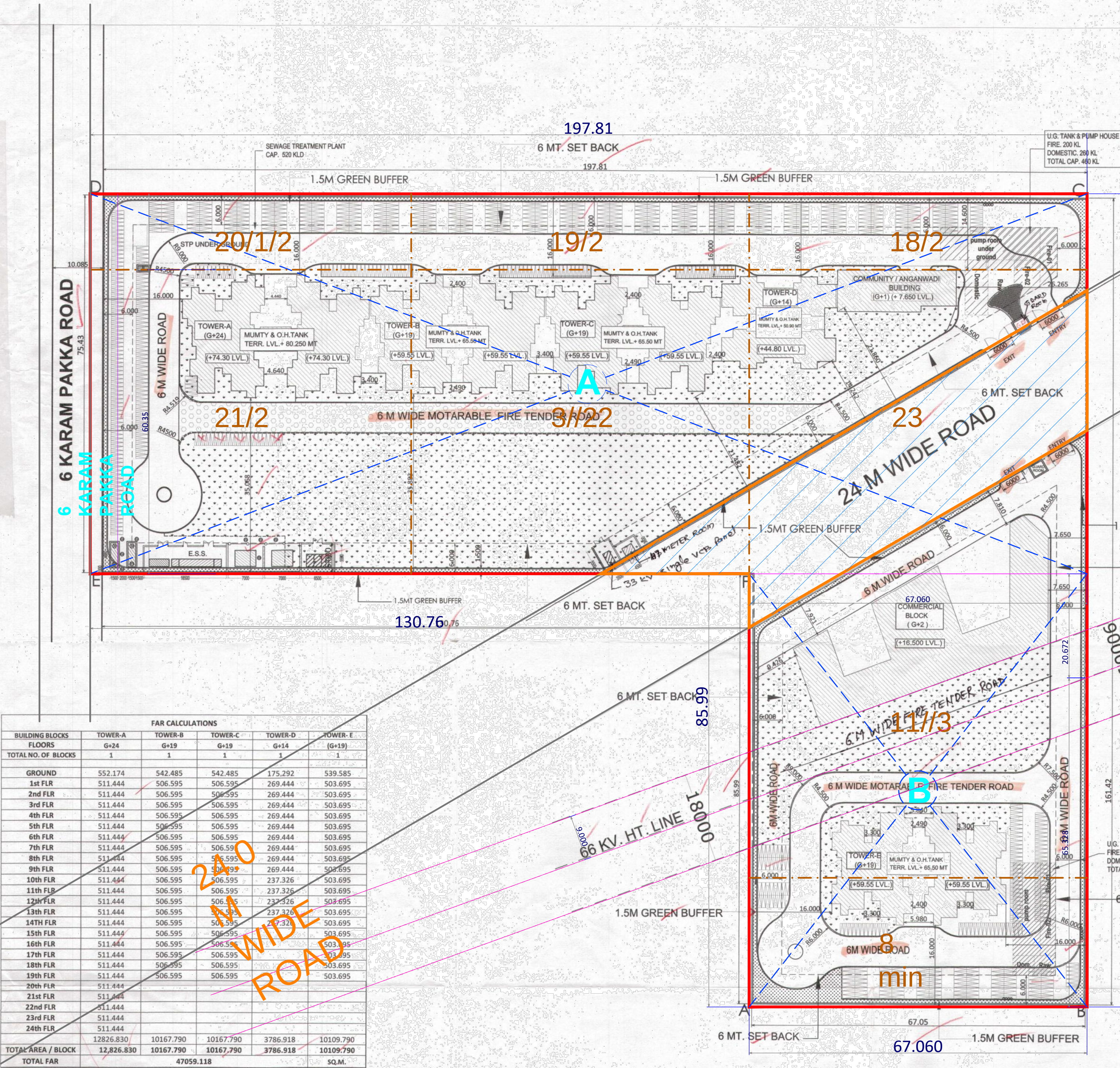




FAR CALCULATIONS					
BUILDING BLOCKS	TOWER-A	TOWER-B	TOWER-C	TOWER-D	TOWER-E
FLOORS	G+24	G+19	G+19	G+14	G+19
TOTAL NO. OF BLOCKS	1	1	1	1	1
GROUND	552.174	542.485	542.485	175.292	539.585
1st FLR	511.444	506.595	506.595	269.444	503.695
2nd FLR	511.444	506.595	506.595	269.444	503.695
3rd FLR	511.444	506.595	506.595	269.444	503.695
4th FLR	511.444	506.595	506.595	269.444	503.695
5th FLR	511.444	506.595	506.595	269.444	503.695
6th FLR	511.444	506.595	506.595	269.444	503.695
7th FLR	511.444	506.595	506.595	269.444	503.695
8th FLR	511.444	506.595	506.595	269.444	503.695
9th FLR	511.444	506.595	506.595	269.444	503.695
10th FLR	511.444	506.595	506.595	237.326	503.695
11th FLR	511.444	506.595	506.595	237.326	503.695
12th FLR	511.444	506.595	506.595	237.326	503.695
13th FLR	511.444	506.595	506.595	237.326	503.695
14th FLR	511.444	506.595	506.595	237.326	503.695
15th FLR	511.444	506.595	506.595	237.326	503.695
16th FLR	511.444	506.595	506.595	237.326	503.695
17th FLR	511.444	506.595	506.595	237.326	503.695
18th FLR	511.444	506.595	506.595	237.326	503.695
19th FLR	511.444	506.595	506.595	237.326	503.695
20th FLR	511.444	506.595	506.595	237.326	503.695
21st FLR	511.444	506.595	506.595	237.326	503.695
22nd FLR	511.444	506.595	506.595	237.326	503.695
23rd FLR	511.444	506.595	506.595	237.326	503.695
24th FLR	511.444	506.595	506.595	237.326	503.695
TOTAL AREA / BLOCK	12826.830	10167.790	10167.790	3786.918	10109.790
TOTAL FAR	12826.830	10167.790	10167.790	3786.918	10109.790
TOTAL FAR		47059.118			SQ.M.

DENSITY ----- 750 - 900 PPA					
BUILDING BLOCKS	NO. OF BLOCKS	NO. OF FLOORS	GROUND COVERAGE	TOTAL FAR	TOTAL NUMBER OF DUS
TOWER - A	1	GROUND+24	552.174	12826.830	200
TOWER - B	1	GROUND+19	542.485	10167.790	160
TOWER - C	1	GROUND+19	542.485	10167.790	160
TOWER - D	1	GROUND+14	308.632	3786.918	58
TOWER - E	1	GROUND+19	539.585	10109.790	160
AAGANWARDI / COMMUNITY		GROUND +1	190.320		
COMMERCIAL		GROUND+2	790.840		
TOTAL	5		3466.521	47059.118	738

AREA SUMMARY			
PLOT AREA (A)	5.1125	5.1125	ACRES
TOTAL PLOT AREA FOR FAR	5.1125	5.1125	ACRES
PERMISSIBLE COMMERCIAL AREA @ 4.0% PLOT AREA	20689.52	20689.52	SQ MTRS.
BALANCE PLOT AREA FOR RESIDENTIAL	827.581	827.581	SQ MTRS.
PERMISSIBLE GROUND COVERAGE @ 50% OF PLOT AREA	19861.94	19861.94	SQ MTRS.
PROPOSED GROUND COVERAGE	3466.521	3466.521	SQ MTRS.
PERMISSIBLE FAR FOR HOUSING @ 225%	44689.365	44689.365	SQ MTRS.
EXTRA FAR FOR GREEN BUILDING @ 12.00%	2383.432	2383.432	SQ MTRS.
TOTAL PERMISSIBLE FAR FOR HOUSING @ 237%	47072.797	47072.797	SQ MTRS.
PROPOSED FAR	47059.118	47059.118	SQ MTRS.
PERMISSIBLE FAR FOR COMMERCIAL @ 175%	1448.265	1448.265	SQ MTRS.
EXTRA FAR FOR GREEN BUILDING @ 12.00%	790.840	790.840	SQ MTRS.
TOTAL PERMISSIBLE FAR FOR COMMERCIAL @ 187%	1542.413	1542.413	SQ MTRS.
PROPOSED FAR	1542.413	1542.413	SQ MTRS.
PERMISSIBLE DENSITY	MIN. 750 PPA	3690	750 TO 900 PPA
PERMISSIBLE DU/S/750	738	738	MINIMUM
PERMISSIBLE DU/S/900	883	883	MAXIMUM
PROPOSED DENSITY	738 X 5	3690	PERSON
ACHIEVED DENSITY	3690/4.908	750	PPA
PROPOSED DWELLING UNIT		738	DU
REQUIRED TWO WHEELER PARKING		738	NOS
PROPOSED TWO WHEELER PARKING		812	NOS
REQUIRED ECS		369	ECS
PURPOSED TWO WHEELER PARKING AREA		8505	SQ.MT.
REQUIRED ECS		370	ECS
REQUIRED ORGANIZED GREEN @ 35%		3303.428	SQ MTRS.
PROPOSED GREEN		4948.673	SQ MTRS.
PROVIDED COMMUNITY BUILDING		190.320	SQ MTRS.
PROVIDED AAGANWARDI		190.320	SQ MTRS.

DU CALCULATION					
BUILDING BLOCKS	TOWER-A	TOWER-B	TOWER-C	TOWER-D	TOWER-E
FLOORS	G+24	G+19	G+19	G+14	G+19
NO. OF BLOCKS	1	1	1	1	1
GROUND FLR	8	8	8	4	8
1st FLR	8	8	8	4	8
2nd FLR	8	8	8	4	8
3rd FLR	8	8	8	4	8
4th FLR	8	8	8	4	8
5th FLR	8	8	8	4	8
6th FLR	8	8	8	4	8
7th FLR	8	8	8	4	8
8th FLR	8	8	8	4	8
9th FLR	8	8	8	4	8
10th FLR	8	8	8	4	8
11th FLR	8	8	8	4	8
12th FLR	8	8	8	4	8
13th FLR	8	8	8	4	8
14th FLR	8	8	8	4	8
15th FLR	8	8	8	4	8
16th FLR	8	8	8	4	8
17th FLR	8	8	8	4	8
18th FLR	8	8	8	4	8
19th FLR	8	8	8	4	8
20th FLR	8	8	8	4	8
21st FLR	8	8	8	4	8
22nd FLR	8	8	8	4	8
23rd FLR	8	8	8	4	8
24th FLR	8	8	8	4	8
TOTAL	200	160	160	58	160
TOTAL	200	160	160	58	160
TOTAL DU'S	738	NOS.			

COMMERCIAL F.A.R.	
GROUND FLOOR	790.840
FIRST FLOOR	597.294
SECOND FLOOR	154.279
TOTAL F.A.R.	1542.413 SQ.M.

INVENTORY OF UNITS (PROPOSED) 95							
CARPET AREA (S.M ²)	2BHK (TYPE-01)	2BHK (TYPE-02)	2BHK (TYPE-03)	2BHK (TYPE-04)	2BHK (TYPE-05)	3BHK (TYPE-06)	2BHK (TYPE-07)
1 TOWER-A	50	50	50	50			200
2 TOWER-B	40	40	40	40			160
3 TOWER-C	40	40	40	40			160
4 TOWER-D	40	40	40	40		37	21
5 TOWER-E	40	40	40	40		37	21
TOTAL	170	170	170	170	40	37	738

Key Plan

ARCHITECT SIGNATURE: *Avanish Vaidya* CA/2018/91670

CLIENT: M/s SA PROPCON PVT. LTD. IN COLLABORATION WITH SIGNATURE INFRABUILD PVT. LTD.

Signature Global, 201 B 2ND FLOOR, Tower-A, Signature Towers, Gurugram-122001

OWNER SIGNATURE: *Avanish Vaidya*

PROJECT: PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING COLONY FOR AN AREA MEASURING 5.1125 ACRES (LICENSE NO.-73 OF 2019 DATED 04-07-2019 IN SECTOR-95, GURUGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY M/s SA PROPCON PVT.LTD. IN COLLABORATION WITH SIGNATURE INFRABUILD PVT. LTD.

DRAWING TITLE: SITE PLAN & AREA SHEET

SCALE: 1:1000

DATE: 05/10/19

SG/SP/01

CHECKED BY: REVISION NO.