



STILT AREA CALCULATION
 COMMERCIAL TO TOWER-1 = AS MENTIONED IN AREA DIAGRAM OF T1
 = 3.0MX3.51M = 10.53SQM
 1) TOWER 1 TO TOWER 2 = 2.40MX3.51M = 8.424 SQM
 2) TOWER 2 TO TOWER 3 = 3.537MX3.51M = 12.414 SQM
 3) TOWER 3 TO TOWER 4 = 2.40MX3.51M = 8.424 SQM
 4) TOWER 5 TO TOWER 6 = 2.40MX3.51M = 8.424 SQM
 TOTAL STILT AREA = 48.216 SQM

GUARD ROOM AREA CALCULATION
 AREA OF GUARD ROOM = 2 X 1.725 X 1.740
 = 6.003 SQ.M.

FAR AREA CALCULATIONS

S.NO.	FLOORS	TOWER-T-1 (G+10)	TOWER-T-2 (S/G+10)	TOWER-T-3 (S/G+10)	TOWER-T-4 (G+14)	TOWER-T-5 (S/G+10)	TOWER-T-6 (S/G+10)	TOWER-T-7 (S/G+10)	TOTAL (SQM)
1	GROUND	534.961	534.961	534.961	534.961	534.961	421.021	305.944	3401.770
2	1ST	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
3	2nd	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
4	3rd	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
5	4th	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
6	5th	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
7	6th	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
8	7th	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
9	8th	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
10	9th	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
11	10th	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
12	11th	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
13	12th	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
14	13th	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
15	14th	499.007	499.007	499.007	499.007	499.007	499.007	275.565	3269.607
TOTAL FAR		7521.059	7521.059	7521.059	7521.059	7521.059	5525.031	5411.091	43530.822

DWELLING UNITS (DU'S) CALCULATIONS

S.NO.	TOWERS	UNITS	GROUND FL. UNITS	EACH TYP. FL. UNITS	TYP. NOS.	TOTAL TYP. FL. UNITS	TOTAL UNITS	POPULATION
1	TOWER-T-1 (G+14)	2BHK	8	8	14	112	120	600
2	TOWER-T-2 (G+14)	2BHK	8	8	14	112	120	600
3	TOWER-T-3 (G+14)	2BHK	8	8	14	112	120	600
4	TOWER-T-4 (G+14)	2BHK	8	8	14	112	120	600
5	TOWER-T-5 (G+10)	2BHK	8	8	10	80	88	440
6	TOWER-T-6 (S/G+10)	2BHK	6	8	10	80	86	430
7	TOWER-T-7 (G+8)	2BHK+STORE	4	4	8	32	36	180
TOTAL UNITS							690	3450

CARPET AREA CALCULATION

S.NO.	FLOORS	TOWER-T-1 AREA(SQM)	TOWER-T-2 AREA(SQM)	TOWER-T-3 AREA(SQM)	TOWER-T-4 AREA(SQM)	TOWER-T-5 AREA(SQM)	TOWER-T-6 AREA(SQM)	TOWER-T-7 AREA(SQM)	TOTAL (SQM)	
1	GROUND	437.902	437.902	437.902	437.902	437.902	325.228	229.210	2189.510	
2	1st	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
3	2nd	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
4	3rd	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
5	4th	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
6	5th	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
7	6th	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
8	7th	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
9	8th	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
10	9th	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
11	10th	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
12	11th	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
13	12th	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
14	13th	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
15	14th	437.902	437.902	437.902	437.902	437.902	239.816	2189.510	2189.510	
TOTAL		6568.530	6568.530	6568.530	6568.530	6568.530	4,816.922	4,708.228	2,147.738	31,091.042

INVENTORY OF UNITS (PROPOSED)

S.NO.	TOWERS	2BHK	2BHK	2BHK	2BHK	2BHK + STORE	TOTAL
1	TOWER-T-1 (G+14)	30	60	30	60	30	120
2	TOWER-T-2 (G+14)	30	60	30	60	30	120
3	TOWER-T-3 (G+14)	30	60	30	60	30	120
4	TOWER-T-4 (G+14)	30	60	30	60	30	120
5	TOWER-T-5 (G+10)	22	44	22	44	22	88
6	TOWER-T-6 (S/G+10)	21	42	21	42	21	84
7	TOWER-T-7 (G+8)	4	8	4	8	4	16
TOTAL		163	327	164	327	164	690

COMMERCIAL FAR AREA

S.NO.	POCKET	GROUND FLOOR	FIRST FLOOR	SECOND FLOOR	TOTAL (SQ.M)
1	1	421.177	387.61	303.635	1112.422
2	2	173.185	144.185	317.36	434.73
TOTAL					1547.155

COMMERCIAL BUILT UP AREA

S.NO.	POCKET	GROUND FLOOR	FIRST FLOOR	SECOND FLOOR	MUMITY	TOTAL (SQ.M)
1	1	475.103	455.013	346.879	29.441	1306.436
2	2	243.965	206.906	26.237	477.108	724.216
TOTAL						2030.652

DENSITY CALCULATION (750 - 900 PPA)

S.NO.	BUILDING BLOCKS	NO. OF BLOCKS	NO. OF FLOORS	GROUND COVERAGE	TOTAL FAR	TOTAL NO. OF DU'S	POPULATION PERSON/UNIT
1	TOWER-T-1 (G+14)	1	(G+14)	545.491	7521.059	120	600
2	TOWER-T-2 (G+14)	1	(G+14)	534.961	7521.059	120	600
3	TOWER-T-3 (G+14)	1	(G+14)	534.961	7521.059	120	600
4	TOWER-T-4 (G+14)	1	(G+14)	534.961	7521.059	120	600
5	TOWER-T-5 (G+10)	1	(G+10)	534.961	5525.031	88	440
6	TOWER-T-6 (S/G+10)	1	(S/G+10)	534.961	5411.091	86	430
7	TOWER-T-7 (S/G+10)	1	(G+8)	313.005	2510.464	36	180
8	CRECHE / COMMUNITY BUILDING	1	G+1	216.063	---	---	---
9	COMMERCIAL	2	G+2, G+1	719.068	---	---	---
10	GUARD ROOM	2	G	6.003	---	---	---
11	STILT AREA	---	---	---	48.216	---	---
TOTAL				4522.651	43530.822	690	3450

AREA SUMMARY

	ACRES	SQ.M
PLOT AREA (A)	4.73125	19146.659
TOTAL PLOT AREA FOR FAR	4.73125	19146.659
PERMISSIBLE COMMERCIAL AREA @ 4.0% PLOT AREA	0.18925	765.866
BALANCE PLOT AREA FOR RESIDENTIAL	4.54200	18380.793
GROUND COVERAGE		
PERMISSIBLE GROUND COVERAGE @ 50% OF PLOT AREA		9573.3295
PROPOSED GROUND COVERAGE	23.621%	4527.651
FAR		
PERMISSIBLE FAR FOR HOUSING @ 22%		41356.784
EXTRA FAR FOR GREEN BUILDING @ 12.00%		2205.695
TOTAL PERMISSIBLE FAR FOR HOUSING @ 23.7%		43562.479
PROPOSED FAR	236.83%	43530.822
PERMISSIBLE FAR FOR COMMERCIAL @ 17.5%		1340.266
EXTRA FAR FOR GREEN BUILDING @ 12.00%		91.904
TOTAL PERMISSIBLE FAR FOR COMMERCIAL @ 18.7%		1432.170
PROPOSED FAR FOR COMMERCIAL	186.68%	1429.772
PROPOSED BUILT UP AREA		48374.989
DENSITY		
PERMISSIBLE DENSITY	MIN. 750 PPA	3407
PERMISSIBLE DU'S	MAX. 900 PPA	681.3
PERMISSIBLE DU'S	MAX. 900 PPA	4088
PROPOSED DENSITY	690K/5	3450
ACHIVED DENSITY	3450/4.5420	759.577
PROPOSED DUS		690
PARKING & GREEN AREA		
REQUIRED TWO WHEELER PARKING		690 NOS
PROPOSED TWO WHEELER PARKING		692 NOS
REQUIRED ECS	690/2	345 ECS
PROPOSED ECS		352 ECS
REQUIRED ORGANIZED GREEN @ 15%		2871.999 SQM
PROPOSED GREEN @ 16.30%		3121.006 SQM
PROVIDED COMMUNITY BUILDING		216.063 SQM
PROVIDED AAGANWADI		212.301 SQM

SUBMISSION DRAWING

CLIENT
 M/S. SIGNATURE GLOBAL (INDIA) PRIVATE LIMITED
 Signature Global, 1308 D, Gopal Das Building
 208 Barakhamba Road C.P. New Delhi

PROJECT TITLE
 PROPOSED BUILDING PLAN OF AFFORDABLE GROUP HOUSING COLONY FOR AN AREA MEASURING 4.73125 ACRES, (LICENCE NO. 121 OF 2019 DATED 14/09/2019) IN SECTOR-89, GURUGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY SIGNATURE INFRABUILD PVT. LTD.

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ARCHITECT'S SIGNATURE
 OWNER'S SIGNATURE

DRAWING TITLE (SUBMISSION DRAWING) **SITE PLAN**

SCALE: 1:200 DATE: OCT 2019