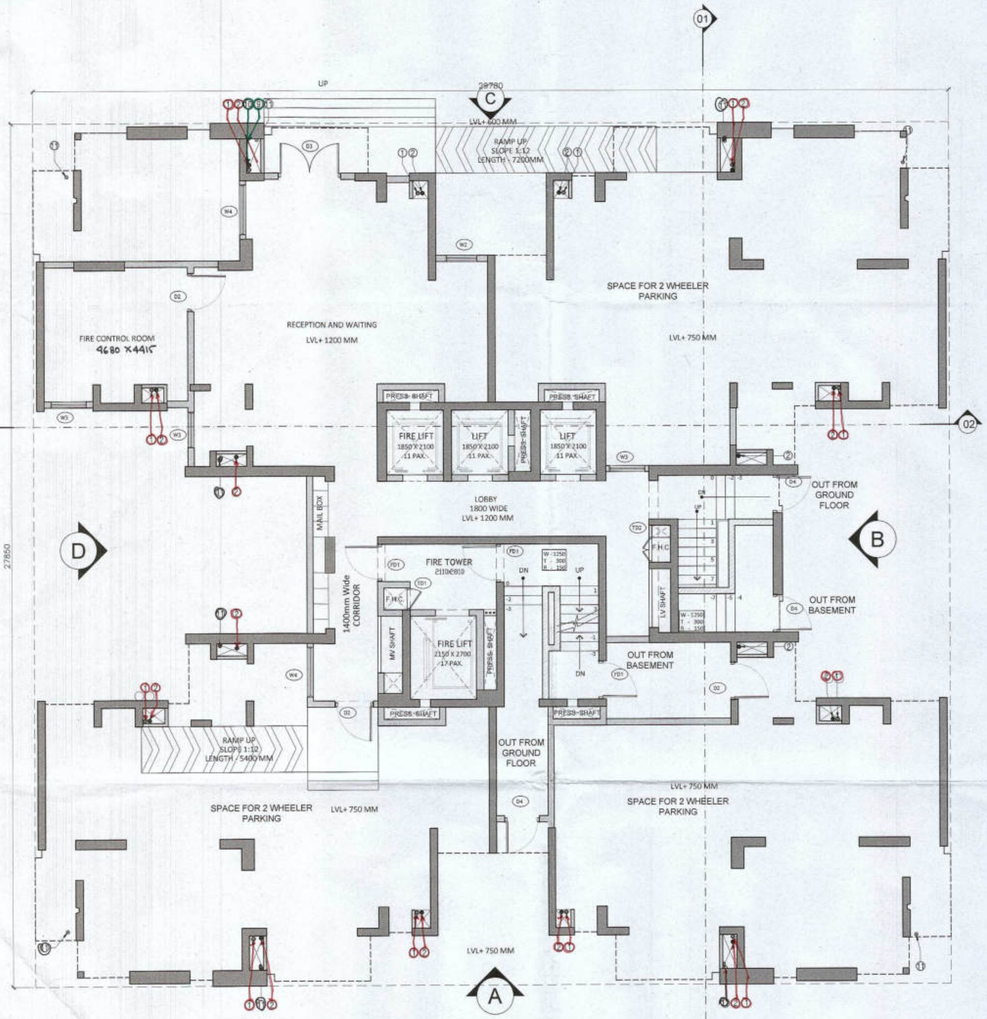
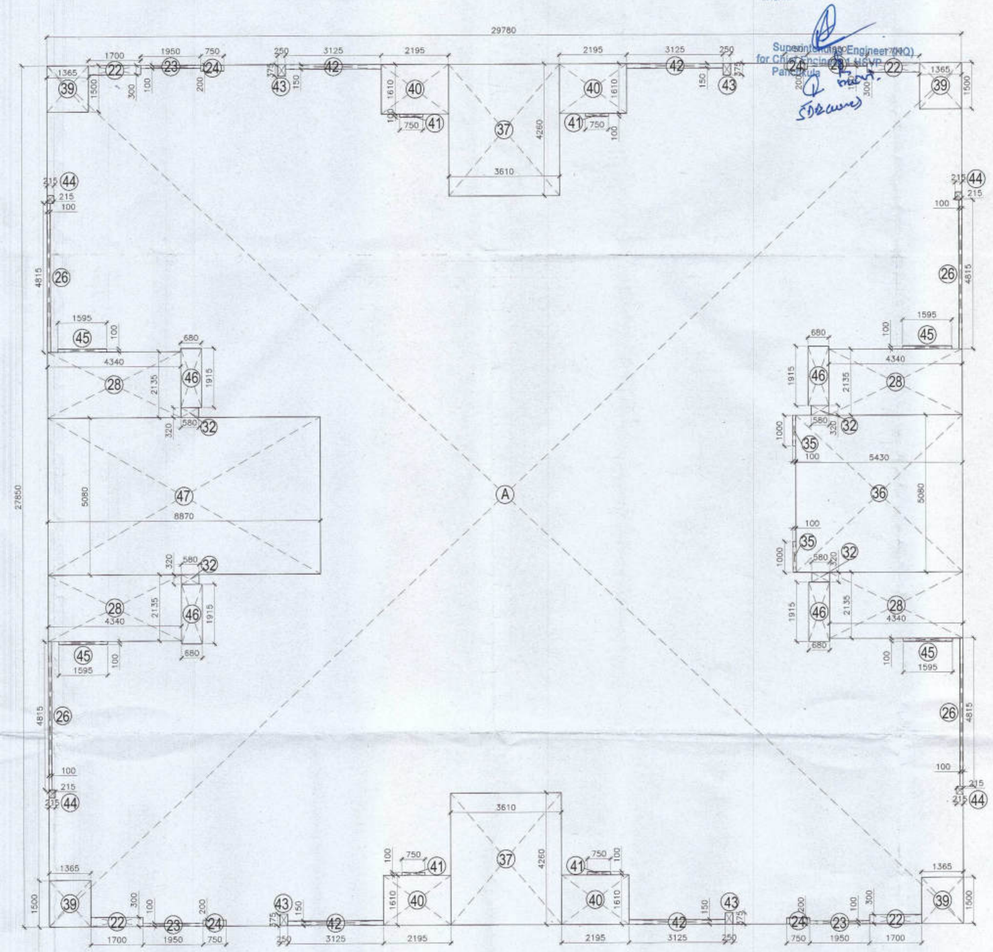


GROUND FLOOR PLAN

SCALE 1:100



GROUND COVERAGE AREA DIAGRAM

SCALE 1:100

AREA CHART								
S.NO.	FLOOR	FAR AREAS (SQ.M)	NO. OF FLOORS	TOTAL FAR (SQ.M)	NON- FAR (SQ.M)	NO. OF FLOORS	TOTAL NON-FAR (SQ.M)	TOWER BUILT-UP AREA (SQ.M)
1	GROUND FLOOR	253.906	1	253.906	397.806	1	397.8059	651.712
2	19TH & 28TH FLOOR	520.044	2	1040.088	115.098	2	230.1968	1270.284
3	TYPICAL FLOOR	520.746	31	16143.132	91.275	31	2829.537	18972.670
4	TERRACE	0.000	1	0.000	104.590	1	104.5904	104.590
5	MUMTY & MACHINE ROOM	0.000	1	0.000	104.590	1	104.5904	104.590
TOTAL				17437.126			3666.721	21103.847

GROUND COVERAGE				
ADDITION (A)				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
A	29.780	27.850	1	829.373
TOTAL AREA (A)				829.373
SUBTRACTIONS (B)				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
22	1.700	0.300	4	2.040
23	1.950	0.100	4	0.780
24	0.750	0.200	4	0.600
26	0.100	4.815	4	1.926
28	4.340	2.135	4	37.064
32	0.580	0.320	4	0.742
35	0.100	1.000	2	0.200
36	5.430	5.080	1	27.584
37	3.610	4.260	2	30.757
39	1.365	1.500	4	8.190
40	2.195	1.610	4	14.136
41	0.750	0.100	4	0.300
42	3.125	0.150	4	1.875
43	0.250	0.375	4	0.375
44	0.215	0.215	4	0.185
45	1.595	0.100	4	0.638
46	0.680	1.915	4	5.209
47	8.870	5.080	1	45.060
TOTAL AREA (B)				177.661
TOTA L GROUND COVERAGE (A-B)				651.712

OPENING SCHEDULE					
Door-Window Schedule					
S. NO.	No.	Rough Opening		From Fin. Floor	
		Width	Height	Cill	Lintel
External Door Schedule					
1	D1 (1 hour fire rated)	1200	2150	0	2150
2	D2	1200	2500	0	2500/Beam Bottom
3	D3	2000	2500	0	2500/Beam Bottom
4	DW1	450, 300	2500, 1400	0, 1100	2500/Beam Bottom
5	SLD1	2950	2150	0	2500/Beam Bottom
6	SLD2	1500	2150	0	2500/Beam Bottom
7	D4	1250	2150	0	2500/Beam Bottom
Internal Door Schedule					
1	ID1	1000	2150	0	2150
2	ID2	800	2150	0	2150
3	TD1	700	2050	100	2150
4	TD2	800	2050	100	2150
Fire Door Schedule					
1	FD1	1200	2150	0	2150
Window Schedule					
1	W1	1500	2050	450	2500/Beam Bottom
2	W2	1000	2050	450	2500/Beam Bottom
3	W3	1150	2050	450	2500/Beam Bottom
4	W4	1600	2050	450	2500/Beam Bottom
5	W5	750	1400	1100	2500/Beam Bottom
6	W6	1800	2050	450	2500/Beam Bottom
7	W7	1000	2050	450 (From Landing)	Beam Bottom
8	W8	1000	2500	0	2500/Beam Bottom

Checked and found ok for Public Health (Internal) Service only subject to comments in in forwarding letter No. 6586 dt. 31/5/23

Superintending Engineer (HQ) for Chief Engineer (HQ), HSVP, Panchkula

Authority Signatory

S.T.P (HQ) Member B.P.A.C. ATP(HQ)

S.T.P (HQ) Member Secretary B.P.A.C.

S.T.P (G) Member B.P.A.C

C.T.P (W) Chairman B.P.A.C

(Dinesh Kumar) PA(HQ)

P.A.

J.D.

SANCTIONED TO BE READ WITH THIS OFFICE MEMO NO.: DATED :

4

NOTES:

1.SPRINKLERS ARE INCORPORATED AS/NBC 2016 VOL.I_CLAUSE 5.1.3(PAGE NO. 57)

2.COMPARTMENTATION HAS BEEN DONE IN ACCORDANCE TO NBC 2016 VOL.I_PART 4 (FIRE&SAFETY)_4.5(PAGE 38)

3.STAIRCASE TRAVEL DISTANCE IS ACCORDING TO NBC 2016 VOL.I_PART 4 (FIRE&SAFETY)_Clause-4.4.2,4.3.1&2_page N0 33 & 34&49

4. OPENABLE PANEL IN GLAZING AFTER EVERY 10M AS PER NBC CLAUSE NO 3.4.10.2

5. ALL BUILDINGS ARE MECHANICALLY VENTILATED AS/NORMS.

6. LIGHT AND VENTILLATION WILL BE PROVIDED MECHANICALLY 100% POWER BACKUP.

DDTP(HQ) Member BPAC

3

LEGEND FOR PLUMBING	
V1	100Ø SOIL & VENT PIPE
V2	100Ø WASTE & VENT PIPE
V3	75Ø ANTI-SYPHONIC PIPE
4	DOMESTIC WATER SUPPLY DOWN TAKE AT 29th TO 32th FLOOR
5	DOMESTIC WATER SUPPLY DOWN TAKE AT 15th TO 28th FLOOR
6	DOMESTIC WATER SUPPLY DOWN TAKE AT 1st TO 14th FLOOR
7	FLUSHING WATER SUPPLY DOWN TAKE AT 16 TO 32 FLOOR
8	FLUSHING WATER SUPPLY DOWN TAKE AT 1 TO 15 FLOOR
9	50ØDOMESTIC WATER SUPPLY O.H TANK FILLING PIPE
10	40ØFLUSHING WATER SUPPLY O.H TANK FILLING PIPE
11	110ØCI/uPVC RAIN WATER PIPE FOR BALCONY
FT	FLOOR TRAP
FD	FLOOR DRAIN
COP	CLEAN OUT PLUG
FCO	FLOOR CLEAN OUT
D.W.S	DOMESTIC WATER SUPPLY
F.W.S	FLUSHING WATER SUPPLY
	VALVE

PLUMBING NOTES:

* W.C TO VERTICAL SOIL STACK 100Ø SOIL PIPE.
* F.T TO VERTICAL WASTE STACK 100Ø WASTE PIPE.
* FLOOR DRAIN TO FLOOR TRAP 50Ø WASTE PIPE.
* WASH BASIN TO FLOOR TRAP 32Ø WASTE PIPE.
* SINK TO FLOOR TRAP 40Ø WASTE PIPE.

2

OWNER SIGN

For A & D Estates Private Limited

Authorized Signatory

ARCHITECT SIGN

Ar. VINEETRA GOYAL CA/2018/114172

H.No. 73/2, Patel Nagar, Gurugram

Clients:

M/S A&D Estates Pvt. Ltd.
Plot No. 77
Sector - 44
Gurugram, Haryana 122003

Project Title :

PROPOSED BUILDING PLAN OF GROUP HOUSING COLONY AREA MEASURING 12.61175 (LICENCE NO. 195 OF 2008 DATED 22.11.2008 GRANTED FOR 11.418 ACRES) AND LICENCE NO. 15 OF 2023 DATED 30.01.2023 GRANTED FOR 1.19375 ACRES (UNDER TOD ZONE) IN SECTOR-83, GURGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY A & D ESTATES PVT. LTD. AND OTHERS.

Drawing Title : SUBMISSION DRAWINGS

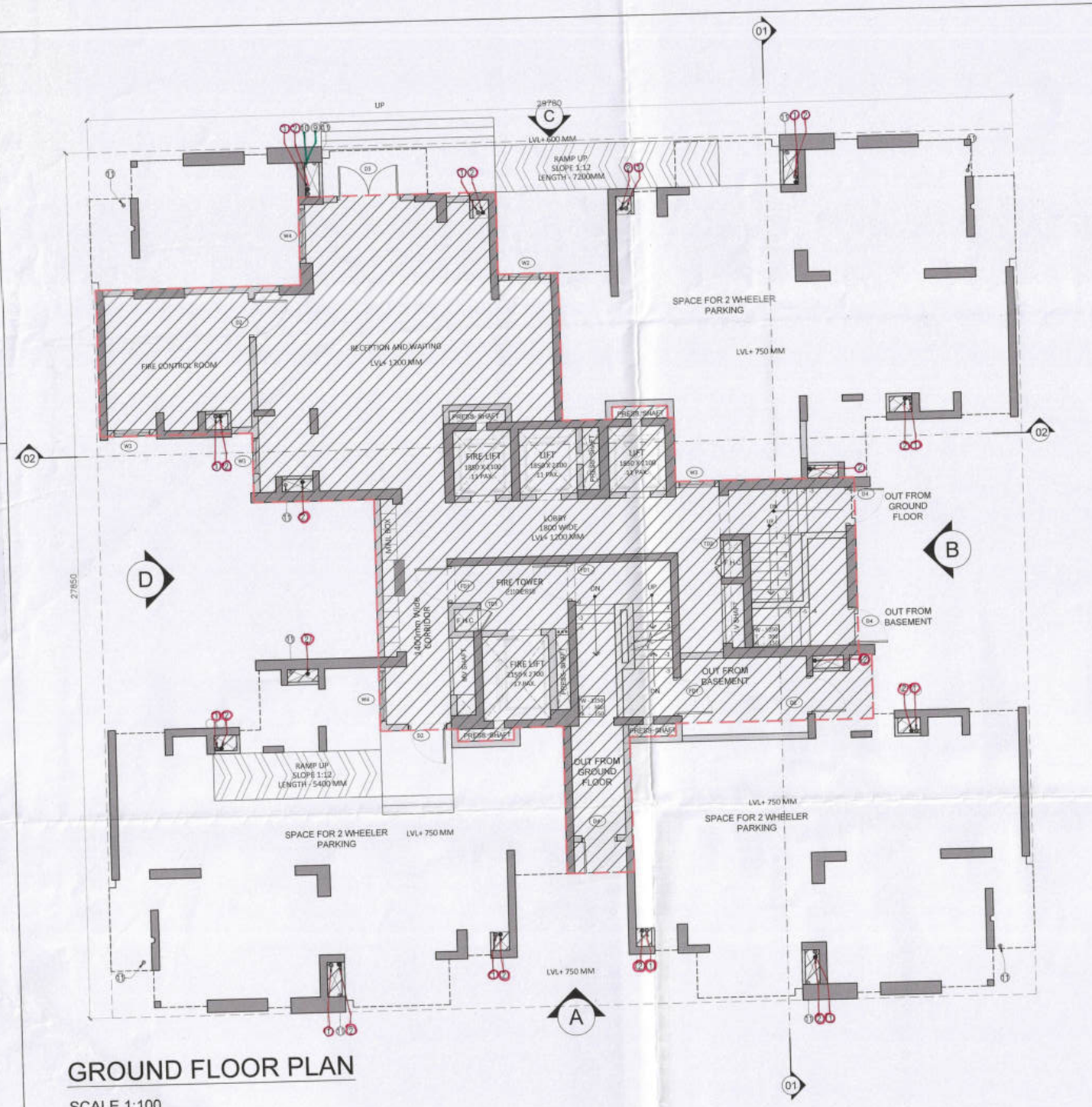
GROUND COVERAGE AREA DIAGRAM

TYPE B - TOWER 2, 3,4

1

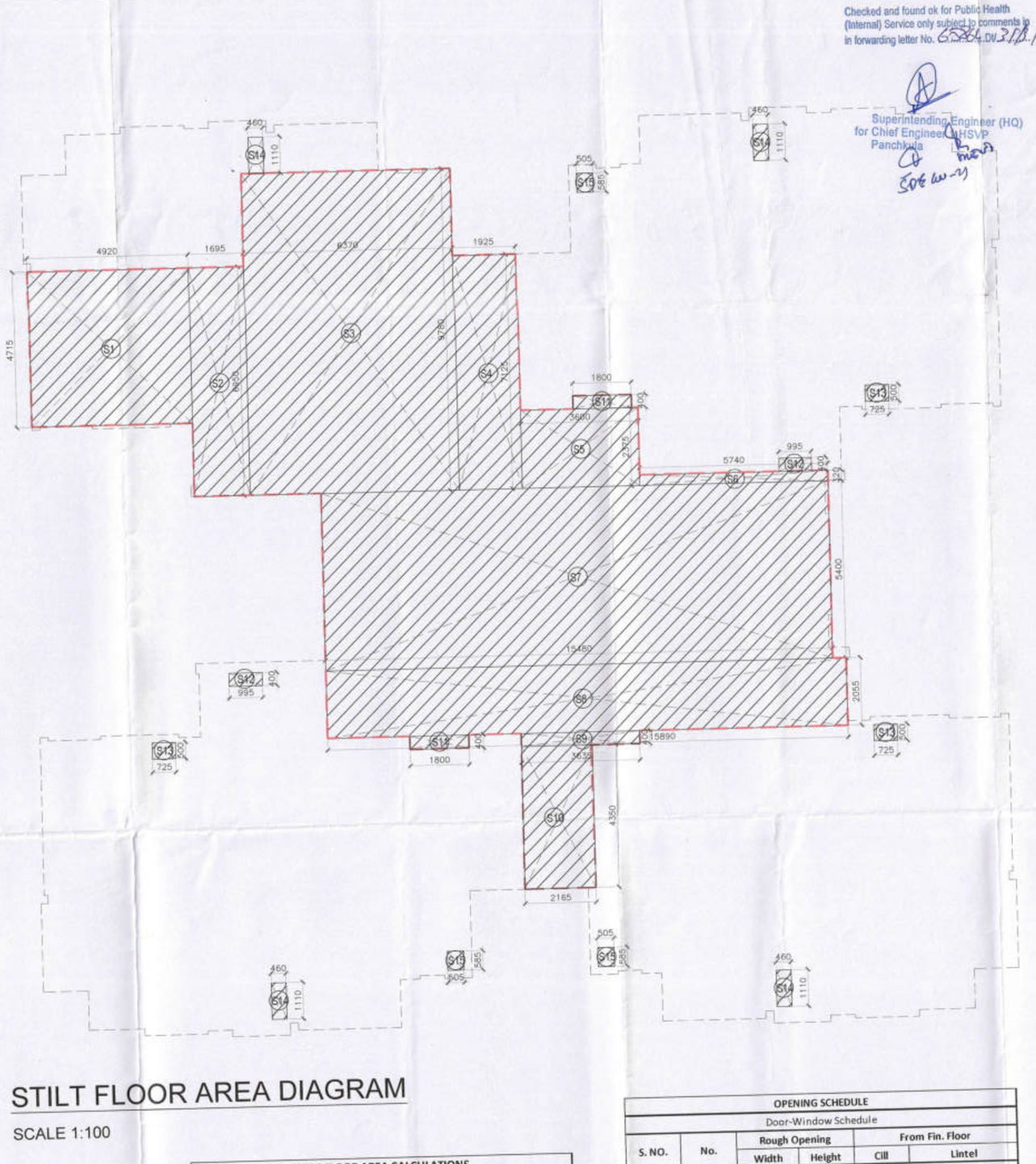
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Date :	FEB-2023
Drawn By :	P.P
Checked By :	A.S
Sheet Size :	A1

Drawing No : TB01 - A - 01



GROUND FLOOR PLAN

SCALE 1:100



STILT FLOOR AREA DIAGRAM

SCALE 1:100

Checked and found ok for Public Health (Internal) Service only subject to comments in in forwarding letter No. GSAA-DW-3178/23

Superintending Engineer (HQ) for Chief Engineer (HSVP Panchkula

Authority Signatory

DTP (HQ) Member B.P.A.C. | S.T.P (HQ) Member Secretary B.P.A.C. | S.T.P (G) Member B.P.A.C. | Chairman B.P.A.C.

ATP(HQ) | (Dinesh Kumar) PA(HQ) | ATP

J.D.

SANCTIONED
TO BE READ WITH THIS OFFICE MEMO NO.
DATED

AREA CHART

S.NO.	FLOOR	FAR AREAS (SQ.M)	NO. OF FLOORS	TOTAL FAR (SQ.M)	NON- FAR (SQ.M)	NO. OF FLOORS	TOTAL NON-FAR (SQ.M)	TOWER BUILT-UP AREA (SQ.M)
1	GROUND FLOOR	253.906	1	253.906	397.806	1	397.8059	651.712
2	19TH & 28TH FLOOR	520.044	2	1040.088	115.098	2	230.1968	1270.284
3	TYPICAL FLOOR	520.746	31	16143.132	91.275	31	2829.537	18972.670
4	TERRACE	0.000	1	0.000	104.590	1	104.5904	104.590
5	MUMTY & MACHINE ROOM	0.000	1	0.000	104.590	1	104.5904	104.590
TOTAL				17437.126			3666.721	21103.847

STILT FLOOR AREA CALCULATIONS

ADDITION

LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
S1	4.920	4.715	1	23.198
S2	1.695	6.950	1	11.780
S3	6.370	9.780	1	62.299
S4	1.925	7.125	1	13.716
S5	3.600	2.375	1	8.550
S6	5.740	0.320	1	1.837
S7	15.480	5.400	1	83.592
S8	15.480	2.055	1	31.811
S9	3.635	0.400	1	1.454
S10	2.165	4.350	1	9.418
S11	1.800	0.400	2	1.440
S12	0.995	0.400	2	0.796
S13	0.725	0.500	3	1.088
S14	1.110	0.460	4	2.042
S15	0.505	0.585	3	0.886
TOTAL AREA				253.906

OPENING SCHEDULE

Door-Window Schedule

S. NO.	No.	Rough Opening Width	Rough Opening Height	From Fin. Floor Cill	From Fin. Floor Lintel
External Door Schedule					
1	D1 (1 hour fire rated)	1200	2150	0	2150
2	D2	1200	2500	0	2500/Beam Bottom
3	D3	2000	2500	0	2500/Beam Bottom
4	DW1	450, 300	2500, 1400	0, 1100	2500/Beam Bottom
5	SLD1	2950	2150	0	2500/Beam Bottom
6	SLD2	1500	2150	0	2500/Beam Bottom
7	D4	1250	2150	0	2500/Beam Bottom
Internal Door Schedule					
1	ID1	1000	2150	0	2150
2	ID2	800	2150	0	2150
3	TD1	700	2050	100	2150
4	TD2	800	2050	100	2150
Fire Door Schedule					
1	FD1	1200	2150	0	2150
Window Schedule					
1	W1	1500	2050	450	2500/Beam Bottom
2	W2	1000	2050	450	2500/Beam Bottom
3	W3	1150	2050	450	2500/Beam Bottom
4	W4	1600	2050	450	2500/Beam Bottom
5	W5	750	1400	1100	2500/Beam Bottom
6	W6	1800	2050	450	2500/Beam Bottom
7	W7	1000	2050	450 (From Landing)	Beam Bottom
8	W8	1000	2500	0	2500/Beam Bottom

NOTES:

1. SPRINKLERS ARE INCORPORATED AS/NBC 2016 VOL.I_CLAUSE 5.1.3/PAGE NO. 57)
2. COMPARTMENTATION HAS BEEN DONE IN ACCORDANCE TO NBC 2016 VOL.I_PART 4 (FIRE&SAFETY)_4.5/PAGE 38)
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DD (HQ) Member BPAC

LEGEND FOR PLUMBING

V1	100Ø SOIL & VENT PIPE
V2	100Ø WASTE & VENT PIPE
V3	75Ø ANTI-SYPHONIC PIPE
(A)	DOMESTIC WATER SUPPLY DOWN TAKE AT 29th TO 32th FLOOR
(B)	DOMESTIC WATER SUPPLY DOWN TAKE AT 15th TO 28th FLOOR
(C)	DOMESTIC WATER SUPPLY DOWN TAKE AT 1st TO 14th FLOOR
(7)	FLUSHING WATER SUPPLY DOWN TAKE AT 16 TO 32 FLOOR
(8)	FLUSHING WATER SUPPLY DOWN TAKE AT 1 TO 15 FLOOR
(9)	50ØDOMESTIC WATER SUPPLY O.H TANK FILLING PIPE
(10)	40ØFLUSHING WATER SUPPLY O.H TANK FILLING PIPE
(11)	110ØDUPVC RAIN WATER PIPE FOR BALCONY
FT	FLOOR TRAP
FD	FLOOR DRAIN
COP	CLEAN OUT PLUG
FCO	FLOOR CLEAN OUT
D.W.S	DOMESTIC WATER SUPPLY
F.W.S	FLUSHING WATER SUPPLY
	VALVE

PLUMBING NOTES:

* W.C TO VERTICAL SOIL STACK 100Ø SOIL PIPE.
* F.T TO VERTICAL WASTE STACK 100Ø WASTE PIPE.
* FLOOR DRAIN TO FLOOR TRAP 50Ø WASTE PIPE.
* WASH BASIN TO FLOOR TRAP 32Ø WASTE PIPE.
* SINK TO FLOOR TRAP 40Ø WASTE PIPE.

OWNER SIGN

For A & D Estates Private Limited

Authorized Signatory

ARCHITECT SIGN

ANUPAMA GOYAL CA/2010/11402 H.No. 7302, Patel Nagar, Gurugram

Clients:

M/S A&D Estates Pvt. Ltd.
Plot No. 77
Sector - 44
Gurugram, Haryana 122003

Project Title :

PROPOSED BUILDING PLAN OF GROUP HOUSING COLONY AREA MEASURING 12.61175 (LICENCE NO. 195 OF 2008 DATED 22.11.2008 GRANTED FOR 11.418 ACRES) AND LICENCE NO. 15 OF 2023 DATED 30.01.2023 GRANTED FOR 1.19375 ACRES (UNDER TOD ZONE) IN SECTOR-83, GURGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY A & D ESTATES PVT. LTD. AND OTHERS.

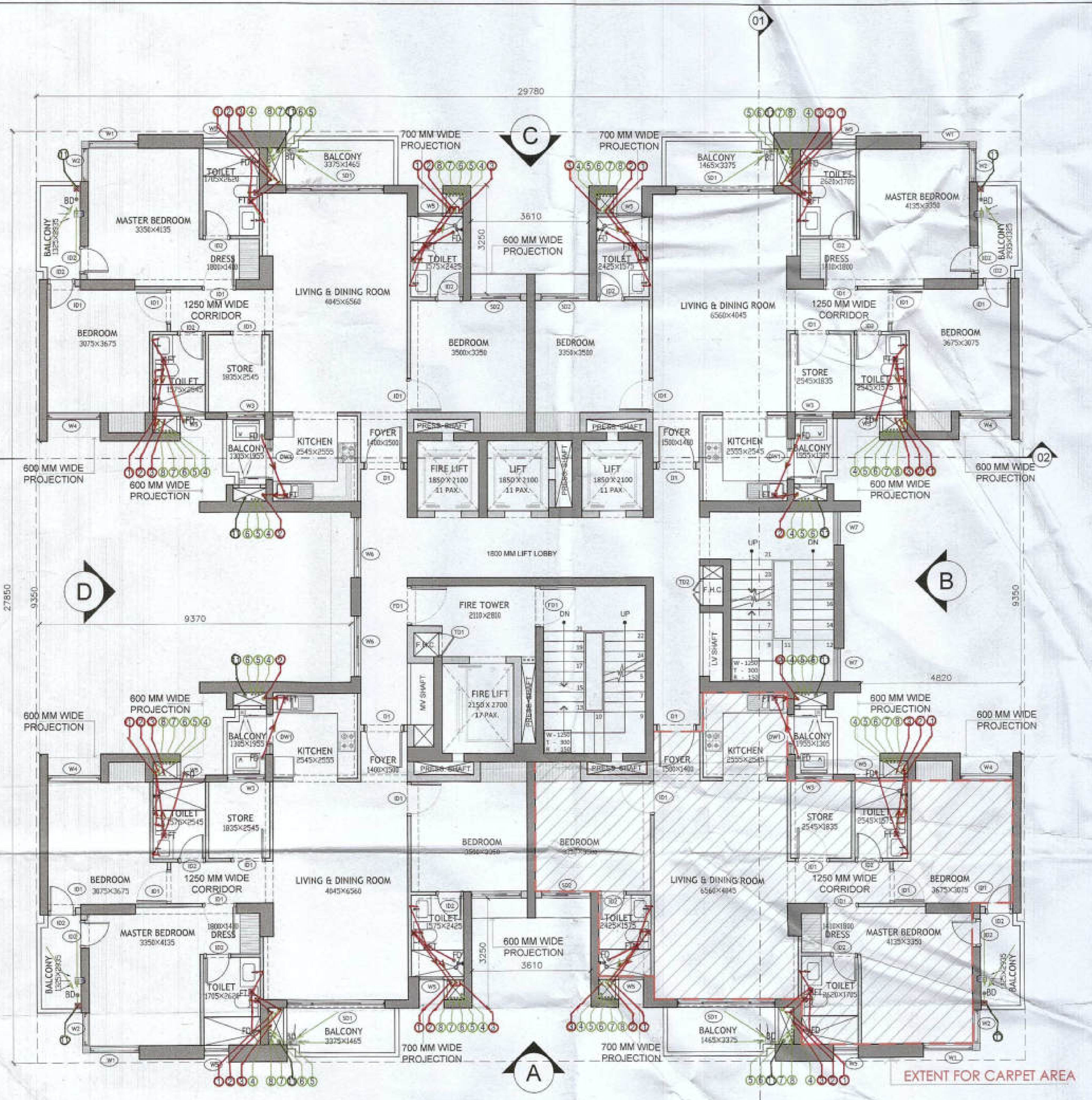
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STILT/ GROUND FLOOR PLAN

TYPE B - TOWER 2, 3,4

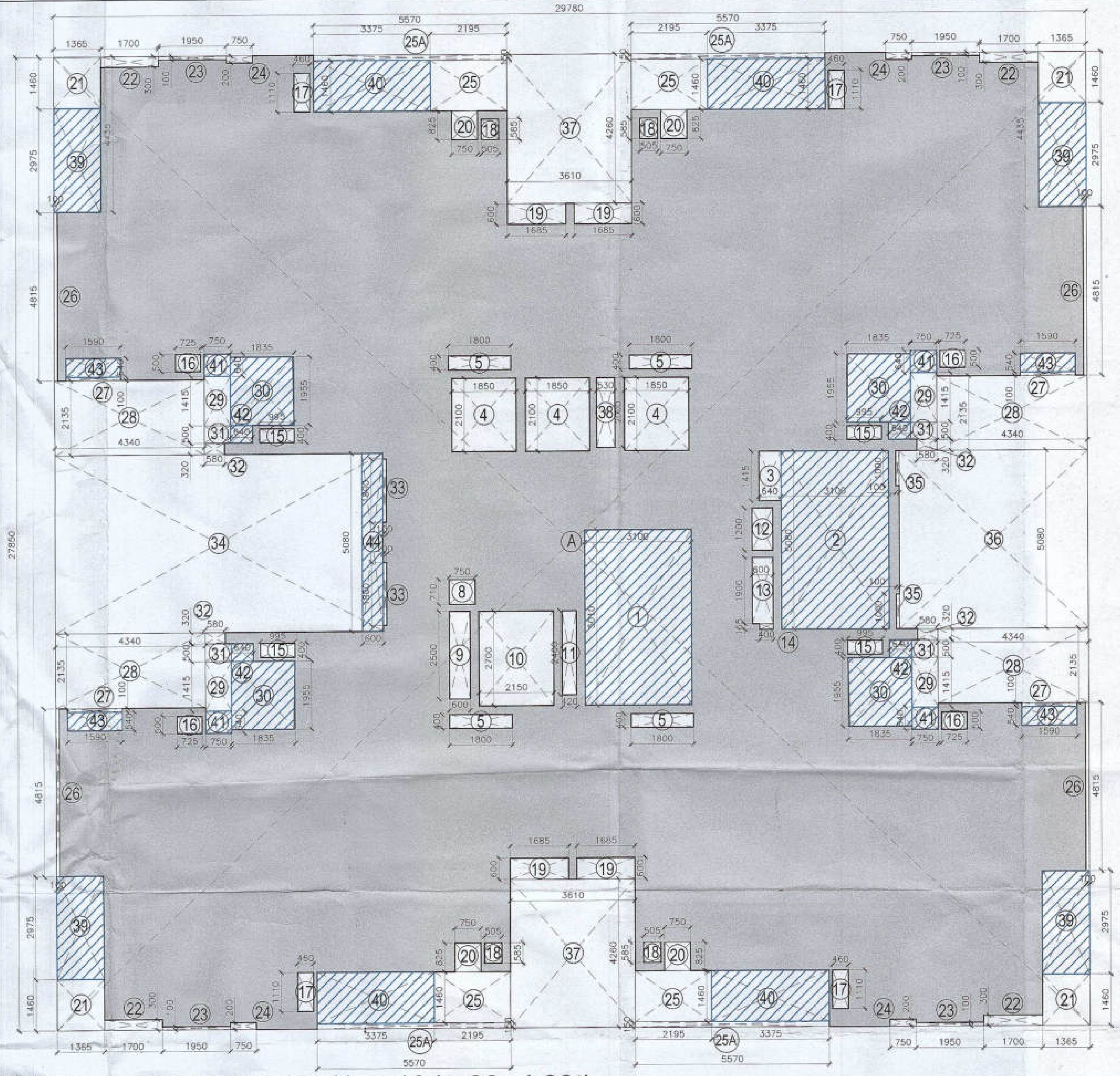
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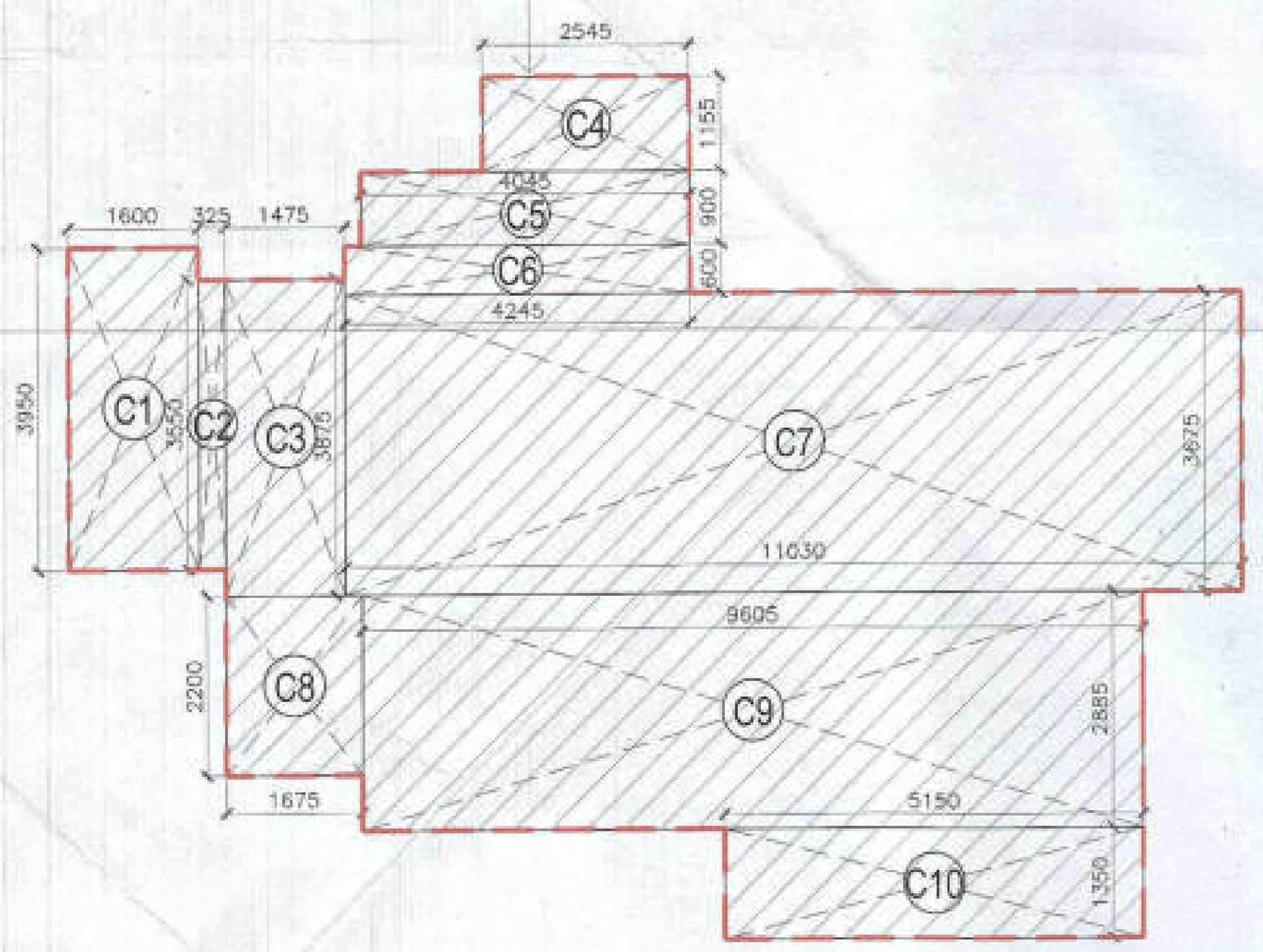
TYPICAL FLOOR PLAN (1st- 18th, 20nd-28th AND 30th-32nd)

SCALE 1:100



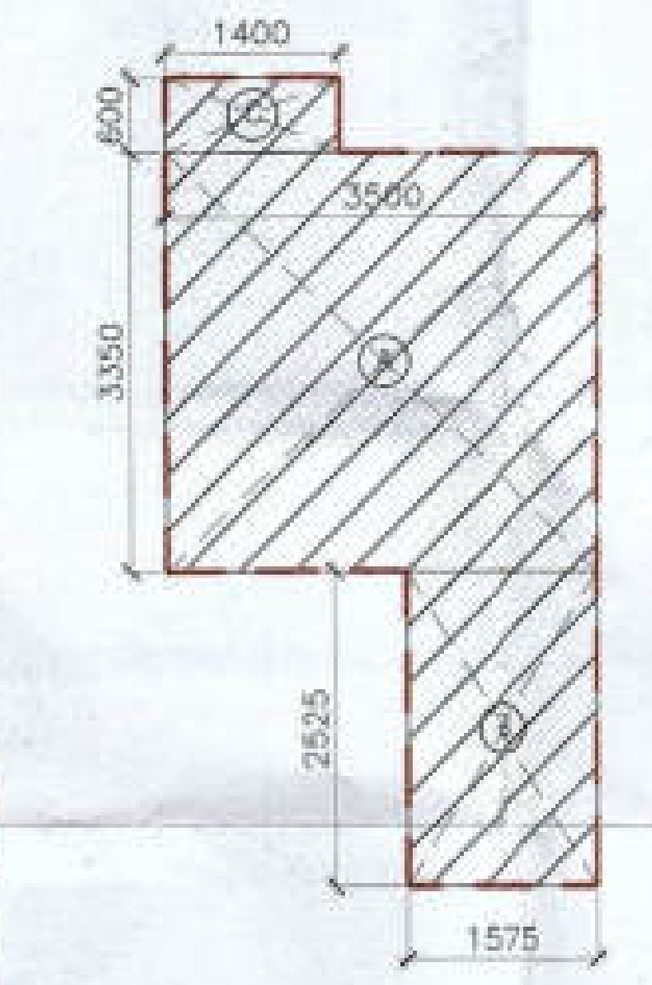
TYPICAL FLOOR PLAN (1st- 18th, 20nd-29th AND 30th-32nd) AREA DIAGRAM

SCALE 1:100



UNIT CARPET
(TYPICAL DWELLING UNIT)
AREA DIAGRAM

SCALE 1:100



SERVANT ROOM (AREA CALCULATION)				
ADDITION				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
A	3.500	3.335	1	11.673
B	1.575	2.525	1	3.977
C	1.400	0.600	1	0.840
TOTAL AREA (X+Y+Z)				16.489

SERVANT ROOM AREA DIAGRAM

SCALE 1:100

CARPET AREA (TYPICAL DWELLING UNIT)				
ADDITION				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
C1	1.600	3.950	1	6.320
C2	0.325	3.550	1	1.154
C3	1.475	3.875	1	5.716
C4	2.545	1.155	1	2.939
C5	4.045	0.900	1	3.641
C6	4.245	0.600	1	2.547
C7	11.030	3.675	1	40.535
C8	1.675	2.200	1	3.685
C9	9.605	2.885	1	27.710
C10	5.150	1.350	1	6.953
TOTAL AREA				101.200

FAR AREA CALCULATIONS				
ADDITION (A)				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
A	29.780	27.850	1	829.373
TOTAL (A)				829.373
SUBTRACTIONS (B)				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
1	3.100	5.010	1	15.531
2	3.100	5.080	1	15.748
3	0.640	1.415	1	0.906
4	1.850	2.100	3	11.655
5	1.800	0.400	4	2.880
8	0.750	0.710	1	0.533
9	0.600	2.500	1	1.500
10	2.150	2.700	1	5.805
11	0.420	2.400	1	1.008
12	0.600	1.200	1	0.720
13	0.600	1.900	1	1.140
14	0.400	0.165	1	0.066
15	0.995	0.400	4	1.592
16	0.725	0.500	4	1.450
17	0.460	1.110	4	2.042
18	0.505	0.585	4	1.182
19	1.685	0.600	4	4.044
20	0.750	0.825	4	2.475
21	1.365	1.460	4	7.972
22	1.700	0.300	4	2.040
23	1.950	0.100	4	0.780
24	0.750	0.200	4	0.600
25	2.195	1.460	4	12.819
25A	5.570	0.150	4	3.342
26	0.100	4.815	4	1.926
27	1.595	0.100	4	0.638
28	4.550	2.200	4	40.040
29	0.750	1.415	4	4.245
30	1.835	1.955	4	14.350
31	0.750	0.500	4	1.500
32	0.580	0.320	4	0.742
33	0.100	1.800	2	0.360
34	9.470	5.080	1	48.108
35	0.100	1.000	1	0.100
36	5.430	5.080	1	27.584
37	3.610	4.260	2	30.757
38	0.530	2.000	1	1.060
39	1.365	2.975	4	16.244
40	3.375	1.460	4	19.710
43	1.590	0.540	4	3.434
TOTAL(B)				308.627
TOTAL FAR AREA (A-B)				520.746

FLOOR (NON FAR AREA CALCULATIONS)				
ADDITION				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
1	3.100	5.010	1	15.531
2	3.100	5.080	1	15.748
30	1.835	1.955	4	14.350
39	1.365	2.975	4	16.244
40	3.375	1.460	4	19.710
41	0.750	0.640	4	1.920
42	0.640	0.500	4	1.280
43	1.595	0.540	4	3.445
44	0.600	5.080	1	3.048
TOTAL NON-AREA				91.275

OPENING SCHEDULE					
Door-Window Schedule					
S. NO.	No.	Rough Opening Width	Rough Opening Height	From Fin. Floor Cill	From Fin. Floor Lintel
External Door Schedule					
1	D1 (1 hour fire rated)	1200	2150	0	2150
2	D2	1200	2500	0	2500/Beam Bottom
3	D3	2000	2500	0	2500/Beam Bottom
4	DW1	450, 300	2500, 1400	0, 1100	2500/Beam Bottom
5	SLD1	2950	2150	0	2500/Beam Bottom
6	SLD2	1500	2150	0	2500/Beam Bottom
7	D4	1250	2150	0	2500/Beam Bottom
Internal Door Schedule					
1	ID1	1000	2150	0	2150
2	ID2	800	2150	0	2150
3	TD1	700	2050	100	2150
4	TD2	800	2050	100	2150
Fire Door Schedule					
1	FD1	1200	2150	0	2150
Window Schedule					
1	W1	1500	2050	450	2500/Beam Bottom
2	W2	1000	2050	450	2500/Beam Bottom
3	W3	1150	2050	450	2500/Beam Bottom
4	W4	1600	2050	450	2500/Beam Bottom
5	W5	750	1400	1100	2500/Beam Bottom
6	W6	1800	2050	450	2500/Beam Bottom
7	W7	1000	2050	450 (From Landing)	Beam Bottom
8	W8	1000	2500	0	2500/Beam Bottom

Checked and found ok for Public Health (Internal) Service only subject to comments in forwarding letter No. 65364 Dt. 31/3/23
Superintending Engineer (HQ) for Chief Engineer-I, HSVP Panchkula
SDE(W-1) MEVI

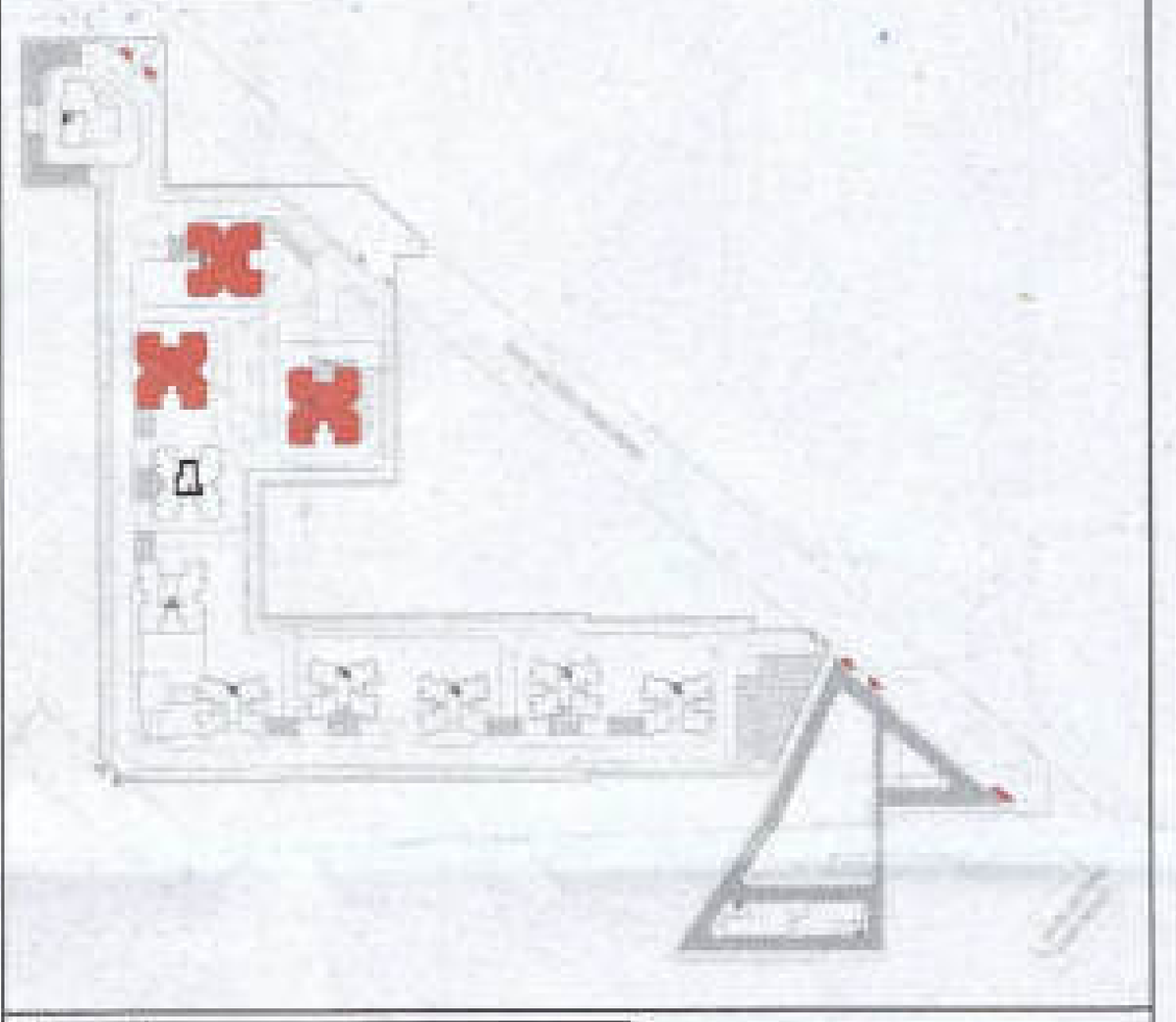
Authority Signatory

T.P (HQ) Member B.P.A.C. | S.T.P (HQ) Member Secretary B.P.A.C. | S.T.P (G) Member B.P.A.C | C.T.P (Hr) Chairman B.P.A.C
ATP(HQ)
(Dinesh Kumar) PA(HQ)
J.D. | P.A. | ATP.

SANCTIONED
TO BE READ WITH THIS OFFICE
MEMO NO.:
DATED :

NOTES:

1. SPRINKLERS ARE INCORPORATED AS/NBC 2016 VOL.I_CLAUSE 5.1.3(PAGE NO. 57)
2. COMPARTMENTATION HAS BEEN DONE IN ACCORDANCE TO NBC 2016 VOL.I_PART 4 (FIRE&SAFETY)_4.5(PAGE 38)
3. STAIRCASE TRAVEL DISTANCE IS ACCORDING TO NBC 2016 VOL.I_PART 4 (FIRE&SAFETY)_Clause-4.4.2.4.3.1&2_page NO 33 & 34&49
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6. LIGHT AND VENTILLATION WILL BE PROVIDED MECHANICALLY 100% POWER BACKUP.



	LEGEND FOR PLUMBING
1	100Ø SOIL & VENT PIPE
2	100Ø WASTE & VENT PIPE
3	75Ø ANTI-SYPHONIC PIPE
4	DOMESTIC WATER SUPPLY DOWN TAKE AT 29th TO 32th FLOOR
5	DOMESTIC WATER SUPPLY DOWN TAKE AT 15th TO 28th FLOOR
6	DOMESTIC WATER SUPPLY DOWN TAKE AT 1st TO 14th FLOOR
7	FLUSHING WATER SUPPLY DOWN TAKE AT 16 TO 32 FLOOR
8	FLUSHING WATER SUPPLY DOWN TAKE AT 1 TO 15 FLOOR
9	50ØDOMESTIC WATER SUPPLY O.H TANK FILLING PIPE
10	40ØFLUSHING WATER SUPPLY O.H TANK FILLING PIPE
11	110(OD)uPVC RAIN WATER PIPE FOR BALCONY
FT	FLOOR TRAP
FD	FLOOR DRAIN
COP	CLEAN OUT PLUG
FCO	FLOOR CLEAN OUT
D.W.S	DOMESTIC WATER SUPPLY
F.W.S	FLUSHING WATER SUPPLY
⋈	VALVE

PLUMBING NOTES:

- * W.C TO VERTICAL SOIL STACK 100Ø SOIL PIPE.
- * F.T TO VERTICAL WASTE STACK 100Ø WASTE PIPE.
- * FLOOR DRAIN TO FLOOR TRAP 50Ø WASTE PIPE.
- * WASH BASIN TO FLOOR TRAP 32Ø WASTE PIPE.
- * SINK TO FLOOR TRAP 40Ø WASTE PIPE.

OWNER SIGN
For A & D Estates Private Limited
Authorized Signatory

ARCHITECT SIGN
Ar. VINEMRA GOYAL
CA/2015/114662
H.No. 730/2, Patel Nagar, Gurugram

Clients:
M/S A&D Estates Pvt. Ltd.
Plot No. 77
Sector - 44
Gurugram, Haryana 122003

Project Title :
PROPOSED BUILDING PLAN OF GROUP HOUSING COLONY AREA MEASURING 12.61175 (LICENCE NO. 195 OF 2008 DATED 22.11.2008 GRANTED FOR 11.418 ACRES) AND LICENCE NO. 15 OF 2023 DATED 30.01.2023 GRANTED FOR 1.19375 ACRES (UNDER TOD ZONE) IN SECTOR-83, GURGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY A & D ESTATES PVT. LTD. AND OTHERS.

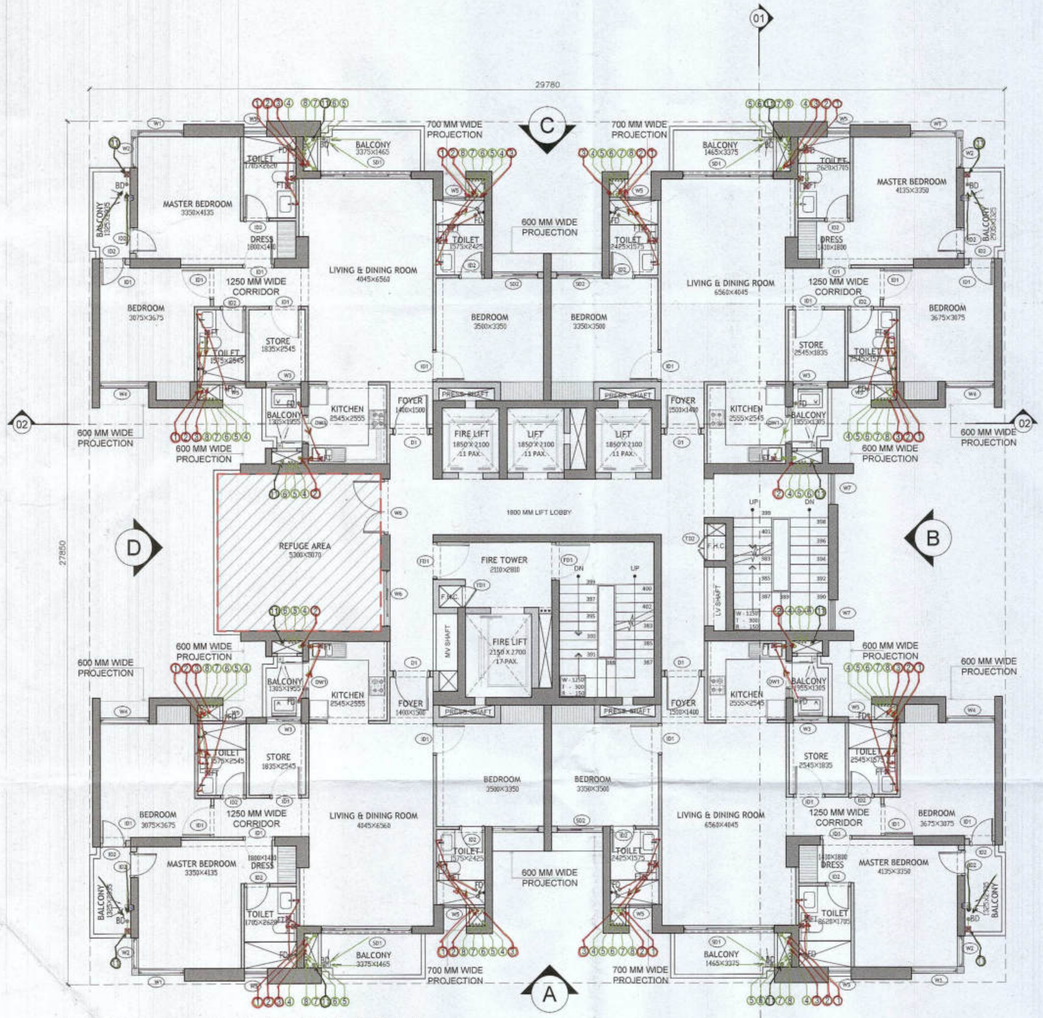
Drawing Title : SUBMISSION DRAWINGS
TYPICAL FLOOR PLAN
(1st- 18th, 20nd-28th AND 30th-32nd)
TYPE B - TOWER 2,3,4

DD (HQ) Member BPAC

Scale :	1:100
Date :	FEB-2023
Drawn By :	P.P
Checked By :	A.S
Sheet Size :	A1

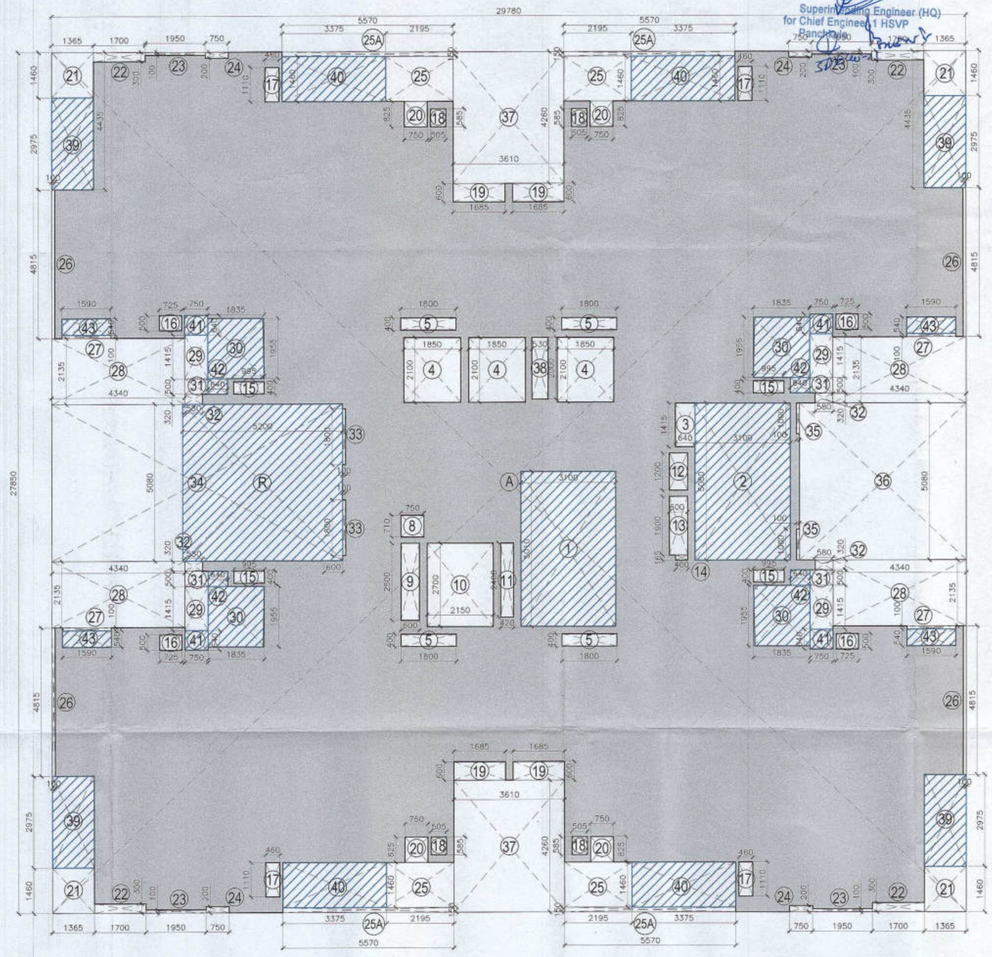
Drawing No : TB01 - A - 04

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3
2
1



19th and 29th FLOOR PLAN

SCALE 1:100



19th and 29th FLOOR AREA DIAGRAM

SCALE 1:100

Checked and found ok for Public Health (Internal) Service only subject to comments in in forwarding letter No. 2584 dt. 31/3/23

Superintending Engineer (HQ) for Chief Engineer-1 HSVP Panchkula

Authority Signatory

ATP(HQ) (Dinesh Kumar) PA(HQ)

SANCTIONED
TO BE READ WITH MEMO OFFICE
MEMO NO.:
DATED :

NOTES:

1.SPRINKLERS ARE INCORPORATED AS/NBC 2016 VOL.I_CLAUSE 5.1.3(PAGE NO. 57)

2.COMPARTMENTATION HAS BEEN DONE IN ACCORDANCE TO NBC 2016 VOL.I_PART 4 (FIRE&SAFETY)_4.5(PAGE 38)

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V3	75Ø ANTI-SYPHONIC PIPE
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* WASH BASIN TO FLOOR TRAP 32Ø WASTE PIPE.
* SINK TO FLOOR TRAP 40Ø WASTE PIPE.

OWNER SIGN

For A & D Estates Private Limited
Authorized Signatory

ARCHITECT SIGN

H.No. 720/2, Palam Nagar, Gurug

Clients:

M/S A&D Estates Pvt. Ltd.
Plot No. 77
Sector - 44
Gurugram, Haryana 122003

Project Title :

PROPOSED BUILDING PLAN OF GROUP HOUSING COLONY AREA MEASURING 12.61175 (LICENCE NO. 195 OF 2008 DATED 22.11.2008 GRANTED FOR 11.415 ACRES) AND LICENCE NO. 15 OF 2023 DATED 30.01.2023 GRANTED FOR 1.1937$ ACRES (UNDER TOD ZONE) IN SECTOR-83, GURGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY A & D ESTATES PVT. LTD. AND OTHERS.

Drawing Title : SUBMISSION DRAWINGS

19TH AND 29TH FLOOR PLAN

TYPE B - TOWER 2,3,4

DD(HQ) Member BPAC

Scale :	1:100
Date :	FEB-2023
Drawn By :	P.P
Checked By :	A.S
Sheet Size :	A1
Drawing No :	TB01 - A - 03

4 3 2 1

REFUGE AREA DIAGRAM

SCALE 1:100



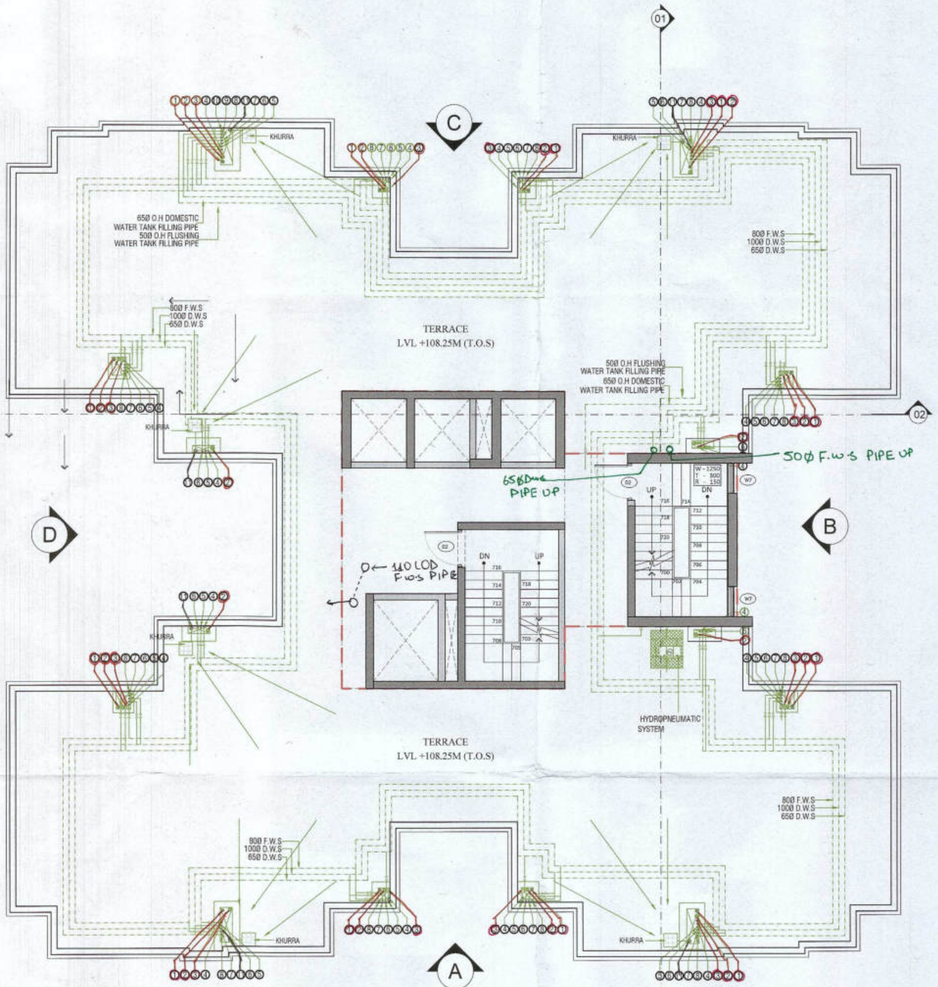
REFUGE AREA((2R /12.5*0.3)+0.9					
TYPICAL FLOOR AREA (R)	AREA OF TWO CONCECUTIVE FLOORS(2R)	OCCUPANT LOAD @12.5 sq. m OF GROSS AREA	AREA EQUIVALENT OF 0.3sq. M./ PERSON	ADDITIONAL AREA FOR WHEEL CHAIR REQUIRMENT	REQUIRED FLOOR AREA FOR REFUGE
520.746	1041.492	83.319	24.996	0.900	25.896

FLOOR AREA PROVIDED FOR REFUGE*		
LENGTH (M)	WIDTH(M)	AREA (SQ.M.)
5.3	5.07	26.871

19TH & 28TH FLOOR (NON FAR AREA CALCULATIONS)				
ADDITION				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
R	5.300	5.010	1	26.871
1	3.100	5.010	1	15.531
2	3.100	5.080	1	15.748
30	1.835	1.955	4	14.350
39	1.365	2.975	4	16.244
40	3.375	1.460	4	19.710
41	0.750	0.640	4	1.920
42	0.640	0.500	4	1.280
43	1.595	0.540	4	3.445
TOTAL NON-AREA				115.098

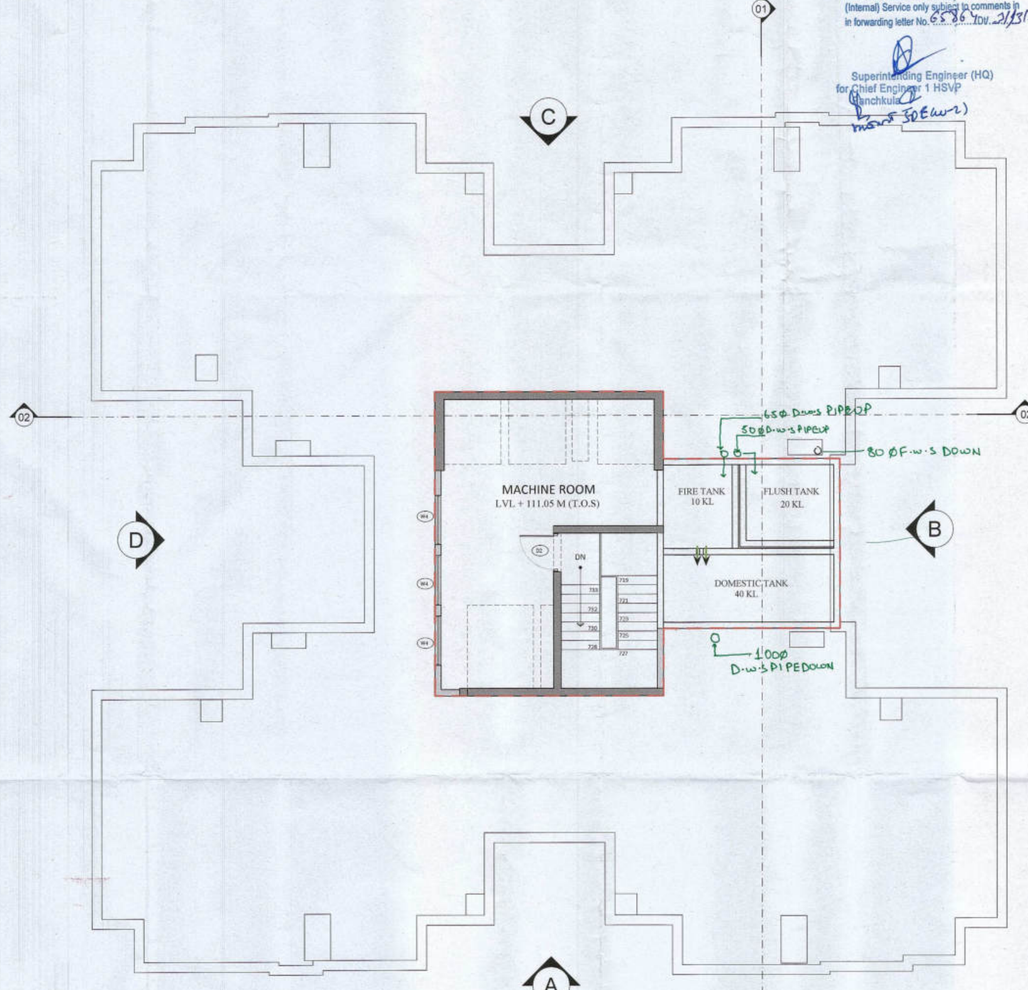
FAR AREA CALCULATIONS				
ADDITION (A)				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
A	29.780	27.850	1	829.373
TOTAL (A)				829.373
SUBTRACTIONS (B)				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
1	3.100	5.010	1	15.531
2	3.100	5.080	1	15.748
3	0.640	1.415	1	0.906
4	1.850	2.100	3	11.655
5	1.800	0.400	4	2.880
8	0.750	0.710	1	0.533
9	0.600	2.500	1	1.500
10	2.150	2.700	1	5.805
11	0.420	2.400	1	1.008
12	0.600	1.200	1	0.720
13	0.600	1.900	1	1.140
14	0.400	0.165	1	0.066
15	0.995	0.400	4	1.592
16	0.725	0.500	4	1.450
17	0.460	1.110	4	2.042
18	0.505	0.585	4	1.182
19	1.685	0.600	4	4.044
20	0.750	0.825	4	2.475
21	1.365	1.460	2	3.986
22	1.700	0.300	4	2.040
23	1.950	0.100	4	0.780
24	0.750	0.200	4	0.600
25	2.195	1.460	4	12.819
25A	5.570	0.150	4	3.342
26	0.100	4.815	4	1.926
27	1.595	0.100	4	0.638
28	4.550	2.200	4	40.040
29	0.750	1.415	4	4.245
30	1.835	1.955	4	14.350
31	0.750	0.500	4	1.500
32	0.580	0.320	4	0.742
33	0.100	1.800	2	0.360
34	9.470	5.080	1	48.108
35	0.100	1.000	1	0.100
36	5.430	5.080	1	27.584
37	3.610	4.260	2	30.757
38	0.530	2.000	1	1.060
39	1.365	2.975	2	8.122
40	3.375	1.460	4	19.710
43	1.590	0.540	4	3.434
44	2.065	1.025	1	2.117
45	1.265	0.880	1	1.113
47	1.365	2.530	2	6.907
48	1.365	1.765	1	2.409
49	0.300	0.880	1	0.264
TOTAL(B)				309.329
TOTAL FAR AREA (A-B)				520.044

OPENING SCHEDULE					
Door-Window Schedule					
S. NO.	No.	Rough Opening		From Fin. Floor	
		Width	Height	Cill	Lintel
External Door Schedule					
1	D1 (1 hour fire rated)	1200	2150	0	2150
2	D2	1200	2500	0	2500/Beam Bottom
3	D3	2000	2500	0	2500/Beam Bottom
4	DW1	450, 300	2500, 1400	0, 1100	2500/Beam Bottom
5	SLD1	2950	2150	0	2500/Beam Bottom
6	SLD2	1500	2150	0	2500/Beam Bottom
7	D4	1250	2150	0	2500/Beam Bottom
Internal Door Schedule					
1	ID1	1000	2150	0	2150
2	ID2	800	2150	0	2150
3	TD1	700	2050	100	2150
4	TD2	800	2050	100	2150
Fire Door Schedule					
1	FD1	1200	2150	0	2150
Window Schedule					
1	W1	1500	2050	450	2500/Beam Bottom
2	W2	1000	2050	450	2500/Beam Bottom
3	W3	1150	2050	450	2500/Beam Bottom
4	W4	1600	2050	450	2500/Beam Bottom
5	W5	750	1400	1100	2500/Beam Bottom
6	W6	1800	2050	450	2500/Beam Bottom
7	W7	1000	2050	450 (From Landing)	Beam Bottom
8	W8	1000	2500	0	2500/Beam Bottom



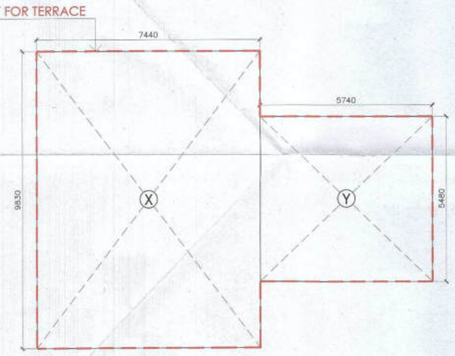
TERRACE FLOOR PLAN

SCALE 1:100



MACHINE ROOM FLOOR PLAN

SCALE 1:100

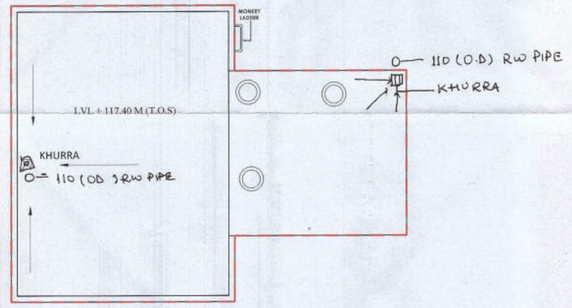


TERRACE & MUMTY FLOOR AREA DIAGRAM

SCALE 1:100

TERRACE (NON FAR AREA CALCULATION)				
ADDITION				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
X	7.440	9.830	1	73.135
Y	5.740	5.480	1	31.455
TOTAL AREA				104.590
BUILT-UP AREA				104.590

MUMTY (NON FAR AREA CALCULATION)				
ADDITION				
LEGEND	LENGTH (MTS)	WIDTH (MTS)	NO.S	AREAS (MT.SQ.)
X	7.440	9.830	1	73.135
Y	5.740	5.480	1	31.455
TOTAL AREA				104.590
BUILT-UP AREA				104.590



ROOF PLAN

SCALE 1:100

OPENING SCHEDULE					
Door-Window Schedule					
S. NO.	No.	Rough Opening		From Fin. Floor	
		Width	Height	Cill	Lintel
External Door Schedule					
1	D1 (1 hour fire rated)	1200	2150	0	2150
2	D2	1200	2500	0	2500/Beam Bottom
3	D3	2000	2500	0	2500/Beam Bottom
4	DW1	450, 300	2500, 1400	0, 1100	2500/Beam Bottom
5	SLD1	2950	2150	0	2500/Beam Bottom
6	SLD2	1500	2150	0	2500/Beam Bottom
7	D4	1250	2150	0	2500/Beam Bottom
Internal Door Schedule					
1	ID1	1000	2150	0	2150
2	ID2	800	2150	0	2150
3	TD1	700	2050	100	2150
4	TD2	800	2050	100	2150
Fire Door Schedule					
1	FD1	1200	2150	0	2150
Window Schedule					
1	W1	1500	2050	450	2500/Beam Bottom
2	W2	1000	2050	450	2500/Beam Bottom
3	W3	1150	2050	450	2500/Beam Bottom
4	W4	1600	2050	450	2500/Beam Bottom
5	W5	750	1400	1100	2500/Beam Bottom
6	W6	1800	2050	450	2500/Beam Bottom
7	W7	1000	2050	450 (From Landing)	Beam Bottom
8	W8	1000	2500	0	2500/Beam Bottom

Checked and found ok for Public Health (Internal) Service only subject to comments in in forwarding letter No. 65 86 TDV dt. 21/3/23

Superintending Engineer (HQ) for Chief Engineer 1 HSVP (Panchkula)

Authority Signatory

ATP (HQ) Member B.P.A.C. | S.T.P (HQ) Member Secretary B.P.A.C. | S.T.P (G) Member B.P.A.C. | C.A.P (HQ) Chairman B.P.A.C

ATP(HQ) (Dinesh Kumar) PA(HQ)

J.D. P.A. ATP

SANCTIONED
TO BE READ WITH THIS OFFICE MEMO NO.:
DATED :

NOTES:

1.SPRINKLERS ARE INCORPORATED AS/NBC 2016 VOL.I_CLAUSE 5.1.3(PAGE NO. 57)

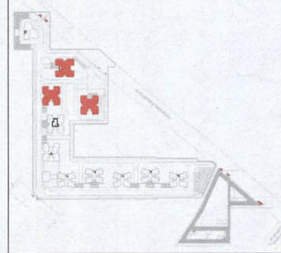
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OWNER SIGN

For A & D Estates Private Limited
Authorized Signatory

ARCHITECT SIGN

HEMRA GOYAL
CA/2015/11400Z
H.No. 733/2, Patel Nagar, Gurugram

Clients:

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Plot No. 77
Sector - 44
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Drawing Title : SUBMISSION DRAWINGS

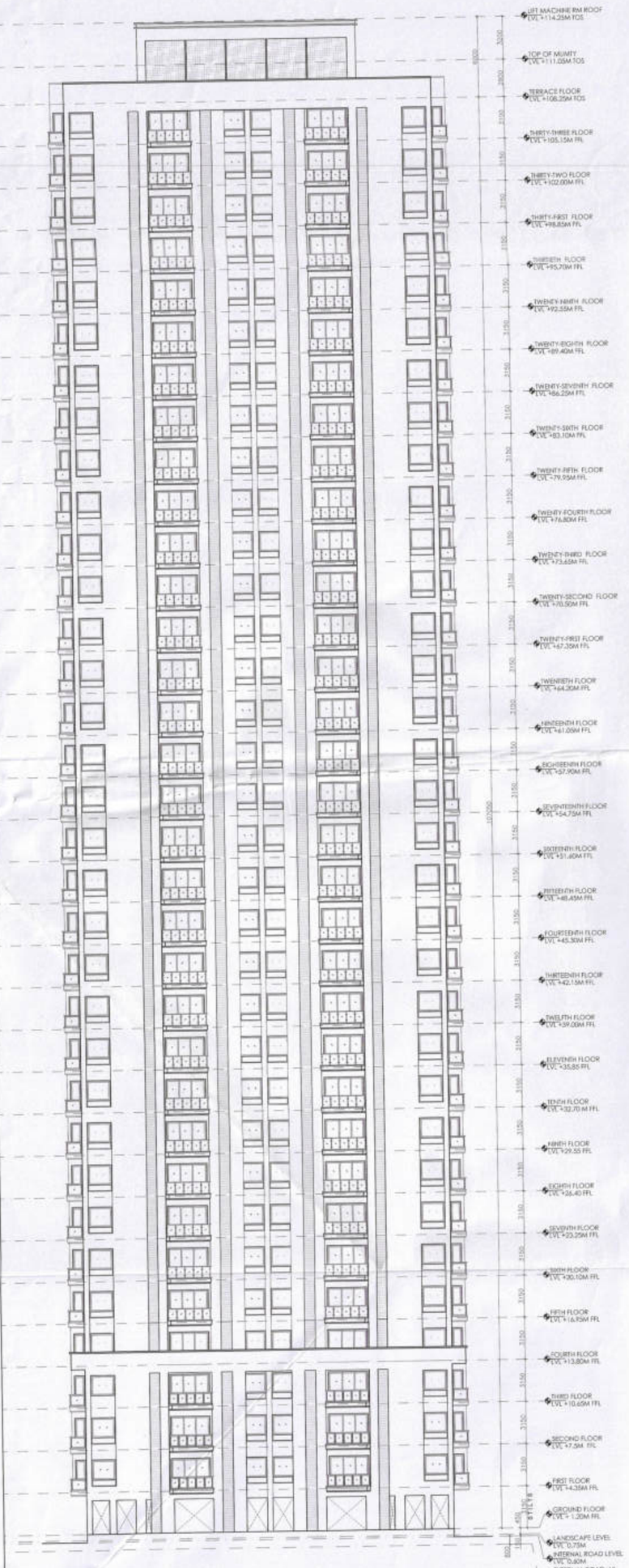
TERRACE AND MUMTY FLOOR PLAN

TYPE B - TOWER 2,3,4

DDT (HQ) Member BPAC

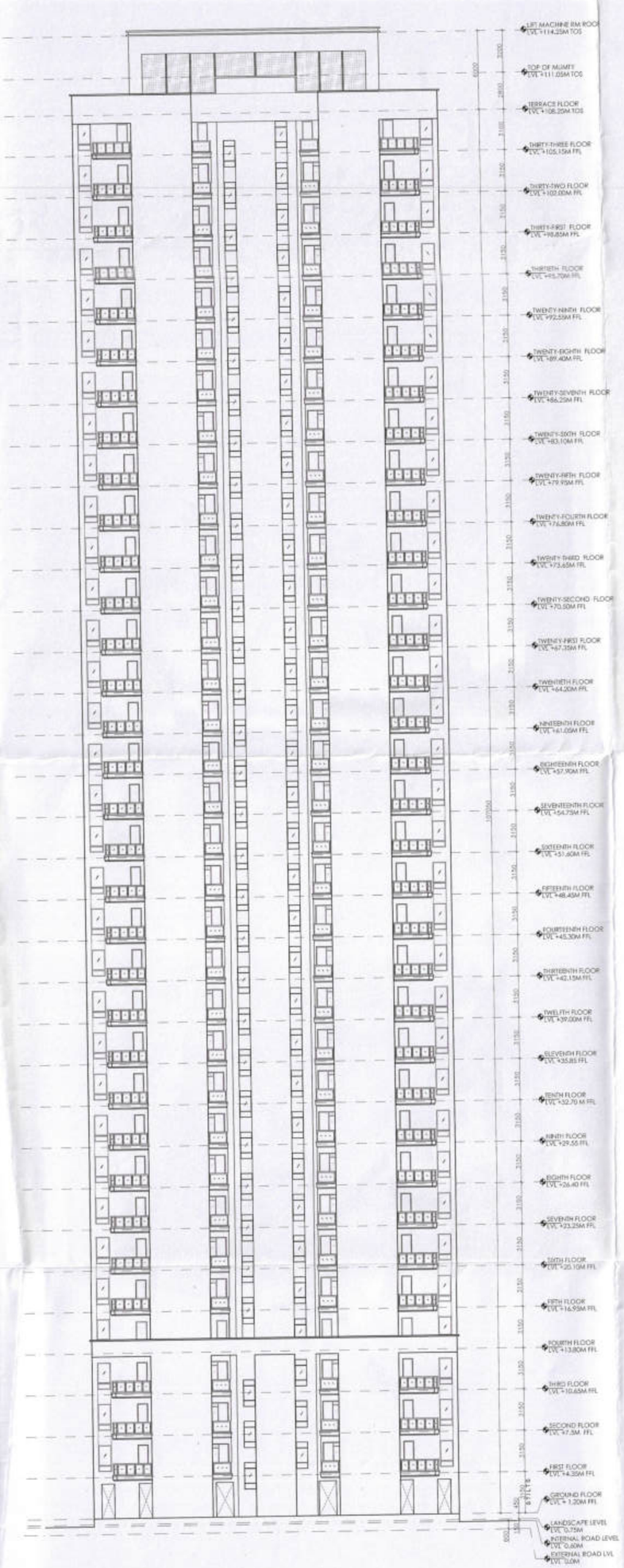
Scale :	1:100	Drawing No : TB01 - A - 05
Date :	FEB-2023	
Drawn By :	P.P	
Checked By :	A.S	
Sheet Size :	A1	

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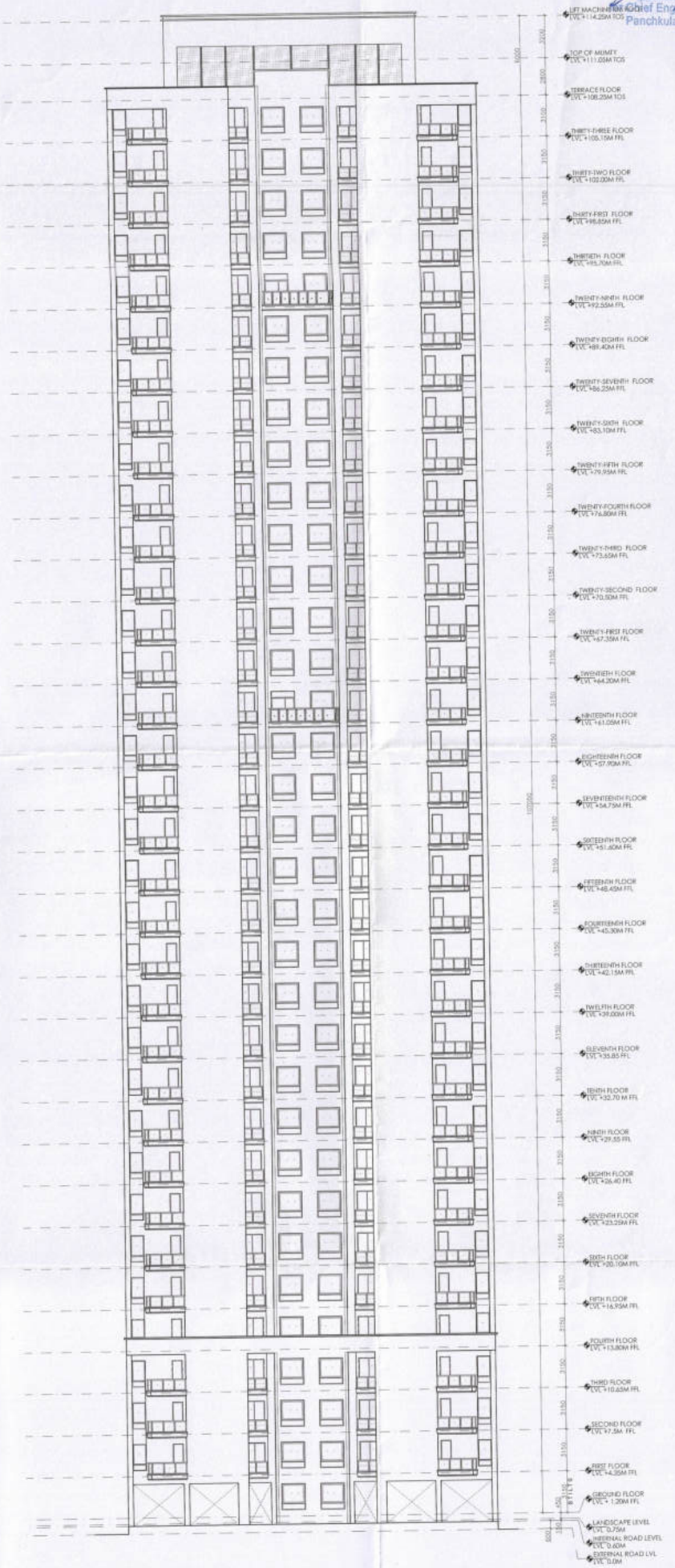
ELEVATION A AND C

SCALE 1:250



ELEVATION B

SCALE 1:250



ELEVATION D

SCALE 1:250

Checked and found ok for Public Health (Internal) Service only subject to comments in in forwarding letter No. ..... Dtd.....

Superintending Engineer (HQ)
Chief Engineer 1 HSVP
Panchkula

Authority Signatory

S.T.P (HQ) Member B.P.A.C. | S.T.P (HQ) Member Secretary B.P.A.C. | S.T.P (G) Member B.P.A.C. | (H) Chairman B.P.A.C.

ATP(HQ) | (Dinesh Kumar) PA(HQ)

J.D. | P.A.

SANCTIONED
TO BE READ WITH THIS OFFICE
MEMO NO.:
DATED :

4

NOTES:

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2.COMPARTMENTATION HAS BEEN DONE IN ACCORDANCE TO NBC 2016 VOL I_PART 4 (FIRE&SAFETY)_4.5(PAGE 38)

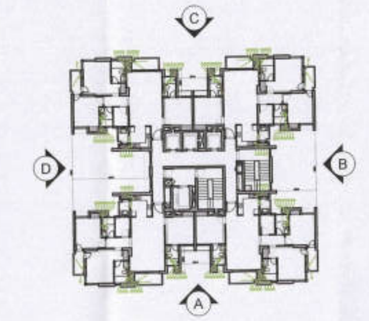
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3



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2	100ø WASTE & VENT PIPE
3	75ø ANTI-SYPHONIC PIPE
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PLUMBING NOTES:

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2

OWNER SIGN

For A & D Estates Private Limited
Authorized Signatory

ARCHITECT SIGN

ANUPAM VIJRA GOYAL
CA/2019/114602
H.No. 1502, Palal Nagar, Gurugram

Clients:

M/S A&D Estates Pvt. Ltd.
Plot No. 77
Sector - 44
Gurugram, Haryana 122003

Project Title :

PROPOSED BUILDING PLAN OF GROUP HOUSING COLONY AREA MEASURING 12.61175 (LICENCE NO. 195 OF 2008 DATED 22.11.2008 GRANTED FOR 11.418 ACRES) AND LICENCE NO. 15 OF 2023 DATED 30.01.2023 GRANTED FOR 1.19375 ACRES (UNDER TOD ZONE) IN SECTOR-83, GURGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY A & D ESTATES PVT. LTD. AND OTHERS.

Drawing Title : SUBMISSION DRAWINGS

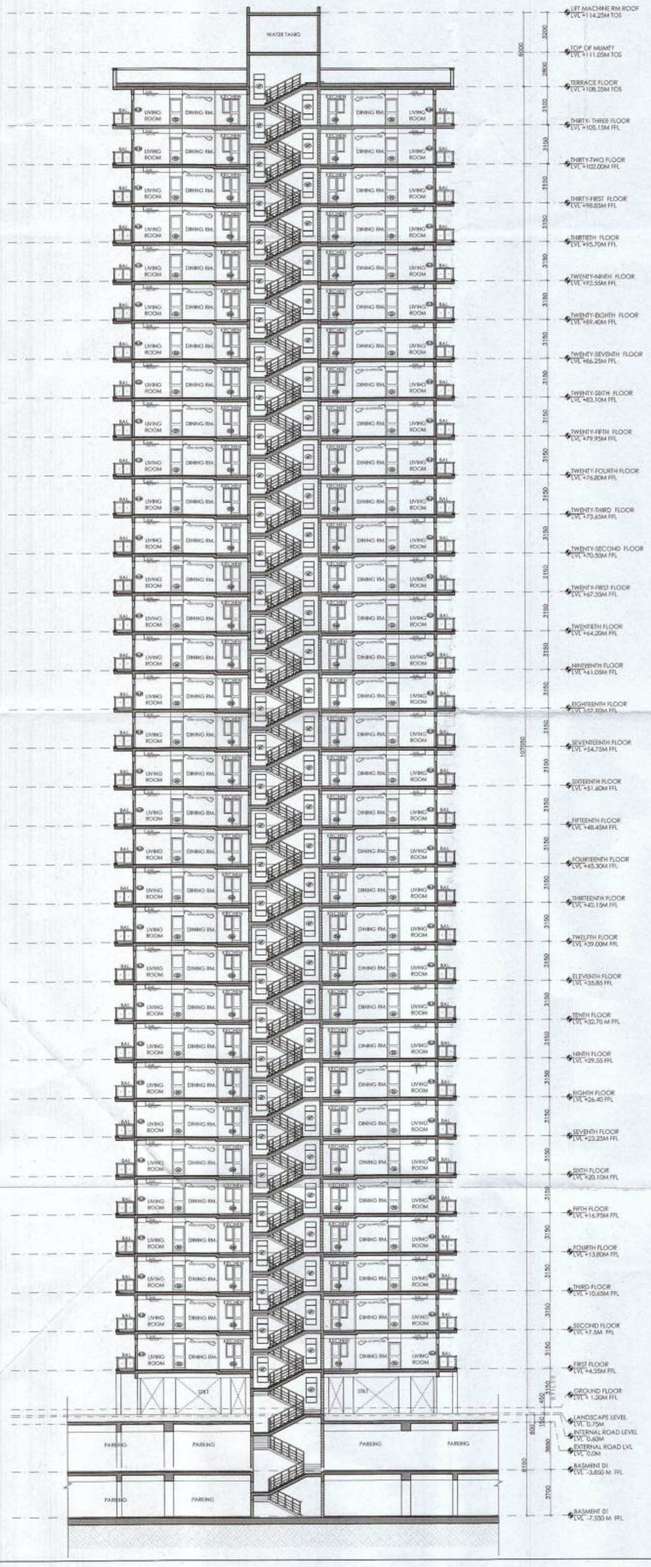
ELEVATIONS

TYPE B - TOWER 2,3, 4

1

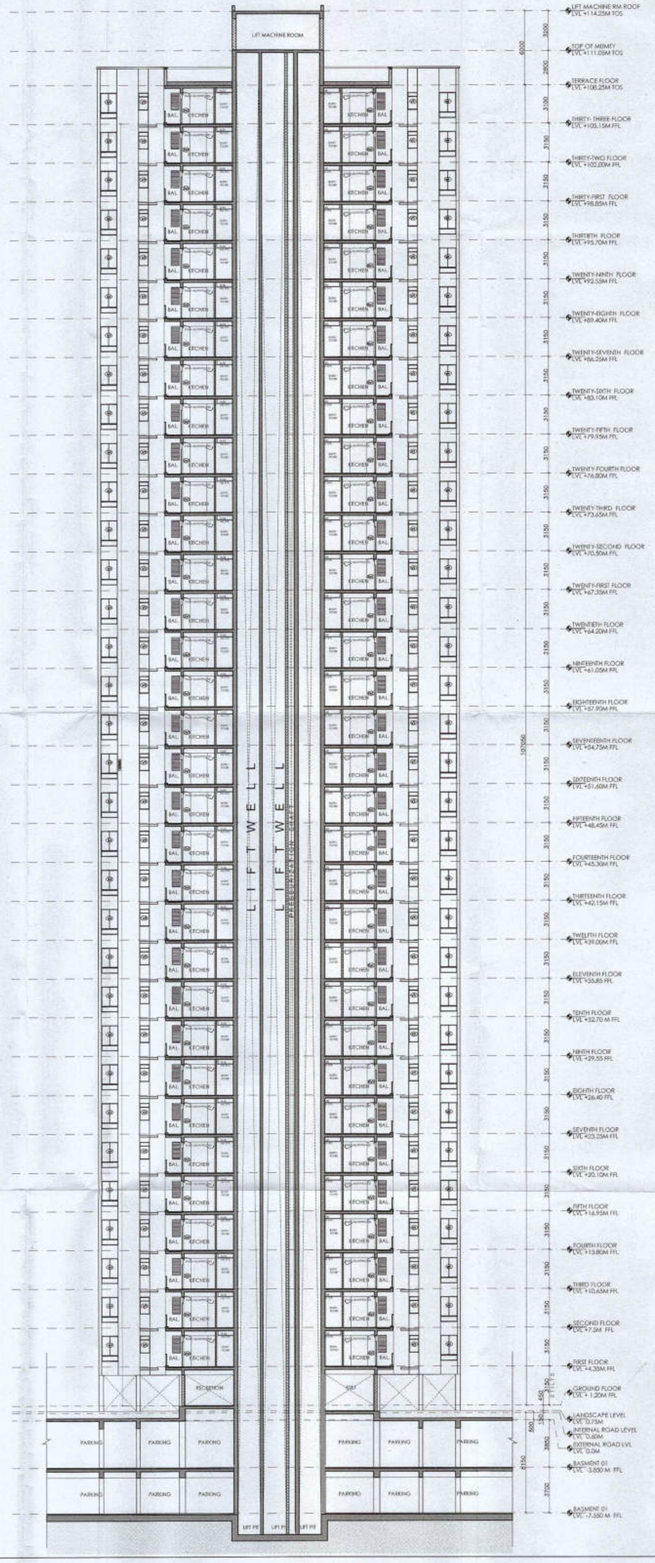
DD(HQ) Member BPAC

Scale :	1:250	Drawing No : TB01 - A - 06
Date :	FEB-2023	
Drawn By :	P.P	
Checked By :	A.S	
Sheet Size :	A1	



SECTION 1

SCALE 1:250



SECTION 2

SCALE 1:250

Authority Signatory

STP(HQ) Member B.P.A.C. | S.T.P (HQ) Member Secretary B.P.A.C. | S.T.P (G) Member B.P.A.C. | C.T.P (Hr.) Chairman, B.P.A.C

ATP(HQ) | (Dinesh Kumar) PA(HQ)

J.D. | P.A.

SANCTIONED
TO BE READ WITH THIS OFFICE
MEMO NO.:
DATED :

NOTES:

1.SPRINKLERS ARE INCORPORATED AS/NBC 2016 VOL I_CLAUSE 5.1.3(PAGE NO. 57)

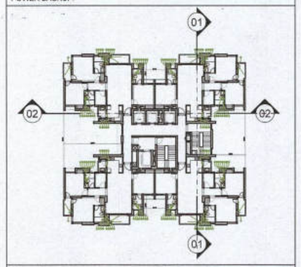
2.COMPARTMENTATION HAS BEEN DONE IN ACCORDANCE TO NBC 2016 VOL I_PART 4 (FIRE&SAFETY)_4.5(PAGE 38)

3.STAIRCASE TRAVEL DISTANCE IS ACCORDING TO NBC 2016 VOL I_PART 4 (FIRE&SAFETY)_Clause-4.4.2,4.3.1&2_page NO 33 & 34&49

4. OPENABLE PANEL IN GLAZING AFTER EVERY 10M AS PER NBC CLAUSE NO 3.4.10.2

5. ALL BUILDINGS ARE MECHANICALLY VENTILATED AS/NORMS.

6. LIGHT AND VENTILLATION WILL BE PROVIDED MECHANICALLY 100% POWER BACKUP.



	LEGEND FOR PLUMBING
①	100Ø SOIL & VENT PIPE
②	100Ø WASTE & VENT PIPE
③	75Ø ANTI SYPHONIC PIPE
④	DOMESTIC WATER SUPPLY DOWN TAKE AT 29th TO 32th FLOOR
⑤	DOMESTIC WATER SUPPLY DOWN TAKE AT 15th TO 28th FLOOR
⑥	DOMESTIC WATER SUPPLY DOWN TAKE AT 1st TO 14th FLOOR
⑦	FLUSHING WATER SUPPLY DOWN TAKE AT 16 TO 32 FLOOR
⑧	FLUSHING WATER SUPPLY DOWN TAKE AT 1 TO 15 FLOOR
⑨	50ØDOMESTIC WATER SUPPLY O.H TANK FILLING PIPE
⑩	40ØFLUSHING WATER SUPPLY O.H TANK FILLING PIPE
⑪	110ØODuPVC RAIN WATER PIPE FOR BALCONY
FT	FLOOR TRAP
FD	FLOOR DRAIN
COP	CLEAN OUT PLUG
FCO	FLOOR CLEAN OUT
D.W.S	DOMESTIC WATER SUPPLY
F.W.S	FLUSHING WATER SUPPLY
⋈	VALVE

PLUMBING NOTES:

* W.C TO VERTICAL SOIL STACK 100Ø SOIL PIPE.

* F.T TO VERTICAL WASTE STACK 100Ø WASTE PIPE.

* FLOOR DRAIN TO FLOOR TRAP 50Ø WASTE PIPE.

* WASH BASIN TO FLOOR TRAP 32Ø WASTE PIPE.

* SINK TO FLOOR TRAP 40Ø WASTE PIPE.

OWNER SIGN

For A& D Estates Private Limited

Authorized Signatory

ARCHITECT SIGN

AR. VINIMRA GOYAL
CA/2019/114862
H.No. 729/2, Patel Nagar, Gurugram

Clients:

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DDA(HQ) Member BPAC

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4 3 2 1