

AREA CHART FOR PROPOSED PHASE - II		AREA (SQ.M)	
BALANCE AVAILABLE F.A.R. FOR GROUP HOUSING IN PHASE II	115457.563 - 67080.401	48377.162	SQ.M.
PROPOSED F.A.R. FOR GROUP HOUSING PHS II	47407.087		SQ.M.
BALANCE AVAILABLE F.A.R. FOR COMMERCIAL COMPONENT IN PHASE II	3752.195 - 2197.647	1554.548	SQ.M.
PROPOSED F.A.R. FOR COMMERCIAL COMPONENT	1554.504		SQ.M.
BALANCE AVAILABLE GROUND COVERAGE FOR PHASE II	25242.733 - 8344.815	16897.918	SQ.M.
PROPOSED GROUND COVERAGE FOR PHASE II	7280.660		SQ.M.
PROPOSED DENSITY FOR PHS II FOR GROUP HOUSING	750.308 PPA SAY 750 PPA	i.e. 732 DUS (3660 Persons)	
PROPOSED GREEN AREA IN PHS II	21.200% OF PHASE II PLOT AREA	4365.458	SQ.M.
PROPOSED BUILT UP AREA IN PHS II		54159.676 SQ.M.	

(* NOTE: 1 ACRE = 4046.85 SQ.M.)

TOWER NAME	GROUND COVERAGE (SQ.M)
TOWER D-1 (2BHK&UTILITY)	603.185
TOWER D-2 (2BHK&UTILITY)	426.771
TOWER D-3 (2BHK&UTILITY)	625.693
TOWER D-4 (2BHK&UTILITY)	622.991
TOWER D-5 (2BHK&UTILITY)	622.991
TOWER D-6 (2BHK&UTILITY)	625.693
TOWER D-7 (2BHK&UTILITY)	625.693
TOWER D-8 (2BHK&UTILITY)	622.991
TOWER E (2BHK+2BHK & UTILITY)	577.316
COMMERCIAL COMPONENT	1,554.504
COMMUNITY CENTER	186.080
ANGANWADI CUM CRECHE	186.752
TOTAL GROUND COVERAGE	7,280.660

BLOCK NAME	NO. OF BLOCK	HEIGHT	G.FLOOR SQ.M
COMMERCIAL COMPONENT	1	G	1,554.504
TOTAL	1		1,554.504

PERMISSIBLE CARPET AREA	28 SQ.M. TO 60 SQ.M.
CARPET AREA OF 2 BHK & UTILITY	
TYPE I	59.080 SQ.M.
TYPE II	59.998 SQ.M.
CARPET AREA OF 2 BHK	
TYPE I	48.066 SQ.M.
TYPE II	48.982 SQ.M.

UNIT BREAK-UP OF 2 BHK & 2BHK-UTILITY	
2 BHK & UTILITY UNITS (TOWER D-1-D-8, E)	
TYPE I	346
TYPE II	346
2 BHK UNITS (TOWER E)	
TYPE I	20
TYPE II	20
TOTAL UNITS	732

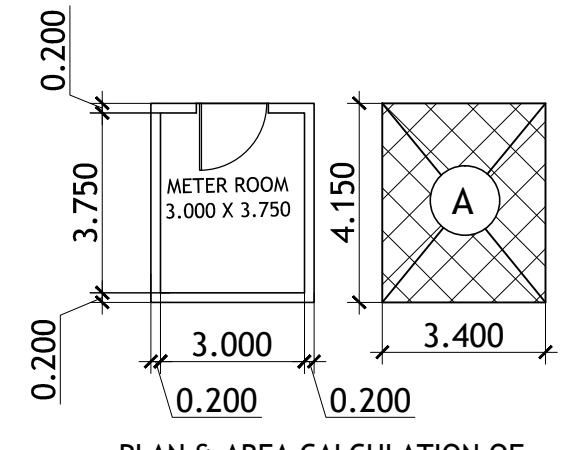
PARKING CALCULATION	
TOTAL NO. OF DUS	732
REQUIRED PARKING SPACE PROVISION @ 0.5 E.C.S. FOR EACH DU	366
REQUIRED TWO WHEELER PARKING @ 1 NO. FOR EACH DU	732
PROPOSED TWO WHEELER PARKING	740
AREA REQUIRED FOR 1 E.C.S. IN OPEN	23 SQ.M.
AREA REQUIRED FOR 1 E.C.S. IN STILT	28 SQ.M.
PROPOSED AREA IN OPEN	7960.212
7960.212 / 23	346.096
SAY	346 E.C.S.
PROPOSED AREA IN STILT	591.808
591.808 / 28	21.136
SAY	21 E.C.S.
TOTAL PROPOSED E.C.S.	346+21
	367

PROPOSED DENSITY CALCULATION			
DESCRIPTION	No.	Person/DU's	Total Persons
TOTAL NO OF DUS	732	5	3660

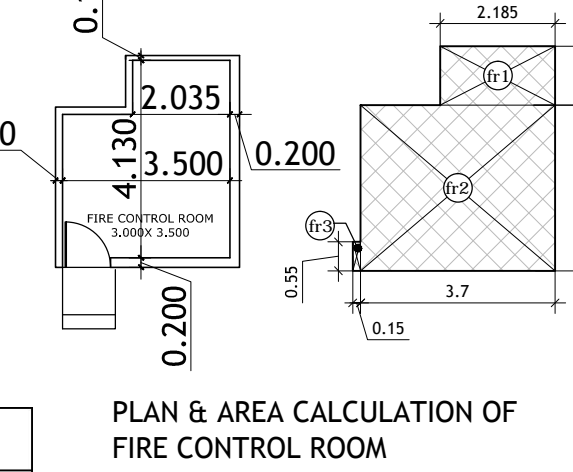
ALREADY LICENSE GRANTED AREA 7.394 ACRES LIC. NO. 15 OF 2016 WIDE MEMO NO. ZP-1129/SD(BS)/2017/22332 DATED 8-9-17

F.A.R. STATEMENT FOR AFFORDABLE GROUP HOUSING																		
TOWER NAME	NO. OF BLOCKS	HEIGHT	NO. OF UNITS	GR. FLOOR (SQ.M)	1ST FL. (SQ.M.)	2ND FL. (SQ.M.)	3RD FL. (SQ.M.)	4TH FL. (SQ.M.)	5TH FL. (SQ.M.)	6TH FL. (SQ.M.)	7TH FL. (SQ.M.)	8TH FL. (SQ.M.)	9TH FL. (SQ.M.)	10 TH FL. (SQ.M.)	11 TH FL. (SQ.M.)	12 TH FL. (SQ.M.)	13 TH FL. (SQ.M.)	TOTAL (SQ.M.)
D-1 (2 BHK & UTILITY)	1	S/G + 9	72	303.652	271.686	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	4,730.562
D-2 (2 BHK & UTILITY)	1	S/G + 9	71	240.268	271.686	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	4,667.178
D-3 (2 BHK & UTILITY)	1	G + 9	80	551.089	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	5,225.716
D-4 (2 BHK & UTILITY)	1	S/G + 9	79	488.453	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	5,159.138
D-5 (2 BHK & UTILITY)	1	S/G + 9	79	488.513	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	5,159.198
D-6 (2 BHK & UTILITY)	1	G + 13	112	551.089	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	7,303.328
D-7 (2 BHK & UTILITY)	1	G + 9	80	551.089	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	519.403	5,225.716
D-8 (2 BHK & UTILITY)	1	S/G + 9	79	488.453	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	518.965	5,159.138
E (2 BHK+2BHK&UTILITY)	1	G + 9	80	504.567	474.222	474.222	474.222	474.222	474.222	474.222	474.222	474.222	474.222	474.222	474.222	474.222	474.222	4,772.565
GUARD ROOM	1	G		3.000														3.000
TOTAL	10		732															47,405.539

BUILT UP AREA STATEMENT FOR AFFORDABLE GROUP HOUSING, PHASE-II																				
TOWER NAME	NO. OF BLOCKS	HEIGHT	NO. OF UNITS	GROUND FLOOR (SQ.M)	1ST FL. (SQ.M.)	2ND FL. (SQ.M.)	3RD FL. (SQ.M.)	4TH FL. (SQ.M.)	5TH FL. (SQ.M.)	6TH FL. (SQ.M.)	7TH FL. (SQ.M.)	8TH FL. (SQ.M.)	9TH FL. (SQ.M.)	10 TH FL. (SQ.M.)	11 TH FL. (SQ.M.)	12 TH FL. (SQ.M.)	13 TH FL. (SQ.M.)	MUMTY (SQ.M.)	M. ROOM (SQ.M.)	TOTAL (SQ.M.)
D-1 (2 BHK & UTILITY)	1	S/G + 9	72	574.292	310.467	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	66.355	29.668	5,444.014
D-2 (2 BHK & UTILITY)	1	S/G + 9	71	405.121	310.467	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	66.355	29.668	5,274.843
D-3 (2 BHK & UTILITY)	1	G + 9	80	567.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	66.355	29.668	5,685.063
D-4 (2 BHK & UTILITY)	1	S/G + 9	79	572.405	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	63.650	29.668	5,662.505
D-5 (2 BHK & UTILITY)	1	S/G + 9	79	572.405	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	63.650	29.668	5,662.505
D-6 (2 BHK & UTILITY)	1	G + 13	112	567.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	66.355	29.668	7,916.679
D-7 (2 BHK & UTILITY)	1	G + 9	80	567.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	557.904	66.355	29.668	5,685.063
D-8 (2 BHK & UTILITY)	1	S/G + 9	79	572.405	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	555.198	63.650	29.668	5,662.505
E (2 BHK+2BHK&UTILITY)	1	G + 9	80	520.455	510.455	510.455	510.455	510.455	510.455	510.455	510.455	510.455	510.455	510.455	510.455	510.455	510.455	63.650	29.668	5,207.868
ANGANWADI CUM CRECHE	1	G	1	186.752																186.752
COMMUNITY CENTER	1	G	1	186.080																186.080
COMMERCIAL COMPONENT	1	G	1	1,554.504																1,554.504
FIRE CONTROL ROOM	1	G	1	14.185																14.185
METER ROOM	1	G	1	14.110																14.110
GUARD ROOM	1	G	1	3.000																3.000
TOTAL	14																			54,159.676

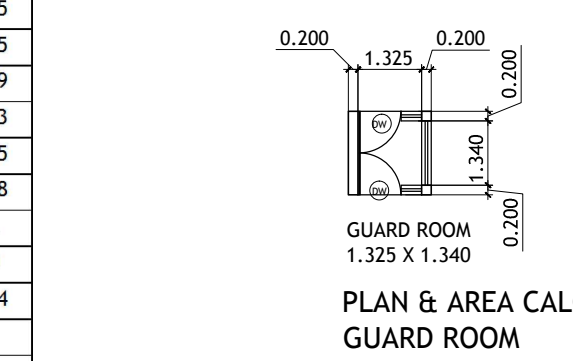


METER ROOM AREA DETAIL							
A	3.400	X	4.150	X	1	14.110	SQ.M.
NET METER ROOM AREA						14.110	SQ.M.
TOTAL						14.110	SQ.M.



FIRE CONTROL ROOM AREA DETAIL							
fr1	2.185	X	1.120	X	1	2.447	SQ.M.
fr2	3.700	X	3.150	X	1	11.655	SQ.M.
fr3	0.150	X	0.550	X	1	0.083	SQ.M.
NET FIRE CONTROL ROOM AREA						14.185	SQ.M.
TOTAL						14.185	SQ.M.

GUARD ROOM F.A.R. AREA DETAIL							
G1	1.725	X	1.740	X	1	3.00	SQ.M.
NET GUARD ROOM AREA						3.00	SQ.M.
TOTAL						3.00	SQ.M.



- NOTES:
- ALL LIFTS AND SERVICES SHALL HAVE 100% POWER BACK UP.
 - ALL ELECTRICAL INSTALLATIONS SHALL BE AS PER PROVISIONS OF NBC.
 - FIRE FIGHTING / SAFETY PROVISIONS WILL BE AS PER RELEVANT NBC PROVISIONS.
 - BUILDING STRUCTURE DESIGN EARTH QUAKE RESISTANT.
 - MAIN ENTRY GATE AND BOUNDARY WALL AS PER STANDARD DESIGN.
 - PLOT BOUNDARY
 - BOUNDARY WALL
 - ZONING LINE
 - KITCHEN AND TOILET EXHAUST FANS PROVIDED / MECHANICALLY LIT AND VENTILATED
 - THE RAIN WATER HARVESTING SYSTEM SHALL BE PROVIDED AS PER CENTRAL GROUND WATER AUTHORITY NORMS / HARYANA GOVT. REFER SERVICE LAYOUT SHEET NS-3
 - SOLAR WATER HEATING SYSTEM SHALL BE PROVIDED AS PER HAREDA NORMS

ARCHITECT'S SIGNATURE _____ OWNER'S SIGNATURE _____

CONSCIENT INFRASTRUCTURE PVT.LTD.

PROJECT TITLE
 PROPOSED BUILDING PLAN FOR AFFORDABLE GROUP HOUSING COLONY FOR ADDITIONAL AREA MEASURING 5.08125 ACRES (LICENCE NO.63 OF 2019 DATED 05/06/2019) IN ALREADY LICENCE GRANTED AFFORDABLE GROUP HOUSING COLONY MEASURING 7.394 ACRES (LICENCE NO. 15 OF 2016 DATED 26.09.2016) TOTAL AREA 12.47525 ACRES IN SECTOR-78, FARIDABAD BEING DEVELOPED BY URBAN BUILDSMART PVT. LTD. BCC EDUTECH PVT. LTD. IN COLLABORATION WITH CONSCIENT INFRASTRUCTURE PVT. LTD.

DRAWING TITLE (SUBMISSION DRAWING) LAYOUT PLAN PHASE II DRG. NO. 01A

SCALE - 1:500 DATE - JUNE 2019

R.K. & ASSOCIATES
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