



  LICENCE GRANTED AREA = 11.24375 ACRES (LICENCE NO. 54 OF 2021 DATED:- 20.08.2021)  
  ADDITIONAL LICENSE GRANTED AREA = 7.79375 ACRES (LICENCE NO. 131 OF 2022 DATED:- 26.08.2022)  
  ADDITIONAL LAND AREA = 4.68125 ACRES  
  ADDITIONAL LAND AREA = 2.642 ACRES

AREA CHART			
TOTAL PLOT AREA (11.24375 ACRES + 7.79375 + 4.68125 + 2.642)	=	26.36075	Acres
PERMISSIBLE GROUND COVERAGE	35.00%	=	9226.7675 Sq. Mt.
PROPOSED GROUND COVERAGE	34.989%	=	9225.530 Sq. Mt.
PERMISSIBLE F.A.R	160.00%	=	16017.000 Sq. Mt.
PROPOSED F.A.R	134.11%	=	143069.457 Sq. Mt.

F.A.R CALCULATION (TENTATIVE)				
SR. NO.	TYPE	AREA (SQ. MT.)	X NO.S OF FLOOR	TOTAL AREA
1	A (S.C.O)	2930.000	X 4	= 11720.000
2	A1 (S.C.O)	856.800	X 4	= 3427.200
3	A2 (S.C.O)	820.400	X 4	= 3281.600
4	B (S.C.O)	2853.200	X 4	= 11412.800
5	B1 (S.C.O)	1680.000	X 4	= 6720.000
6	C (S.C.O)	1621.010	X 4	= 6484.040
7	D (S.C.O)	1933.932	X 4	= 7735.728
8	E (S.C.O)	848.925	X 4	= 3395.700
9	F (S.C.O)	185.735	X 4	= 742.938
10	G (S.C.O)	1650.000	X 4	= 6600.000
11	H (S.C.O)	2341.200	X 4	= 9364.800
12	I (S.C.O)	2088.000	X 4	= 8352.000
13	J (S.C.O)	417.529	X 4	= 1670.117
14	K (S.C.O)	692.450	X 4	= 2769.800
15	L (BOOTH)	494.680	X 1	= 494.680
16	M (S.C.O)	548.600	X 4	= 2194.400
17	N (S.C.O)	503.600	X 4	= 2014.400
18	O (S.C.O)	1260.967	X 4	= 5043.868
19	P (S.C.O)	283.632	X 4	= 1134.530
20	Q (S.C.O)	620.616	X 4	= 2482.464
21	R (BOOTH)	1582.875	X 1	= 1582.875
22	S (S.C.O)	1915.770	X 4	= 7663.080
23	T (S.C.O)	1470.000	X 4	= 5880.000
24	U (S.C.O)	263.840	X 4	= 1054.560
25	V (S.C.O)	2808.000	X 4	= 11232.000
26	W (S.C.O)	994.230	X 4	= 3976.918
27	W1 (S.C.O)	731.583	X 4	= 2926.333
28	W2 (S.C.O)	841.661	X 4	= 3366.646
29	W3 (S.C.O)	151.788	X 4	= 607.151
30	X (S.C.O)	405.738	X 4	= 1622.950
31	X1 (S.C.O)	116.822	X 4	= 467.288
32	Y (S.C.O)	351.180	X 4	= 1404.720
33	Z1 (S.C.O)	1169.968	X 4	= 4679.872
<b>TOTAL</b>				<b>= 143069.457</b>

GROUND COVERAGE						
SR. NO.	TYPE	LENGTH	X WIDTH	AREA (Sq. Mt.)	X TOTAL NO'S	TOTAL AREA (Sq. Mt.)
1	A (S.C.O)	5.00	X 11.72	= 58.600	X 50	= 2930.000
2	A1 (S.C.O)	5.00	X 12.24	= 61.200	X 14	= 856.800
3	A2 (S.C.O)	5.00	X 11.72	= 58.600	X 14	= 820.400
4	B (S.C.O)	10.19	X 28.00	= 285.320	X 10	= 2853.200
5	B1 (S.C.O)	5.46	X 13.42	= 73.273	X 22	= 1621.010
6	C (S.C.O)	5.46	X 16.10	= 87.906	X 22	= 1933.932
7	D (S.C.O)	5.50	X 17.15	= 94.325	X 9	= 848.925
8	E (S.C.O)	10.83	X 17.15	= 185.735	X 1	= 185.735
9	F (S.C.O)	5.00	X 13.76	= 68.750	X 24	= 1650.000
10	G (S.C.O)	7.50	X 19.51	= 146.325	X 16	= 2341.200
11	H (S.C.O)	6.00	X 17.40	= 104.400	X 20	= 2088.000
12	I (S.C.O)	6.73	X 15.51	= 104.382	X 4	= 417.529
13	J (S.C.O)	5.00	X 12.59	= 62.950	X 11	= 692.450
14	K (S.C.O)	4.11	X 7.08	= 29.099	X 17	= 494.680
15	L (BOOTH)	6.50	X 21.10	= 137.150	X 4	= 548.600
16	M (S.C.O)	5.00	X 12.59	= 62.950	X 8	= 503.600
17	N (S.C.O)	5.45	X 13.61	= 74.175	X 17	= 1260.967
18	O (S.C.O)	10.42	X 13.61	= 141.818	X 2	= 283.632
19	Q (S.C.O)	5.70	X 13.61	= 77.577	X 8	= 620.616
20	R (BOOTH)	3.35	X 8.75	= 29.313	X 54	= 1582.875
21	S (S.C.O)	8.50	X 19.42	= 165.070	X 11	= 1815.770
22	T (S.C.O)	7.00	X 21.00	= 147.000	X 10	= 1470.000
23	U (S.C.O)	6.76	X 19.50	= 131.820	X 2	= 263.640
24	V (S.C.O)	6.00	X 18.00	= 108.000	X 26	= 2808.000
25	W (S.C.O)	7.28	X 19.51	= 142.033	X 7	= 994.230
26	W1 (S.C.O)	8.49	X 12.31	= 104.512	X 7	= 731.583
27	W2 (S.C.O)	7.19	X 19.51	= 140.277	X 6	= 841.661
28	W3 (S.C.O)	7.78	X 19.51	= 151.788	X 1	= 151.788
29	X (S.C.O)	8.24	X 12.31	= 101.434	X 4	= 405.738
30	X1 (S.C.O)	9.49	X 12.31	= 116.822	X 1	= 116.822
31	Y (S.C.O)	6.00	X 19.51	= 117.060	X 3	= 351.180
32	Z1 (S.C.O)	6.64	X 17.62	= 116.997	X 10	= 1169.968
<b>GRAND TOTAL</b>				<b>= 421</b>	<b>= 37325.530</b>	

NON F.A.R CALCULATION				
1	SPACE FOR SERVICES	650.000	X 1	= 650.000
2	PUS-1	4.810	X 7.080	= 34.055
3	PUS-2	2.910	X 13.610	= 39.605
4	PUS-3	4.060	X 11.000	= 44.660
5	PUS-4	5.000	X 5.000	= 25.000
6	PUS-5	3.350	X 8.750	= 29.313
<b>TOTAL</b>				<b>= 822.632</b>

TYPE	TOTAL
SCO	350
BOOTH	71

45.0 M WIDE ROAD

**45.0 M WIDE ROAD**

**NOTES:**

- ALL DIMENSIONS ARE IN METERS.
- THE DRAWING IS TO BE READ & NOT SCALED.
- ALL LEVELS ARE FROM ROAD LEVEL +/- 00.
- ALL LEVELS MARKED ARE FINISHED FLOOR LEVELS.
- ALL CILL & LINTEL LEVELS ARE FROM RESPECTIVE FINISHED FLOOR LEVELS.
- ALL STRUCTURAL MEMBERS ARE TO BE ERRECTED AS PER STRUCTURAL DRAWING(S).

**NOTE**  
PARKING AREA CAN NOT BE SOLD IN ANY MANNER OR CIRCUMSTANCES.

**REVISED AND PROPOSED LAYOUT PLAN FOR AN ADDITIONAL AREA MEASURING 2.642 ACRES + 4.68125 ACRES, TOTTALLING 7.32325 ACRES IN COMMERCIAL PLOTTED COLONY AREA MEASURING 19.0375 ACRES (LICENCE NO. 54 OF 2021 DATED 20.08.2021 AND LICENSE NO. 131 OF 2022 DATED 26.08.2022), THEREBY MAKING TOTAL SCHEME AREA 26.36075 ACRES (7.32325 + 19.0375) IN SECTOR - 79, FARIDABAD BEING DEVELOPED BY OMAXE WORLD STREET PVT. LTD.**

ARCHITECT SIGN:  AR. AMANDEEP BANSAL CA/2015/172167

OWNER SIGN: 

**LAYOUT PLAN** DATE: SCALE: 1:50  
DEALT BY: CHECKED BY:

**OMAXE WORLD STREET**

- To be read with Licence No. 159 of 2025 Dated, 29-08-2025
- This layout plan for an additional area measuring 2.642 acres + 4.68125 acres, totalling 7.32325 acres in Commercial Plotted Colony area measuring 19.0375 acres (Licence No. 54 of 2021 dated 20.08.2021 & Licence No. 131 of dated 26.08.2022), thereby making total site area 26.36075 acres (7.32325 + 19.0375) (Drawing No. DTCP-11495 dated 01-09-25) comprised of licence which is issued in respect of Commercial Plotted Colony being developed by Omaxe World Street Pvt. Ltd., Sector-79, Faridabad hereby approved subject to the following conditions:
- That this layout plan shall be read in conjunction with the clauses appearing on the agreement executed under Rule 11 and the bilateral agreement.
  - That the plotted area of the colony shall not exceed as allowed under Commercial Plotted Colony under policy dated 06.03.2018 and its amendment from time to time.
  - That the high-tension lines passing in the colony area shall have to be suitably aligned or right of way along the same shall be maintained as per ISI norms.
  - That for proper planning and integration of services in the area adjacent to the colony, the colonizer shall abide by the directions of the DTCP for the modification of layout plans of the colony.
  - That the revenue rasta falling in the colony shall be kept free for circulation/movement as shown in the layout plan.
  - That the colonizer shall abide by the directions of the DTCP, Haryana and accordingly shall make necessary changes in the layout plan for making any adjustment in the alignment of the peripheral roads, internal road circulation or for proper integration of the planning proposals of the adjoining areas.
  - That no property/plot shall derive access directly from the carriage way of 30 metres or more wide sector road if applicable.
  - All green belts provided in the layout plan within the licenced area of the colony shall be developed by the colonizer. All other green belts outside the licenced area shall be developed by the Haryana Urban Development Authority/colonizer on the directions of the Director, Town and Country planning, Haryana or in accordance with terms and conditions of the agreements of the licences.
  - The portion of the sector/development plan roads /green belts as provided in the Development Plan if applicable, which form part of the road shall be transferred from the colonizer to the government on the lines of section 3(3)(a)(ii) of the Act No.8 of 1975.
  - That the rain water harvesting system shall be provided as per Central Ground Water Authority norms/Haryana Govt. notification as applicable.
  - That the provision of solar water heating system shall be as per norms specified by HAREDA and shall be made operational where applicable before applying for an occupation certificate.
  - That the colonizer/owner shall use only Light-Emitting Diode lamps (LED) fitting for internal lighting as well as Campus lighting.
  - That the colonizer/owner shall ensure the installation of Solar Photovoltaic Power Plant as per the provisions of order No.22/52/2005-5power dated 21.03.2016 issued by Haryana Government Renewable Energy Department.
  - That the colonizer/owner shall strictly comply with the directions issued vide Notification No. 19/6/2016-SP dated 31.03.2016 issued by Haryana Government Renewable Energy Department for enforcement of the Energy Conservation Building Codes.

(SAVITA JINDAL) DTP(HQ)  
 (TARUN KUMAR) ATP(HQ)  
 (JENDER SINGH) STP(HQ)  
 (DINESH KUMAR) PA(HQ)  
 (BHUVNESH KUMAR) CTP(HR)  
 (AMIT KHATRI, IAS) DTCP(HR)