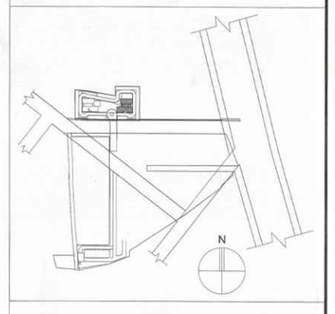
| S.NO. | BUILDING TYPE | FLOORS | NO. OF FLOORS | FAR AREA: AREA IN SQMT | FAR AREA: TOTAL FAR / FLOOR | FAR AREA: TOTAL FAR ALL TOWERS | NON FAR AREA: AREA IN SQMT | NON FAR AREA: TOTAL NON FAR / FLOOR | NON FAR AREA: TOTAL NON FAR ALL TOWERS | BUA: TOTAL BUA ALL TOWERS | GROUND COVERAGE: GROUND COVERAGE OF ALL TOWERS | BUILDING HEIGHTS: TERRACE LEVEL (IN METERS) | BUILDING HEIGHTS: MUMTY LEVEL (IN METERS) | NO. OF MAIN UNITS: NO. OF UNITS / FLOOR | NO. OF MAIN UNITS: TOTAL NO. OF UNITS | NO. OF MAIN UNITS: TOTAL NO. OF UNITS / TOWER | NO. OF SERVICE PERSONNEL UNITS: NO. OF UNITS / FLOOR | NO. OF SERVICE PERSONNEL UNITS: TOTAL NO. OF UNITS | NO. OF SERVICE PERSONNEL UNITS: TOTAL NO. OF UNITS / TOWER | POPULATION BREAKUP: MAIN POPULATION ( @ 5 PERSON / UNIT ) | POPULATION BREAKUP: SERVICE POPULATION ( @ 2 PERSON / UNIT ) | POPULATION BREAKUP: TOTAL POPULATION / TOWER |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | Tower 1 | GROUND FLOOR | 1 | 323.996 | 323.996 | 4632.740 | 353.258 | 353.258 | 1526.074 | 6158.815 | 678.776 | 39.250 | 44.850 | - | - | 44 | - | - | 5 | - | - | 230 |
| | | FIRST FLOOR | 1 | 391.704 | 391.704 | | 94.804 | 94.804 | | | | | | 4 | 4 | | - | - | | 20 | - | |
| | | TYPICAL FLOOR ( 2ND TO 6TH ) | 5 | 391.704 | 1958.520 | | 94.804 | 474.018 | | | | | | 4 | 20 | | 1 | 5 | | 100 | 10 | |
| | | TYPICAL FLOOR ( 7TH TO 10TH ) | 4 | 391.704 | 1566.816 | | 94.804 | 379.214 | | | | | | 4 | 16 | | - | - | | 80 | - | |
| | | 11TH FLOOR | 1 | 391.704 | 391.704 | | 94.804 | 94.804 | | | | | | 4 | 4 | | - | - | | 20 | - | |
| | | MUMTY / MACHINE ROOM | 1 | - | - | | 129.978 | 129.978 | | | | | | - | - | | - | - | | - | - | |
| 2 | Tower 2 | GROUND FLOOR | 1 | 128.387 | 128.387 | 4427.022 | 268.715 | 268.715 | 1426.217 | 5853.240 | 402.892 | 39.250 | 44.850 | - | - | 44 | - | - | 5 | - | - | 230 |
| | | FIRST FLOOR | 1 | 390.785 | 390.785 | | 94.804 | 94.804 | | | | | | 4 | 4 | | - | - | | 20 | - | |
| | | TYPICAL FLOOR ( 2ND TO 6TH ) | 5 | 390.785 | 1953.925 | | 94.804 | 474.018 | | | | | | 4 | 20 | | 1 | 5 | | 100 | 10 | |
| | | TYPICAL FLOOR ( 7TH TO 10TH ) | 4 | 390.785 | 1563.140 | | 94.804 | 379.214 | | | | | | 4 | 16 | | - | - | | 80 | - | |
| | | 11TH FLOOR | 1 | 390.785 | 390.785 | | 94.804 | 94.804 | | | | | | 4 | 4 | | - | - | | 20 | - | |
| | | MUMTY / MACHINE ROOM | 1 | - | - | | 114.664 | 114.664 | | | | | | - | - | | - | - | | - | - | |
| 3 | COMMUNITY BUILDING | GROUND FLOOR | 1 | 160.998 | 160.998 | 160.998 | 0.000 | 0.000 | 0.000 | 160.998 | 160.998 | 5.500 | - | - | - | - | - | - | - | - | - | - |
| 4 | CONVENIENT SHOPPING | GROUND FLOOR | 1 | 63.634 | 63.634 | 63.634 | 0.000 | 0.000 | 0.000 | 63.634 | 63.634 | 5.500 | - | - | - | - | - | - | - | - | - | - |
| 5 | E.W.S. | GROUND FLOOR | 1 | 92.203 | 92.203 | 526.593 | 38.740 | 38.740 | 199.750 | 726.343 | 130.873 | 15.850 | 21.350 | - | - | 16 | - | - | 32 | - | - | 32 |
| | | TYPICAL FLOOR ( 1ST TO 4TH ) | 4 | 108.598 | 434.390 | | 22.519 | 90.075 | | | | | | 4 | 16 | | - | - | | 32 | - | |
| | | MUMTY / MACHINE ROOM | 1 | - | - | | 70.935 | 70.935 | | | | | | - | - | | - | - | | - | - | |
| 6 | GUARD ROOM | GROUND FLOOR | 1 | 3.000 | 3.000 | 3.000 | 0.000 | 0.000 | 0.000 | 3.000 | 3.000 | 4.000 | - | - | - | - | - | - | - | - | - | - |
| 7 | HT METER ROOM | GROUND FLOOR | 1 | 0.000 | 0.000 | 0.000 | 45.440 | 45.440 | 45.440 | 45.440 | 45.440 | 4.000 | - | - | - | - | - | - | - | - | - | - |
| 8 | BASEMENT FOR SERVICES | - | 1 | 0.000 | 0.000 | 0.000 | 389.060 | 389.060 | 389.060 | 389.060 | 0.000 | - | - | - | - | - | - | - | - | - | - | - |
| | TOTAL | - | - | - | - | 9813.987 | - | - | 3586.541 | 13400.529 | 1485.612 | - | - | - | - | 104 | - | - | 10 | 440 | 52 | 492 |

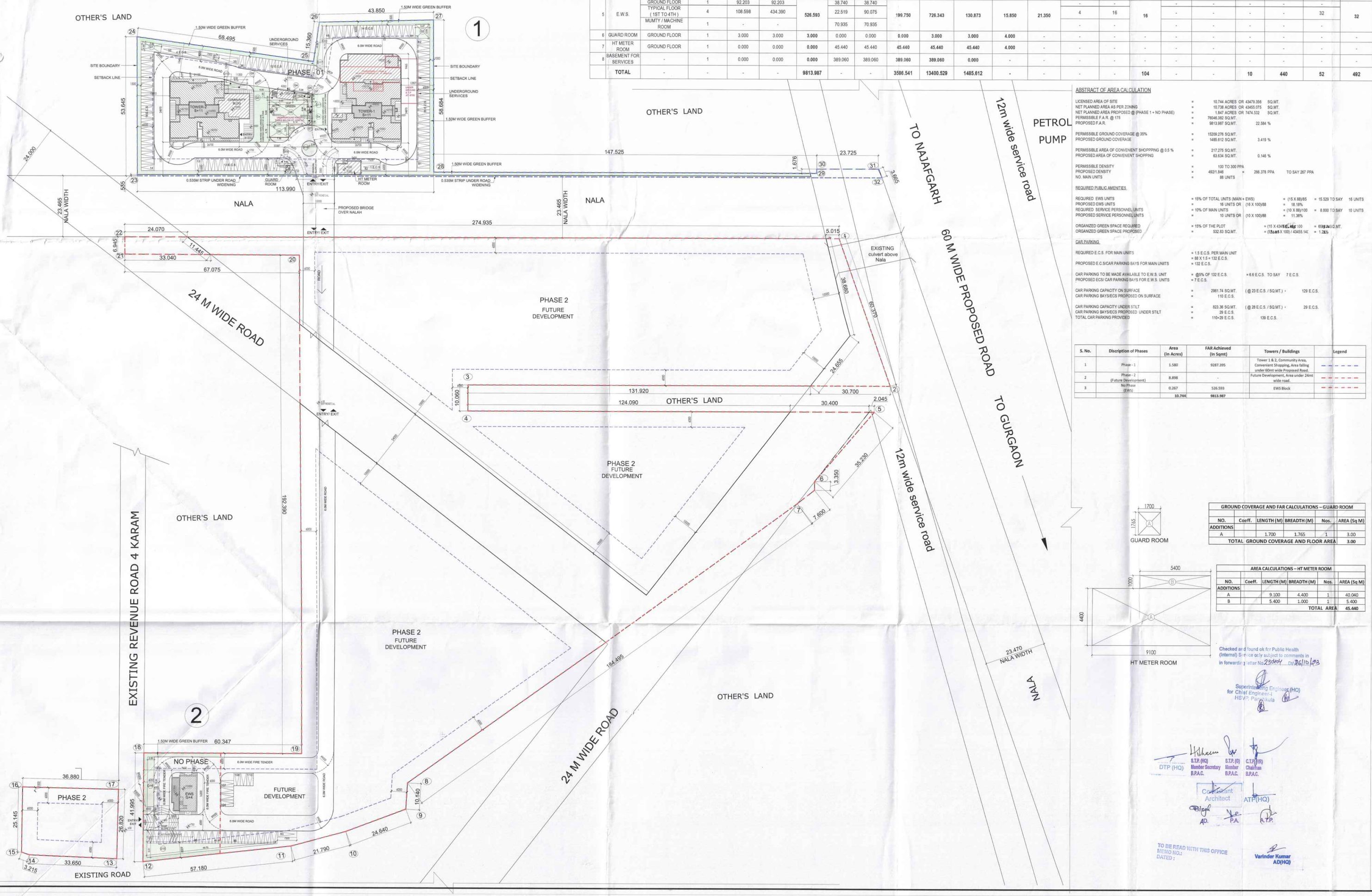
NOTES

1. ALL DIMENSIONS IN METERS UNLESS OTHERWISE SPECIFIED.
2. ALL BASEMENT AREAS SHALL BE MECHANICALLY LIT AND VENTILATED WITH 100% POWER BACK-UP
3. GATE AND BOUNDARY WALL SHALL BE AS PER STANDARD DESIGN.
4. THE PROVISION OF SOLAR WATER HEATING SYSTEM TO BE AS PER NORMS SPECIFIED BY HAREDA, AND MADE OPERATIONAL BEFORE APPLYING FOR OCCUPANCY CERTIFICATE.
5. RAIN WATER HARVESTING SYSTEM SHALL BE AS PER CENTRAL GROUND WATER AUTHORITY NORMS/ HARYANA GOVT.
6. FIRE FIGHTING PROVISIONS INCLUDING FIRE SPRINKLERS SHALL BE AS PER NBC GUIDELINES.

KEY PLAN
NOT TO SCALE




SITE BOUNDARY
SETBACK LINE
UNDERGROUND SERVICES LINE
SITE AREA GONE UNDER ROAD EXPANSION




ABSTRACT OF AREA CALCULATION

| | | | |
|---|---|---|---|
| LICENSED AREA OF SITE | = | 10.744 ACRES OR 43479.356 | SQ.MT. |
| NET PLANNED AREA AS PER ZONING | = | 10.738 ACRES OR 43455.075 | SQ.MT. |
| NET PLANNED AREA PROPOSED @ (PHASE 1 + NO PHASE) | = | 1.847 ACRES OR 7474.532 | SQ.MT. |
| PERMISSIBLE F.A.R. @ 175 | = | 76046.382 SQ.MT. | |
| PROPOSED F.A.R. | = | 9813.987 SQ.MT. 22.584 % | |
| PERMISSIBLE GROUND COVERAGE @ 35% | = | 15209.276 SQ.MT. | |
| PROPOSED GROUND COVERAGE | = | 1485.612 SQ.MT. 3.419 % | |
| PERMISSIBLE AREA OF CONVENIENT SHOPPING @ 0.5 % | = | 217.275 SQ.MT. | |
| PROPOSED AREA OF CONVENIENT SHOPPING | = | 63.634 SQ.MT. 0.146 % | |
| PERMISSIBLE DENSITY | = | 100 TO 300 PPA | |
| PROPOSED DENSITY | = | 4921.846 = 266.378 PPA | TO SAY 267 PPA |
| NO. MAIN UNITS | = | 88 UNITS | |

REQUIRED PUBLIC AMENITIES

| | | | | |
|---|---|---|---|---|
| REQUIRED EWS UNITS | = 15% OF TOTAL UNITS (MAIN + EWS) | = (15 X 88)/85 | = 15.529 TO SAY | 16 UNITS |
| PROPOSED EWS UNITS | = 16 UNITS OR (16 X 100)/88 | = 18.18% | | |
| REQUIRED SERVICE PERSONNEL UNITS | = 10% OF MAIN UNITS | = (10 X 88)/100 | = 8.800 TO SAY | 10 UNITS |
| PROPOSED SERVICE PERSONNEL UNITS | = 10 UNITS OR (10 X 100)/88 | = 11.36% | | |
| ORGANIZED GREEN SPACE REQUIRED | = 15% OF THE PLOT | = (15 X 43455.075)/100 | = 6521.261 SQ.MT. | |
| ORGANIZED GREEN SPACE PROPOSED | = 532.83 SQ.MT. | = (532.83 X 100) / 43455.075 | = 1.23% | |

CAR PARKING

| | | | |
|---|---|---|---|
| REQUIRED E.C.S. FOR MAIN UNITS | = 1.5 E.C.S. PER MAIN UNIT = 88 X 1.5 = 132 E.C.S. | | |
| PROPOSED E.C.S/CAR PARKING BAYS FOR MAIN UNITS | = 132 E.C.S. | | |
| CAR PARKING TO BE MADE AVAILABLE TO E.W.S. UNIT PROPOSED ECS/ CAR PARKING BAYS FOR E.W.S. UNITS | = @5% OF 132 E.C.S. = 7 E.C.S. | = 6.6 E.C.S. TO SAY | 7 E.C.S. |
| CAR PARKING CAPACITY ON SURFACE | = 2961.74 SQ.MT. | ( @ 23 E.C.S. / SQ.MT.) = | 129 E.C.S. |
| CAR PARKING BAYS/ECS PROPOSED ON SURFACE | = 110 E.C.S. | | |
| CAR PARKING CAPACITY UNDER STILT | = 823.36 SQ.MT. | ( @ 28 E.C.S. / SQ.MT.) = | 29 E.C.S. |
| CAR PARKING BAYS/ECS PROPOSED UNDER STILT | = 29 E.C.S. | | |
| TOTAL CAR PARKING PROVIDED | = 110+29 E.C.S. | | 139 E.C.S. |

| S. No. | Discription of Phases | Area (in Acres) | FAR Achieved (in Sqmt) | Towers / Buildings | Legend |
|---|---|---|---|---|---|
| 1 | Phase - 1 | 1.580 | 9287.395 | Tower 1 & 2, Community Area, Convenient Shopping, Area falling under 60mt wide Proposed Road. | |
| 2 | Phase - 2 (Future Development) | 8.898 | - | Future Development, Area under 24mt wide road. | |
| 3 | No Phase (EWS) | 0.267 | 526.593 | EWS Block | |
| | | 10.744 | 9813.987 | | |

1700
1765
A
GUARD ROOM

GROUND COVERAGE AND FAR CALCULATIONS – GUARD ROOM

| NO. | Coeff. | LENGTH (M) | BREADTH (M) | Nos. | AREA (Sq M) |
|---|---|---|---|---|---|
| ADDITIONS | | | | | |
| A | | 1.700 | 1.765 | 1 | 3.00 |
| TOTAL GROUND COVERAGE AND FLOOR AREA | | | | | 3.00 |

5400
1700
B
A
4400
9100
HT METER ROOM

AREA CALCULATIONS – HT METER ROOM

| NO. | Coeff. | LENGTH (M) | BREADTH (M) | Nos. | AREA (Sq M) |
|---|---|---|---|---|---|
| ADDITIONS | | | | | |
| A | | 9.100 | 4.400 | 1 | 40.040 |
| B | | 5.400 | 1.000 | 1 | 5.400 |
| TOTAL AREA | | | | | 45.440 |

Checked and found ok for Public Health (Internal) Service only subject to comments in in forwarding letter No. 23/04/4 Dt. 26/10/23

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

DTP (HQ) — S.T.P. (HQ) Member Secretary B.P.A.C. — S.T.P. (I) Member B.P.A.C. — C.T.P. (SR) Chairman B.P.A.C.

Consultant Architect — ATP (HQ)

AD. — P.A. — A.T.P.

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

Varinder Kumar AD(HQ)

SUBMISSION DRAWING

Client :

Sh. Ajit Singh And Other In Collaboration With EMAAR INDIA LTD. (Formerly Known as Emaar MGF Land Ltd.)

Job Title :

Proposed Building Plans for Housing Group Colony Measuring 10.744 acres Land (Licence no. 4 of 2013 dated 18-02-2013 in Sector 112, Gurgaon, Manesar, Urban Complex, Gurgaon, Haryana, being developed by Sh. Ajit Singh and Others in Collaboration with EMAAR MGF LAND LTD.


Architects:
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Plot- 36b, Sec-32, Gurgaon-122001
Ph.: +91-124-4385500 FAX: +91-124-4385550

Structure:
TPC Technical Projects Consultants Pvt. Ltd.
B-74 | Sector 57 | Noida 201301 | Uttar Pradesh | India
T: +91-120-4306800 | D: +91-120-4306804 | www. tpcl.in

MEP:
Paradise Consultants
Plot No. 96, Basement, Jasola Vihar, New Delhi 110026
T: +91-11-29943601 | T: +91-11-26943216
E mail: paradiseconsultants@gmail.com


Owners' Signature

Architect's Signature

Drawing Title

OVERALL SITE PLAN

| Date | Scale | Drawing No. |
|---|---|---|
| 01-12-2023 | 1:500 | A-001 |