No. JR/DTPP/4357/2018  
Date : 10/9/18

To

Sh. Navin Kumar, Architect,  
R/o DFI, K-47, Kailash Colony,  
New Delhi – 110048.

Sub.: **Confirmation for the sanction of Proposed Building plan of plot no. A-118, A-122, A-230, A-234, A-236, A-238, A-240, Gnex Realtech Pvt. Ltd. (License no. 95 of 2017), Sector - 36, Bahadurgarh under the Self Certification Policy.**

Ref.: Your application dated 04/09/2018.


The building plan received vide letter under reference has been examined regarding following parameters only and found that:

1. The front and rear set backs are in order.
2. The ground coverage and FAR achieved is in order.
3. The height is in order.
4. The Gate position is in order.

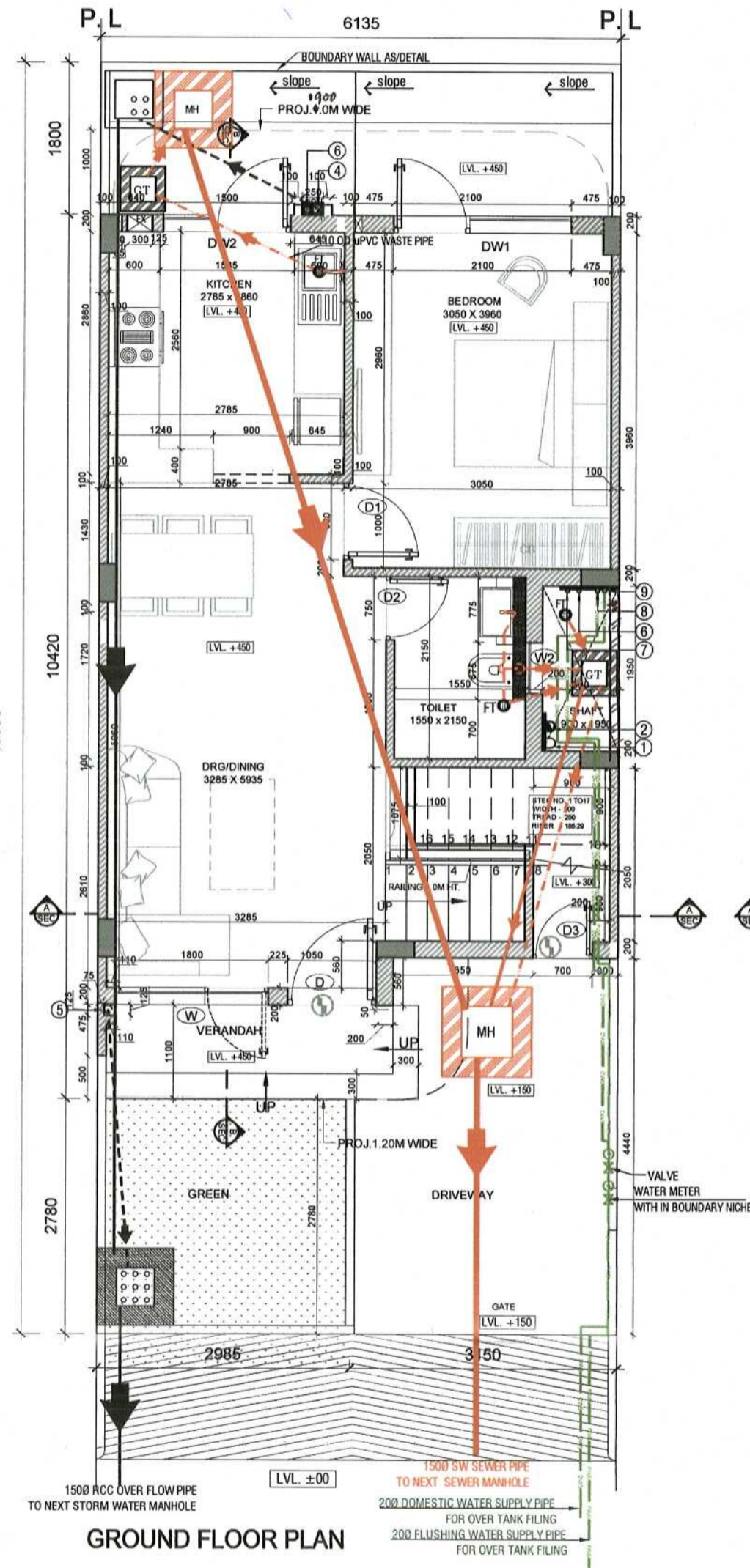
You are therefore, requested to take further steps regarding approval of building plan as per provision of Haryana Building Code, 2017 after re-examining the plans. After approval, one set of the building plan may be provided to your client, one set to the colonizer and one set to this office alongwith the Plans in an uneditable CD within 15 days of the issuance of this letter for record and site inspection. Variance, if any, in size of the plot at site may be intimated.

In the approval letter it be mentioned that the building plans are in order as per Haryana Building Code 2017. Further, in the approval, a condition be imposed that "the owner will comply with the directions contained in the order of Hon'ble National Green Tribunal dated 10.04.2015 in OA No. 21 of 2014-Vardhaman Kaushik V/s UOI & Others as well as MOEF Guidelines, 2010 in relation to precautions required to be taken while carrying on construction."

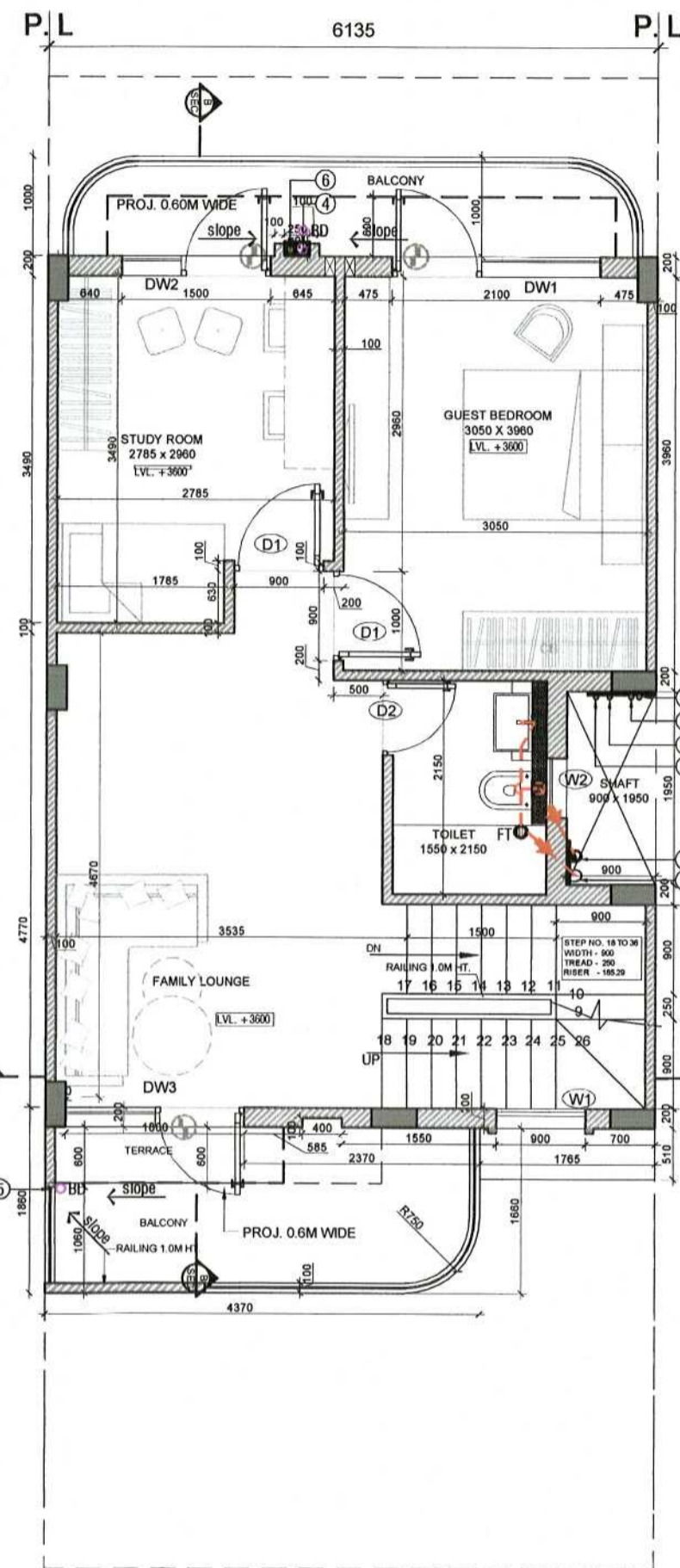
In case of your withdrawal of professional services in respect of subject cited plot, the intimation regarding the same must be conveyed immediately along with reasons thereof, to this office. You shall be liable to follow the measures prescribed in the Self Certificate Policy in the letter and spirit, failing which action as per Act/Rules/Policy shall be initiated.

  
District Town Planner,  
Jhajjar

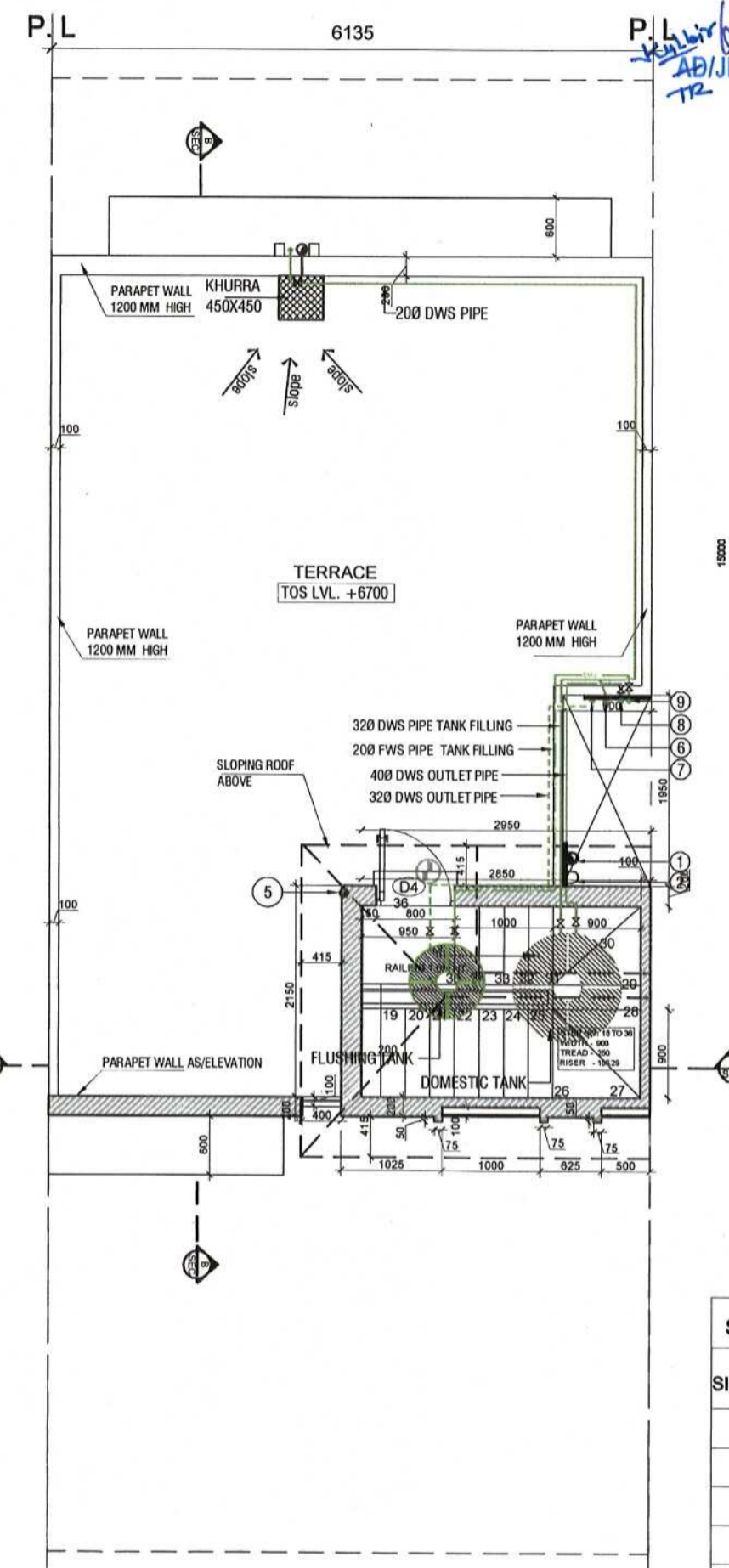
FAR, Ground Coverage, Set-Backs, Height & Gate Position Found in Order.



GROUND FLOOR PLAN



FIRST FLOOR PLAN



TERRACE PLAN

SCHEDULE OF DOOR AND WINDOW

Sl.NO.	TAG	SIZE	CILL HT.
1	D	1.05M X 2.4M	--
2	D1	.90M X 2.1M	--
3	D2	0.75M X 2.1M	--
4	D3	0.70M X 1.45M	--
5	D4	0.80M X 2.1M	--
1	DW1	2.10M X 2.40M	--
2	DW2	1.50M X 2.40M	--
3	DW3	1.8M X 2.40M	--
1	W	1.8M X 1.95M	.45M
2	W1	.90M X 2.25M	1.0M
3	W2	.60M X 1.65M	.45M
4	W2A	.60M X 0.9M	1.2M

AREA SCHEDULE OF PLOT (6.135 X 15.00 M = 92.025 SQM)

NO.	NAME	PERMISSIBLE	PROVIDED
1	F.A.R	184.05 SQM (200%)	109.4368 SQM(118.92%)
2	GR. COV.	60.7365 SQM (66%)	55.694 SQM (60.52%)
3	HEIGHT	15 MT.	6.7 MT.

SUBMISSION DWG

NOTES :-  
 1. TOILETS HAVE BEEN MECHANICALLY VENTILATED  
 2. BOUNDARY WALL AS/STANDARD DRAWING  
 3. THE SHAFT IS COMMON FOR ADJOINING PLOTS ALSO,  
 WHICH ARE ALSO CONSTRUCTED BY COMPANY AND THE  
 SIZE OF LOCATION OF SHAFT SHALL NOT BE CONVERTED BY  
 APPLICANT AT THE TIME OF REVISION

TOTAL PLOT AREA	6.135	15.00	92.025	SQM
PER.F.A.R. (TOTAL PLOT AREA@200%)				184.05 SQM
PER.COV.D AREA ON GR. FL. (60.7365@66%)				60.7365 SQM
PROP. COVD AREA ON GR. FL.				
PLOT AREA	AA	6.135	15.00	92.025 SQM
LESS	A	3.485	3.68	13.522
	B	2.65	4.44	11.766
	C	6.135	1.8	11.043
TOTAL	BB			36.331 SQM
TOTAL GR FL AREA (AA-BB)				55.694 SQM

FIRST FLOOR COVD. AREA				
SAME AS GROUND - LESS (E)				
GR FL AREA (CC)				55.694 SQM
LESS	E	0.56	3.485	1.0516
TOTAL	DD			1.9516
TOTAL 1ST FL AREA (CC-DD)				53.743 SQM
TOTAL COVD. AREA OF GR. FL.+FFL.				109.4368 SQM
MUMTY AREA				
		2.25	2.65	6.4125 SQM
TOTAL COVD AREA WITH MUMTY				115.8493 SQM

CLIENT  
 GNEX REALTECH PVT. LTD.  
 PROJECT  
 ASHA CITY SECTOR-36,  
 BAHADURGARH, HARYANA  
 LICENSE NO. LC-3564  
 R.H.S DRIVEWAY  
 PLOT NO. ACC. TO MASTER PLAN :-  
 ( BLOCK-A ) PLOT NO:-  
 A118,A122,A230,A234,A236,  
 A238,A240

SHEET TITLE  
 VILLA FLOOR PLANS

DRG. NO. DF1/B/ASN/100

SCALE -	DATE -	REV. NO	NORTH
1:50	03.05.2018	R0	

ARCHITECTS  
**dfi**  
 DESIGN FORUM INTERNATIONAL  
 K-47, KAILASH COLONY, NEW DELHI-110048  
 PH. NO.- 011-46559600, FAX:- 011-46559601

OWNER'S SIGNATURE  
 For GNEX REALTECH PRIVATE LIMITED  
 Authorised Signatory

ARCHITECT'S SIGNATURE  
 NAVIN KUMAR  
 Archt  
 CA/2003/31873, ATTA/A-1454



FRONT ELEVATION



REAR ELEVATION

SUBMISSION DWG

NOTES :-

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FAR, Ground Coverage, Set-Backs, Height & Gate Position Found in Order.

Kuldeep Singh  
AB/JD  
TR

PA/ATP

Shubh  
DTP

CLIENT  
GNEX REALTECH PVT. LTD.

PROJECT  
ASHA CITY SECTOR-36,  
BAHADURGARH, HARYANA

LICENSE NO. LC-3564  
R.H.S DRIVEWAY  
PLOT NO. ACC. TO MASTER PLAN :-  
( BLOCK-A ) PLOT NO:-  
A118,A122,A230,A234,A236,  
A238,A240

SHEET TITLE  
FRONT & REAR ELEVATIONS

DRG. NO. DFI/B/A/SN/101

SCALE -	DATE -	REV. NO	NORTH
1:50	03.05.2018	R0	↑

ARCHITECTS  
**dfi**  
DESIGN FORUM INTERNATIONAL  
K-47, KAILASH COLONY, NEW DELHI-110048  
PH. NO:- 011-46556600, FAX:- 011-46556601

OWNER'S SIGNATURE

For GNEX REALTECH PRIVATE LIMITED  
Authorised Signatory

ARCHITECT'S SIGNATURE

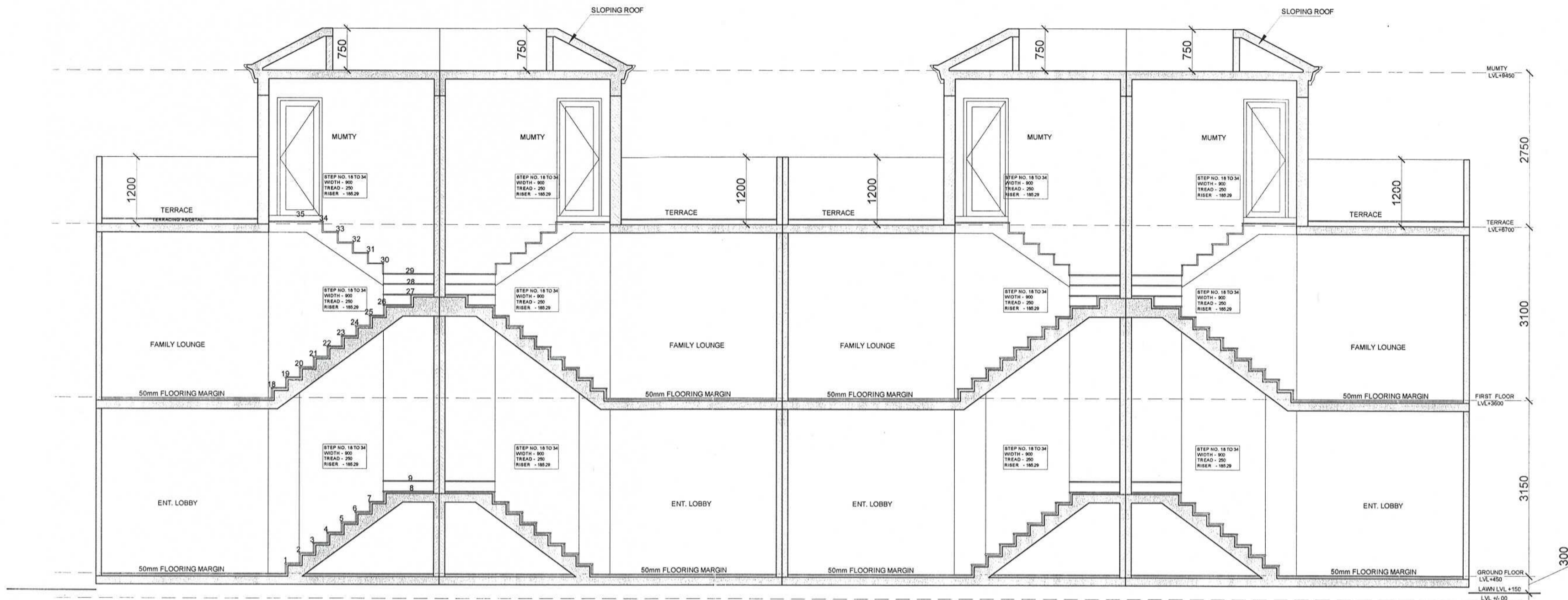
ASHU KUMAR  
B. Arch  
QA/2003/31873, AITA/A-1446

NOTES :-

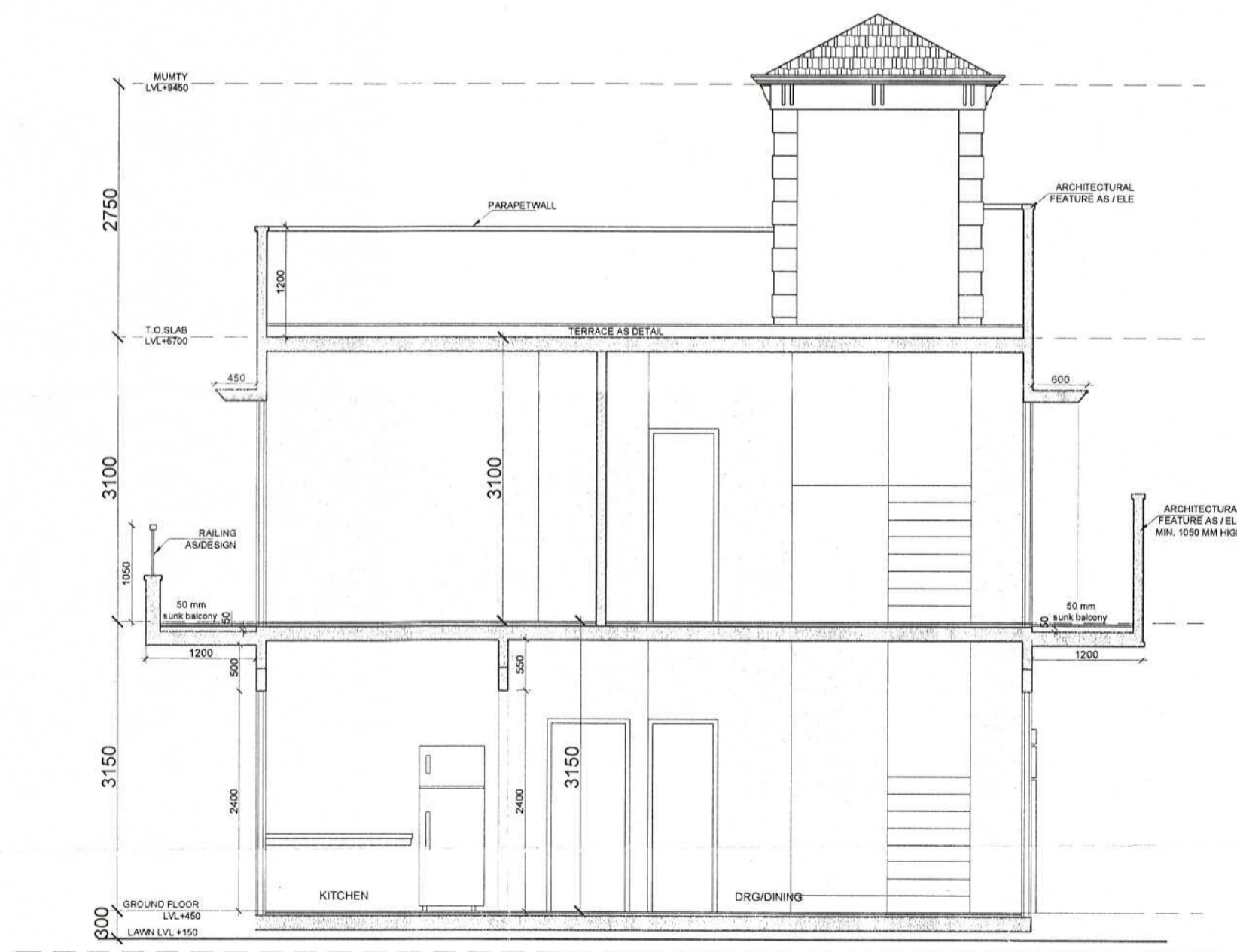
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FAR, Ground Coverage, Set-Backs, Height & Gate Position Found in Order.

*Kalish Dign*  
AD/JD TR  
*PA/ATP*  
*DTP*



SECTION AA



SECTION BB

CLIENT  
GNEX REALTECH PVT. LTD.

PROJECT  
ASHA CITY SECTOR-36,  
BAHADURGARH, HARYANA

LICENSE NO. LC-3564  
R.H.S DRIVEWAY  
PLOT NO. ACC. TO MASTER PLAN :-  
( BLOCK-A ) PLOT NO:-  
A118,A122,A230,A234,A236,  
A238,A240

SHEET TITLE

SECTIONS

DRG. NO. DFI/B/A/SN/103

SCALE -	DATE -	REV. NO	NORTH
1:50	03.05.2018	R0	

ARCHITECTS  
**dfi**  
DESIGN FORUM INTERNATIONAL  
K-47, KAILASH COLONY, NEW DELHI-110048  
PH. NO:- 011-46556600, FAX:- 011-46556601

OWNER'S SIGNATURE  
  
For GNEX REALTECH PRIVATE LIMITED  
*(Signature)*  
Authorised Signatory

ARCHITECT'S SIGNATURE  
*(Signature)*  
NAVIN KUMAR  
B. Arch  
QA/2003/31873, AITA/A-14543