ALREADY SANCTION AREA DETAIL

BASEMENT AREA					
ADDITIONS					
S.N.O.	NO.	PREFIX	LENGTH	BREATH	AREA
A	1	1	54.218	40.089	2173.545
B	1	(43.398+44.128)/2	4.646		203.323
C	1	1	10.090	38.171	385.145
D	1	1	54.483	11.204	610.428
E	1	1	61.470	110.908	6817.515
F	1	(28.363+23.821)/2	28.928		754.789
G	1	(22.871+21.457)/2	9.000		199.476
TOTAL ADDITION					11144.221
TOTAL BASEMENT AREA					**11144.221**

This is a "PROVISIONAL BUILDING PLAN" approved only for the purpose of inviting objections from the general public

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

DTP(HQ) ATP(HQ) J.D. P.A. A.T.P

JD(HQ)

SANCTIONED TO BE READ WITH THIS OFFICE MEMO NO.: 11690 DATED: 09-09-26

STP CAP.920 KLD

REVISED

CUTOUT ABOVE

ALREADY SANCTIONED

DETAIL-A

DETAIL-B

ZOON-1 AREA=2176.309

ZOON-2 AREA=2025.619

ZOON-3 AREA=2382.701

ZOON-4 AREA=1972.852

ZOON-5 AREA=2492.126

ZOON-6 AREA=2827.762

RAMP DN FROM GROUND

RAMP UP TO GROUND SLOPE-1:10, W-4500 L-39500

PUMP ROOM

FIRE TANK-1 335 KL W.D.-5.8M F.F.LVL.-5.8m

FIRE TANK-2 335 KL W.D.-5.8M F.F.LVL.-5.6m

RAW TANK-1 125 KL W.D.-5.6M F.F.LVL.-5.8m

DOM. TANK-2 125 KL W.D.-5.6M F.F.LVL.-5.8m

DOM. TANK-1 125 KL W.D.-5.6M F.F.LVL.-5.8m

SCOOTER PARKING

5.0M WIDE DRIVEWAY

6.0M WIDE DRIVEWAY

LVL-3700

NO. OF CAR PARKING = 278

BASEMENT FLOOR PLAN

BASEMENT FLOOR AREA DIAGRAM

ADDITIONAL BASEMENT AREA					
ADDITIONS					
S.N.O.	NO.	PREFIX	LENGTH	BREATH	AREA
A1	1	(43.398+38.133)/2	33.525		1366.663
A2	1	(41.237+28.363)/2	81.980		2852.904
A3	1	(21.457+16.875)/2	29.180		559.264
TOTAL ADDITION					4778.831
TOTAL BASEMENT AREA					**4778.831**

BASEMENT AREA UNDER SERVICES					
ADDITIONS					
S.N.O.	NO.	PREFIX	LENGTH	BREATH	AREA
S1	1	1	38.500	4.900	188.650
S2	9	1	3.400	3.560	108.936
S3	9	1	5.575	1.400	70.245
S4	9	1	10.950	4.050	399.128
S5	1	(20.244+21.235)/2	6.312		130.908
S6	1	(38.778+35.677)/2	19.749		735.206
G	1	(21.457+22.871)/2	9.000		199.476
A3	1	(16.875+21.457)/2	29.180		559.264
TOTAL ADDITION					2391.812
TOTAL AREA					**2391.812**

Checked and found ok for Public Health Interest purpose only subject to comments in Inward Letter No. 13757 DT. 13/11/26

Sr. Town Planner (HQ) Sr. Town Planner-I Gurugram

TOTAL BASEMENT AREA	
ADDITIONS	
ALREADY SANCTION BASEMENT AREA	11144.221
ADDITIONAL BASEMENT AREA	4778.831
TOTAL AREA	**15923.052**

BASEMENT LEFT FOR PARKING (ALREADY SAN. + ADDITIONAL)		
ADDITIONS		
BASEMENT AREA		15923.052
TOTAL ADDITION		15923.052
SUBTRACTIONS		
BASEMENT AREA UNDER SERVICES		2391.812
TOTAL SUBTRACTION		2391.812
TOTAL AREA		**13531.240**
	ECS	422.851

FIRE FIGHTING LEGEND:-

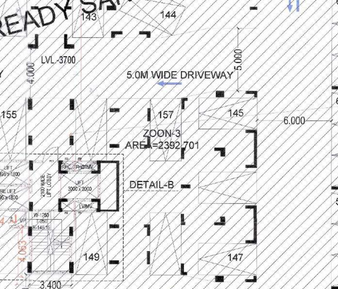
A	150ø SPRINKLER PIPE
B	150ø FIRE HYDRANT PIPE
C	180ø DRAIN PIPE
⊗	CO2 FIRE EXTINGUISHER 4.5 Kg CAP. ISI MARKED
◎	WATER CO2 FIRE EXTINGUISHER 9LTR. CAP. ISI MARKED
FHC	FIRE HOSE CABINET

PLUMBING LEGEND:-

①	110 OD uPVC SOIL & VENT PIPE
②	110 OD uPVC WASTE & VENT PIPE
Ⓓ	DOMESTIC WATER SUPPLY
Ⓕ	FLUSHING WATER SUPPLY
Ⓓ	DOMESTIC WATER SUPPLY RISER
Ⓕ	FLUSHING WATER SUPPLY RISER
Ⓡ	110 OD uPVC RAIN WATER PIPE
FT	FLOOR TRAP
FD	FLOOR DRAIN
FCO	FLOOR CLEAN OUT
COP	CLEAN OUT PLUG

DOOR WINDOW SCHEDULE

NAME	WIDTH	HEIGHT	CILL	LINTEL
FD1	1250	2450	00	2450
FD	900	2450	00	2450
RST	3000	2450	00	2450





NOTES:-
- FD- 2 HOUR FIRE RATED DOOR
- FD2- 1 HOUR FIRE RATED DOOR
- F.H.C- FIRE HOSE CABINET
- P.S.- PRESURIZATION SHAFT
- S. ROOM- SERVANT ROOM
- P.R- POWDER ROOM
- P.R WILL BE MECHANICALLY VENTILATED & ARTIFICIALLY LIT
- W.C- WATER CLOSET

PROJECT:-

APPROVAL OF REVISED BUILDING PLANS OF PHASE-II FALLING IN AFFORDABLE GROUP HOUSING COLONY OVER AN AREA MEASURING 9.684 ACRES (LICENSE NO.236 OF 2023 DATED 02.11.2023 AND LICENSE NO.269 OF 2023 DATED 28.12.2023) IN SECTOR-36,SOHNA BEING DEVELOPED BY 4S DEVELOPERS PVT.LTD.

ARCHITECT :-

VAAR CONSULTANTS LLP

ARCHITECTURE , INTERIORS , PLANNING

Unit No.303,Ninex Time Center, Suncity,Sector-54,Golf Course Road,Gurgaon
O :- 0124-4284283 M :- 0-9899158486 Mail :- ar.vikas.ahlawat@gmail.com

OWNERS SIGNATURE:- For 4S Developers Pvt. Ltd. Authorised Signatory

ARCHITECT SIGNATURE:- Architect Vikas Ahlawat Regd. No. CA/2013/51014 Govt. of Haryana Directorate of Town & Country Planning Chandigarh Duty Board-54 Old Delhi Road Gurugram

FSO, (HQ) Member BPAC

DRAWING TITLE :

BASEMENT

PLAN & AREA CALCULATION

DATE:-	SEP-2025	SHEET NO. B-1
SCALE:-	1:200 (A1)	