

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

Memo No. TR/DTPP/4348/2018
Date: 10/9/18

To

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

Sub.: **Confirmation for the sanction of Proposed Building plan of plot no. A-241, 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.

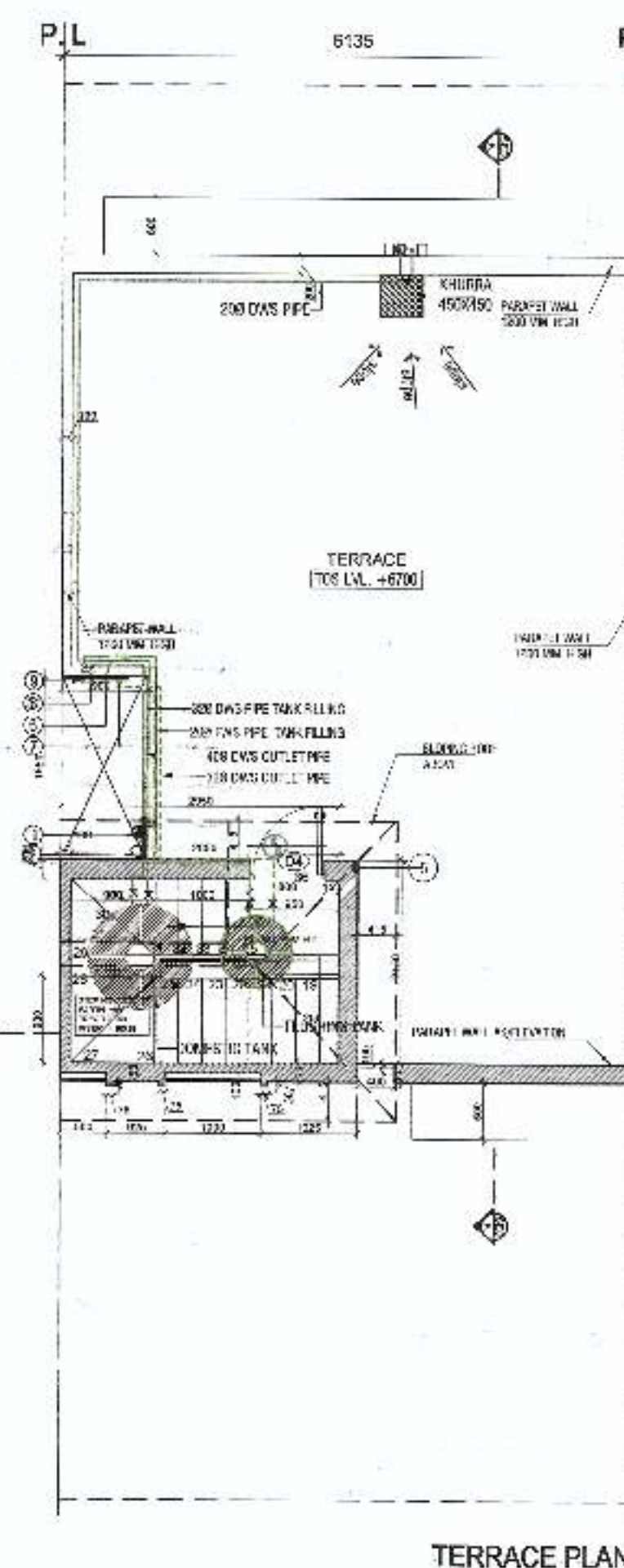
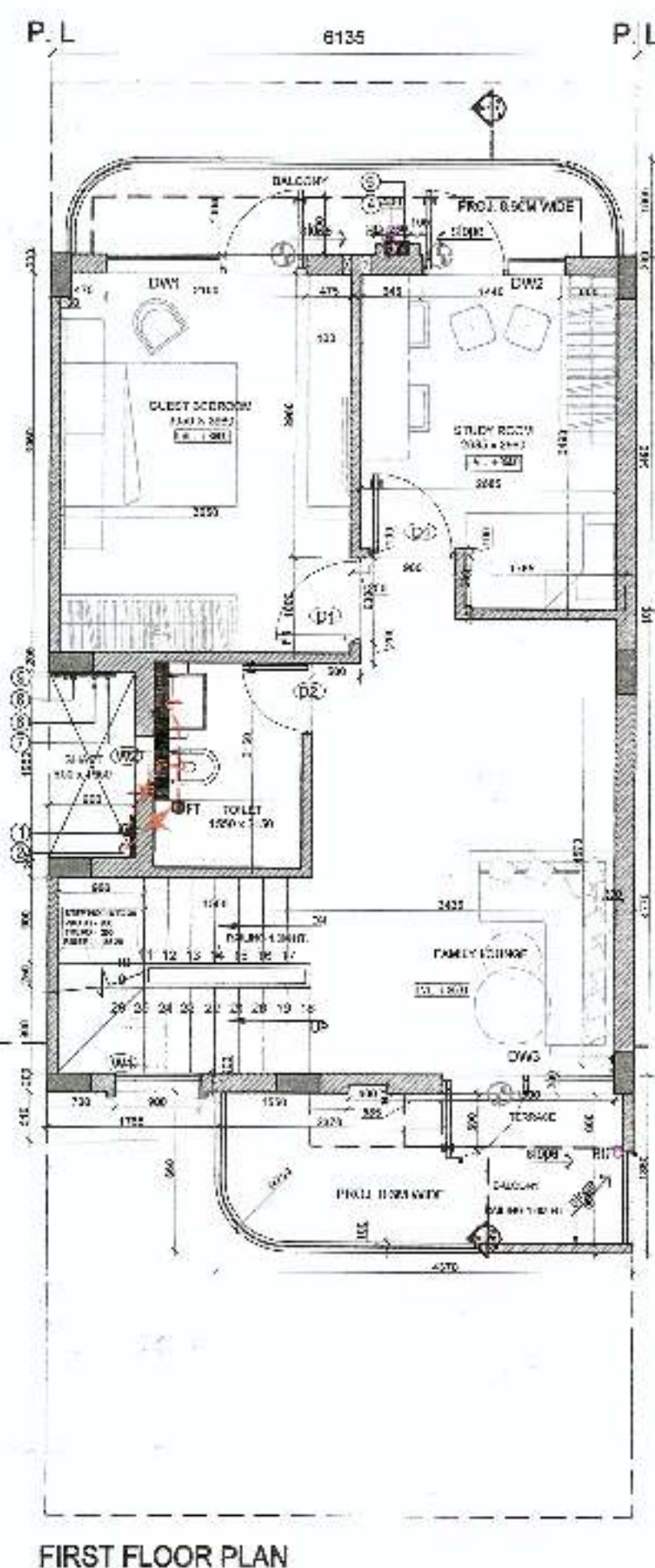
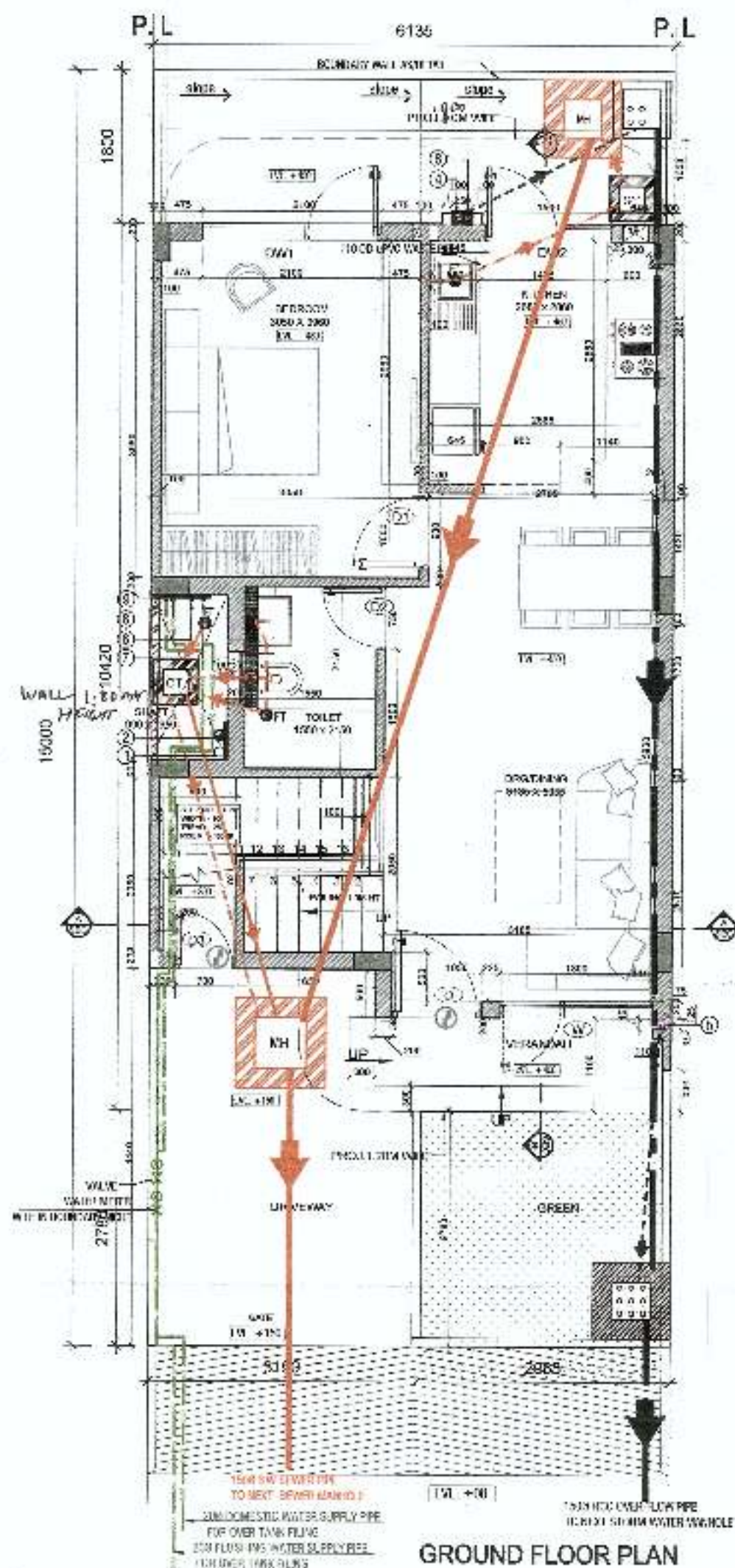
You are therefore, requested to take further steps regarding approval of building plan as per provision of Haryana Building Code, 2017 after re-examining the plans. After approval, one set of the building plan may be provided to your client, one set to the colonizer and one set to this office alongwith 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.



SCHEDULE OF DOOR AND WINDOW

S.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	.80M X 1.65M	.45M
4	W2A	.80M X 0.8M	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%)	109.4388 SQM (118.92%)
2	GR. COV.	60.7385 SQM (66%)	55.894 SQM (60.52%)
3	HEIGHT	15 MT.	6.7 MT.

SUBMISSION DWG

NOTES

- TOILETS HAVE BEEN MECHANICALLY VENTILATED
- BOUNDARY WALL AS STANDARD DRAWING
- 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
GR. COV. AREA ON GR. FL. (60.7385%)				60.7385	SQM
PROPOSED COV. AREA ON GR. FL.				55.894	SQM
FLAT AREA	AA	0.135	15.00	92.025	SQM
LESS	A	2.485	3.88	13.472	
	B	2.45	0.44	11.256	
	C	2.125	1.0	11.043	
TOTAL	BB			26.811	SQM
TOTAL GR. FL. AREA (AA-BB)				55.894	SQM

FIRST FLOOR COV. AREA

GR. COV. AREA - FIRST FLOOR				
GR. COV. AREA (CC)				59.280 SQM
LESS	E	0.56	3.408	1.0210
TOTAL	DD			1.0510
TOTAL 1ST FL. AREA (CC-DD)				55.743 SQM
TOTAL COV. AREA OF GR. FL. + 1ST FL.				214.530 SQM
MUMTY AREA				
		2.25	2.25	0.4125 SQM
TOTAL COV. AREA WITH MUMTY				215.053 SQM

CLIENT
GNEX REALTECH PVT. LTD.

PROJECT

ASHA CITY SECTOR-36,
BAHADURGARH, HARYANA

LICENSE NO. LC-3584
L.H.S DRIVEWAY (CORNER PLOT)
PLOT NO. ACC. TO MASTER PLAN :-
(BLOCK-A)
PLOT NO:- A-241

SHEET TITLE

VILLA FLOOR PLANS

DRG. NO. DH/HA/AS/100

SCALE	DATE	REV. NO	NORTH
1:50	03.05.2018	RD	

ARCHITECTS

dfi
DESIGN FORUM INTERNATIONAL
K-47, ANILKUMAR COLONY, NEW DELHI-110066
P.T. NO. 011-45550000 FAX: 011-26559907

OWNER'S SIGNATURE

For GNEX REALTECH PRIVATE LIM

Authorised Signatory

ARCHITECT'S SIGNATURE

NATIN KUMAR
ARCHITECT
A/2003/31573, AYTA/A-1456

SUBMISSION DWG

NOTES

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

Handwritten signatures and stamps:
AD/D
PAIATP
STP

CLIENT

GNEX REALTECH PVT. LTD.

PROJECT

ASHA CITY SECTOR-38,
BAHADURGARH, HARYANA

LICENSE NO. LC-3584

L.H.S DRIVEWAY (CORNER PLOT)

PLOT NO. ACC. TO MASTER PLAN :-
(BLOCK-A)

PLOT NO:- A241

SHEET TITLE

FRONT & REAR ELEVATIONS

DRG. NO. DHBA/SAW/01

SCALE -	DATE -	REV. NO.	NORTH
1:50	05.05.2018	R0	

ARCHITECTS

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DESIGN GROUP INTERNATIONAL
K-17, SALARH QUARTER, PHASE-1, GATE NO. 1, SECTOR-38, BHADURGARH, HARYANA

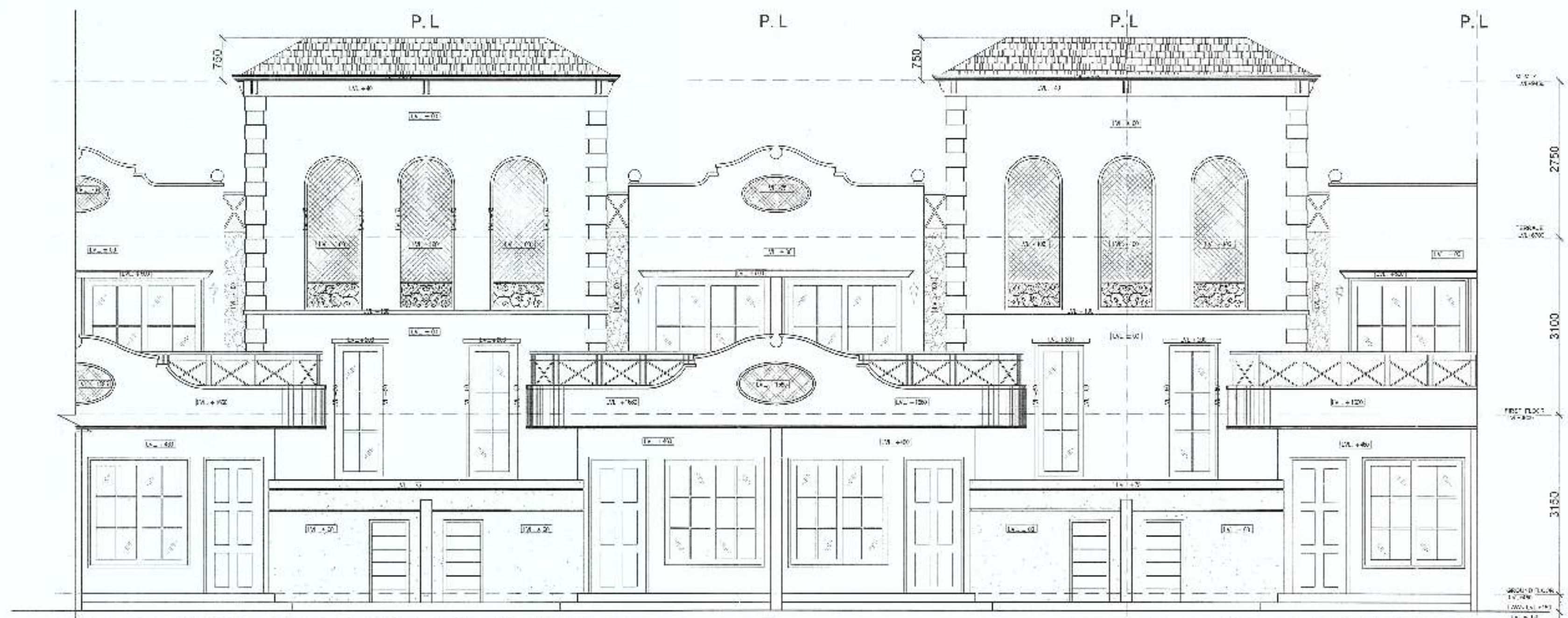
OWNER'S SIGNATURE

For GNEX REALTECH PRIVATE LIMITED

Handwritten signature
Authorized Signatory

ARCHITECT'S SIGNATURE

Handwritten signature
S. Arch
1/2013/31873, ATIA/4-10482

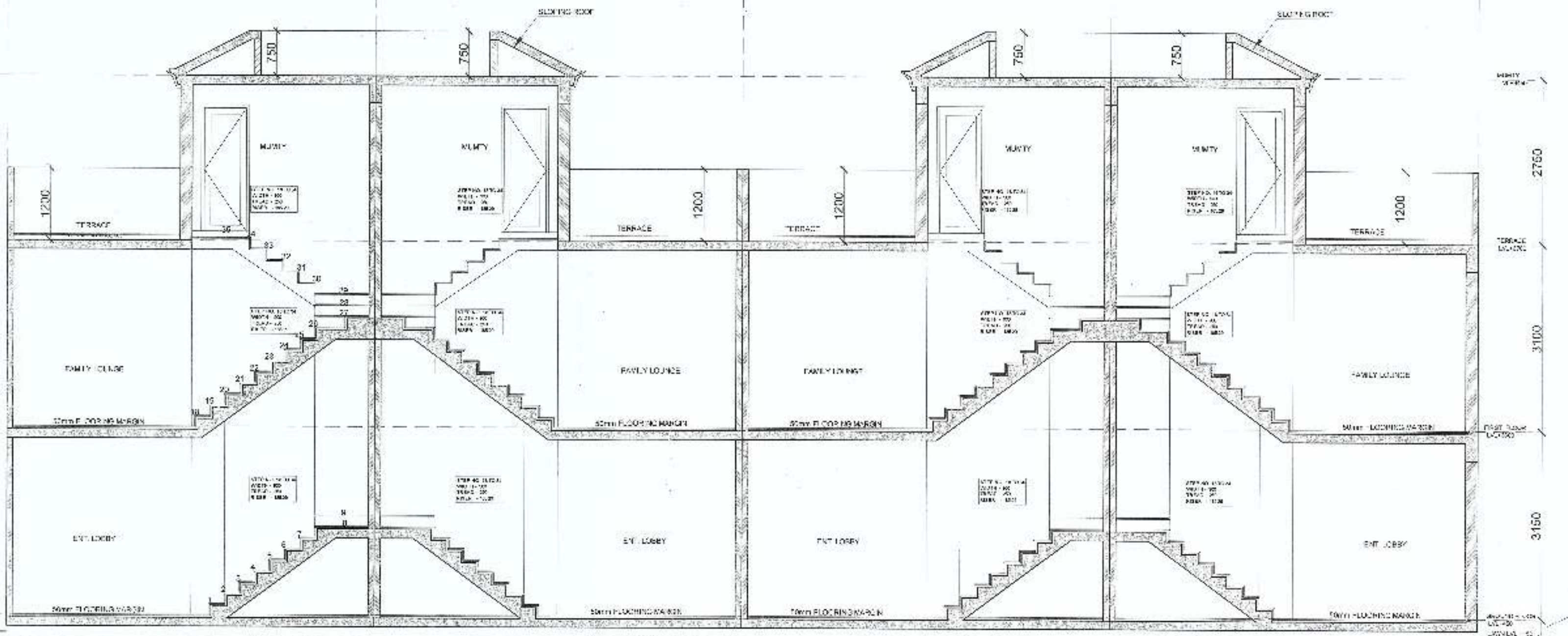


FRONT ELEVATION

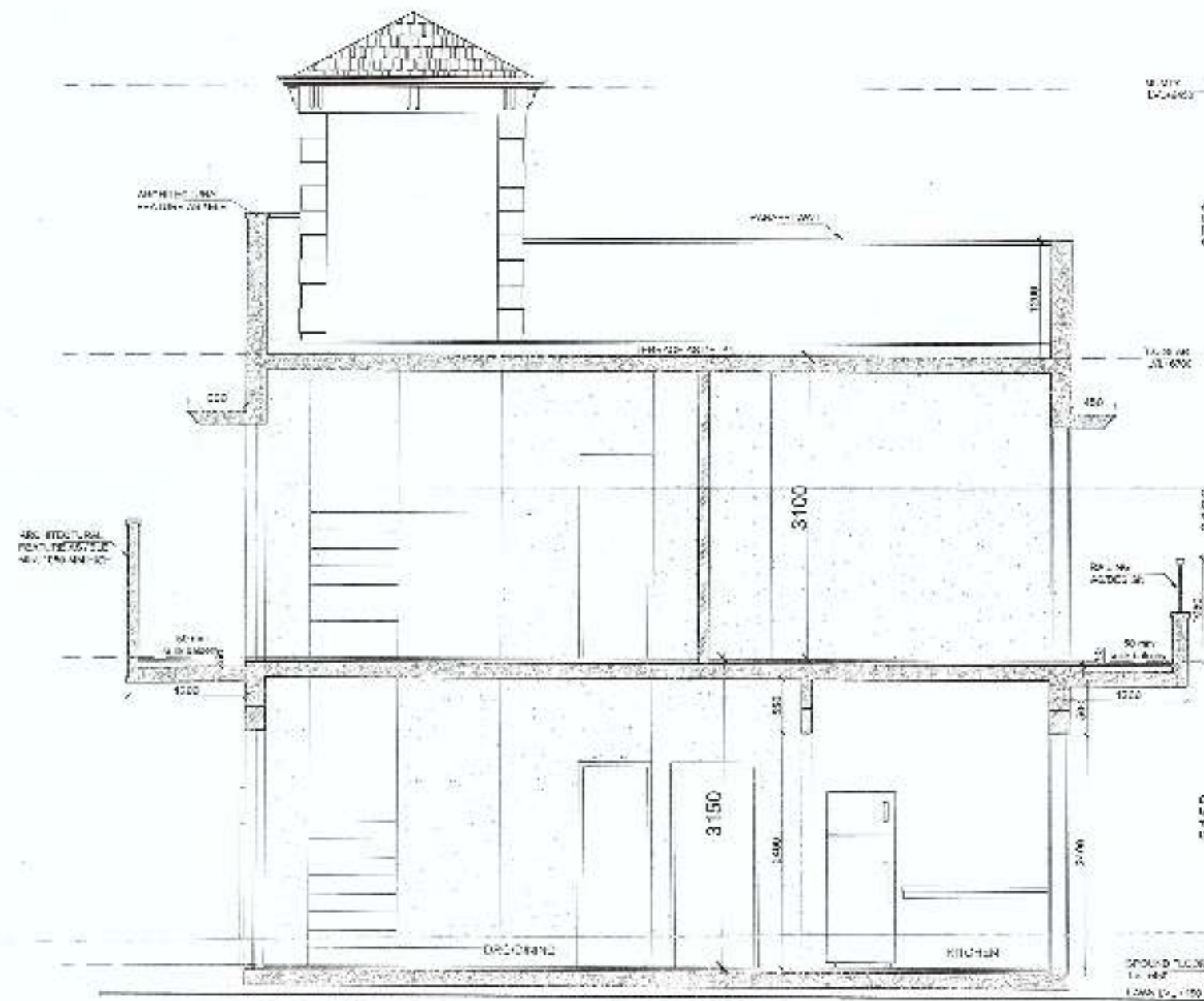


REAR ELEVATION

P.L. P.L. P.L. P.L. P.L.



SECTION AA



SECTION BB

SUBMISSION DWG

NOTES :

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

AD/UD
PA/ATP
DTP

CLIENT

GNEX REALTECH PVT. LTD.

PROJECT

ASHA CITY SECTOR-36, BAHADURGARH, HARYANA

LICENSE NO. LC-3564

L.H.S DRIVEWAY (CORNER PLOT)

PLOT NO. ACC. TO MASTER PLAN :- (BLOCK-A)

PLOT NO:- A241

SHEET TITLE

SECTIONS

DRG. NO. 111018A/SW103

SCALE -	DATE	REV. NO	NORTH
1:100	03.06.2018	R0	

ARCHITECTS

dii

DESIGN & CONSTRUCTION INTERNATIONAL
K-47, KALASH CHOWK, NEW DELHI 110049
PH: 91-11-45110001, FAX: 011-45110001

OWNER'S SIGNATURE

For GNEX REALTECH PRIVATE LIMITED
Authorised Signatory

ARCHITECT'S SIGNATURE

For GNEX REALTECH PRIVATE LIMITED
Authorised Signatory
B. K. KUMAR
A/2003/51873, AIA/A-1453