

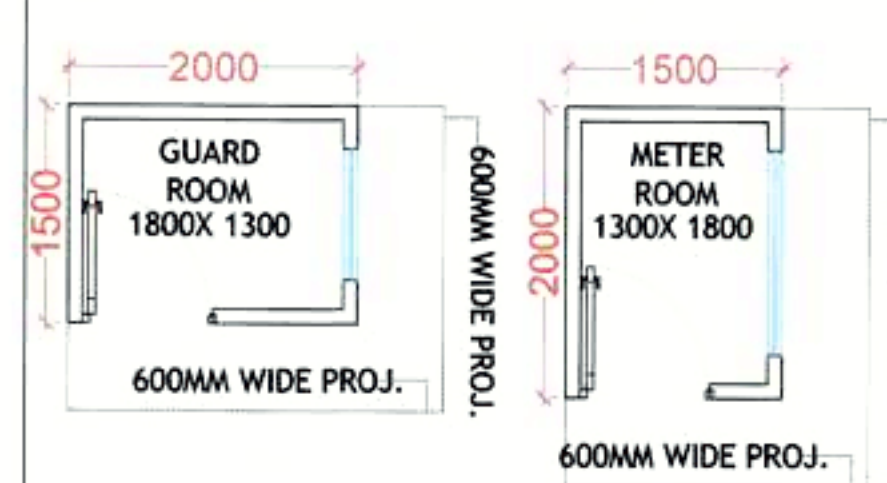
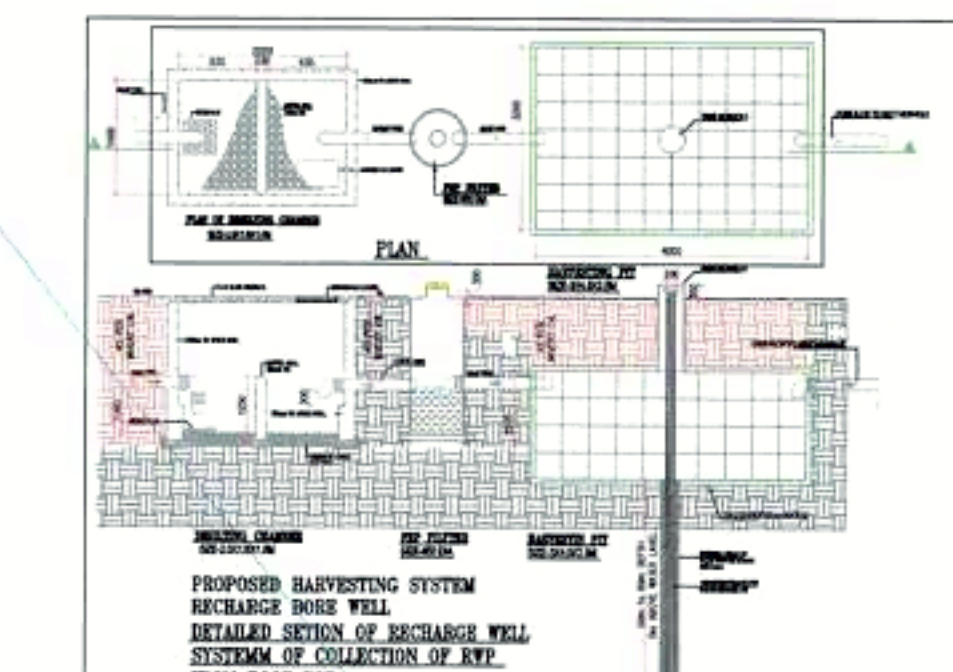
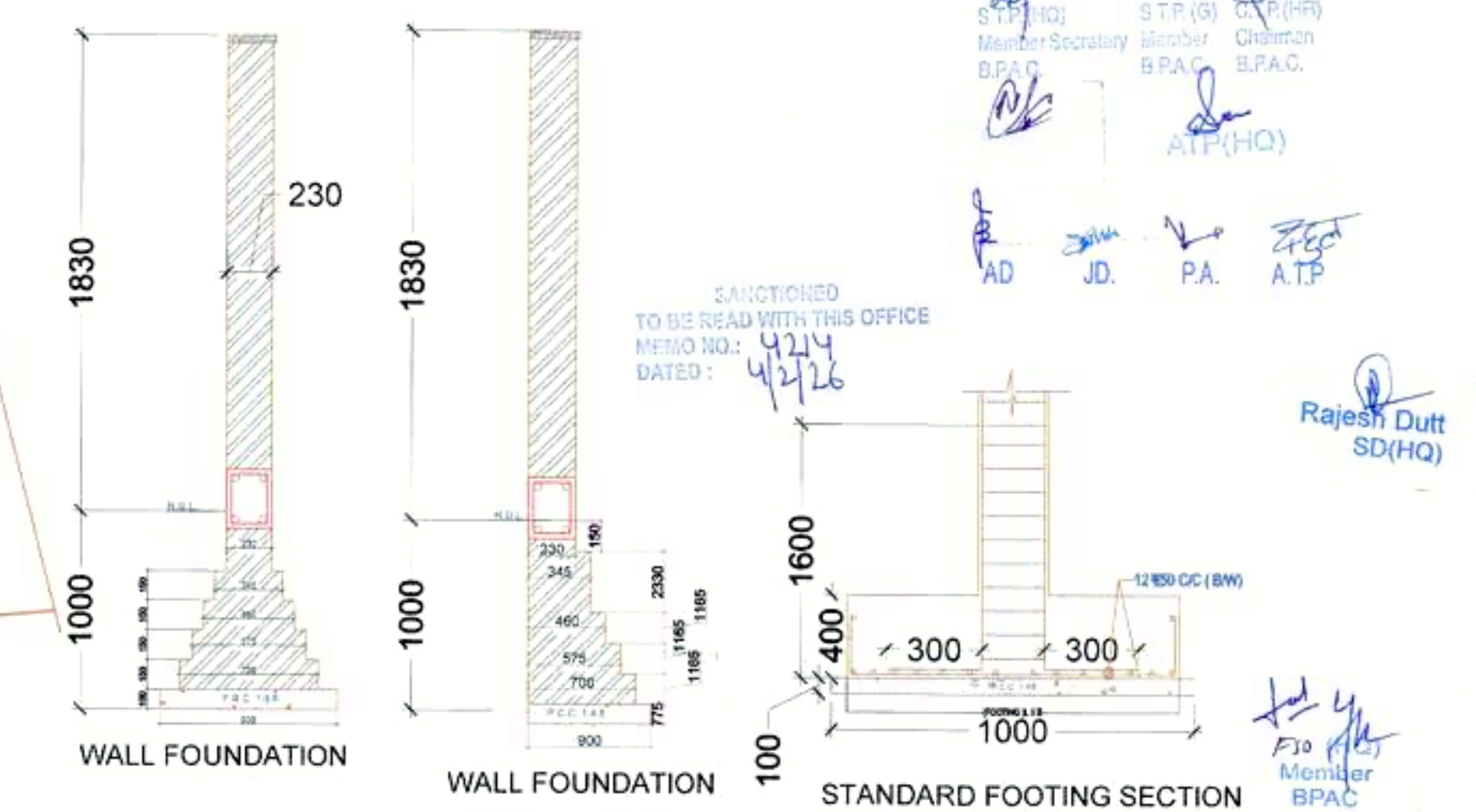
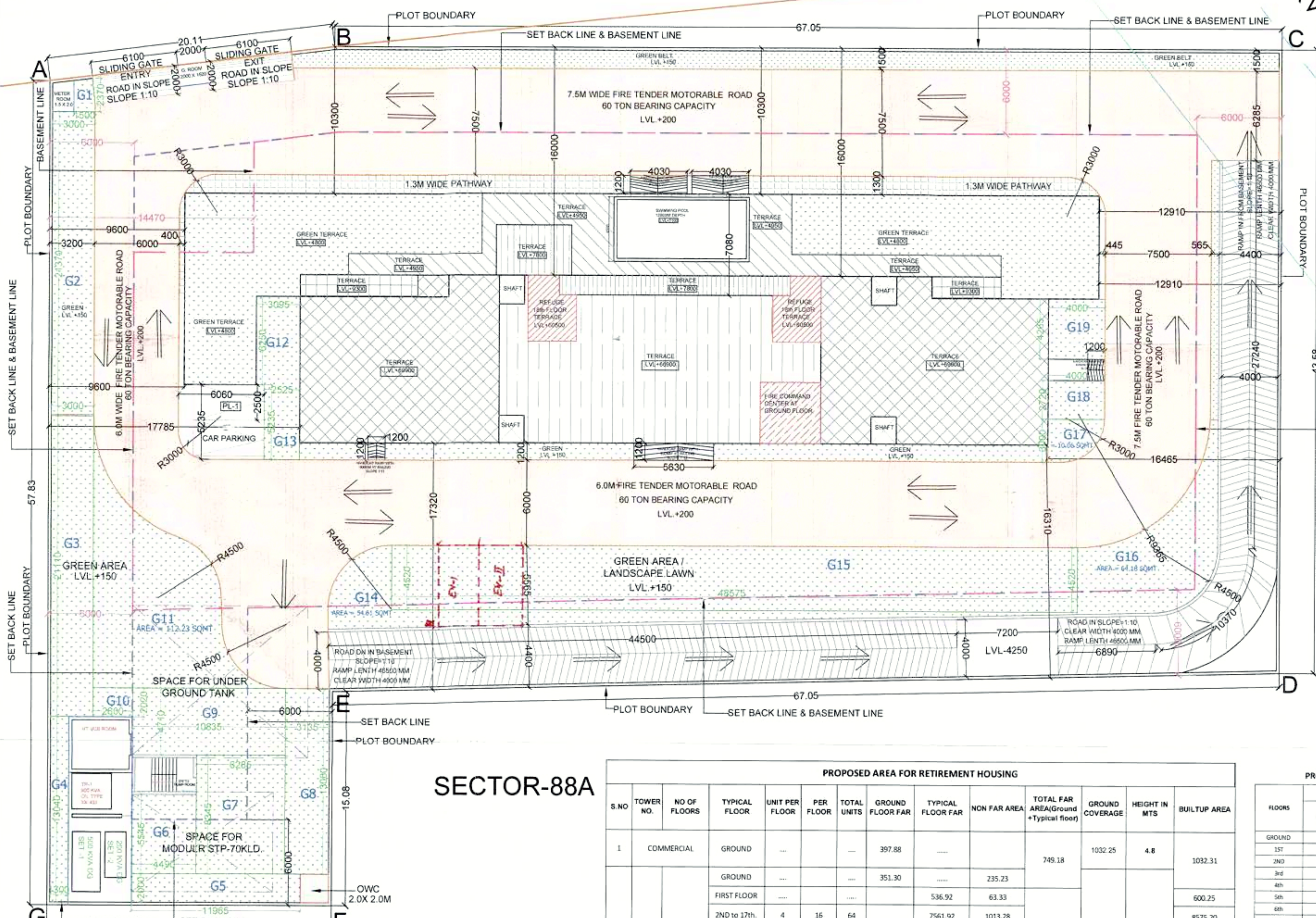
SECTOR-88B

12.0M WIDE SERVICE ROAD

60.0M WIDE ROAD

12.0M WIDE SERVICE ROAD
LVL ±0.0

66 KV HT LINE



SUMMARY

S:NO	PARTICULAR	PERMISSIBLE (IN SQMT)	PROPOSED (IN SQMT)	PROPOSED (IN PERCENT)
1	LAND AREA = 1.03125 Acres	4173.310		
2	GROUND COVERAGE @40% OF LAND AREA	1669.324	1032.31	24.74%
3	FAR AREA @ 2.25	9389.948		
4	ADDITIONAL FAR AREA @15% (FOR IGBC PLATINUM RATING) IGBC REGISTRATION NO GH250600	625.997		
5	TOTAL FAR AREA @2.40	10015.944	10011.58	239.90%
6	MINIMUM AREA UNDER RETIREMENT HOMES@75%	7511.958	8901.36	80.87%
7	MINIMUM CARPET AREA OF 1 DU	30.000	87-102	
8	DORM / HOSTEL STAFF / SERVICE PERSONNEL MAXIMUM 10% OF PERMITTED FAR	1001.594	504.36	5.04%
9	MAXIMUM AREA UNDER COMMERCIAL@4% OF FAR AREA	400.638	397.88	3.97%
10	AREA UNDER MESS / COMMON DINING MIN 100 SQMT	100-500	105.71	
11	MEDICAL ROOM MIN 100 SQMT	100.000	102.28	
12	COMMON ROOM / INDOOR GAMES / GYMNASIUM	500.000	504.35	
TOTAL AMENITIES AREA			1110.22	
RESIDENTIAL FAR AREA			8901.36	89.87%
13	MISCELLANEOUS FACILITIES VIZ LAUNDRY MIN 100 SQMT	100-500	121.26	
14	MINIMUM AREA UNDER ORGANIZED PARK@20%	834.66	868.000	20.79%
15	OCCUPANCY NORM / DU FOR RH	3 PERSON/ DU		
16	ACCOMMODATION FOR SERVICE PERSONNEL/DORMITORY	1 PERSON / BED		
17	MINIMUM DENSITY @250-900 PPA	257 - 927 PERSONS		
	ACHIEVED DENSITY	64 UNITS - 231 UNITS	74	250.18 PPA

SECTOR-88A

AREA AND POPULATION STATEMENT (BUILDING DESCRIPTION)									
S.No.	Block Type	Description	Total No. of Apartments	Population	CAMPY AREA	BALCONY / TERRACE AREA			
TOWER A	2BHK - ST/FLOOR		18	4	72	102.140			
	2BHK - ST/FLOOR		18	4	72	102.140			
	2BHK - ST/FLOOR		18	4	72	102.140			
	2BHK - ST/FLOOR		18	4	72	102.140			
GRAND TOTAL			74	258					

PROPOSED AREA FOR RETIREMENT HOUSING													
S.NO	TOWER NO.	NO OF FLOORS	TYPICAL FLOOR	UNIT PER FLOOR	PER FLOOR	TOTAL UNITS	GROUND FLOOR FAR	TYPICAL FLOOR FAR	NON FAR AREA	TOTAL FAR AREA(Ground + Typical floor)	GROUND COVERAGE	HEIGHT IN MTS	BUILTUP AREA
1	COMMERCIAL		GROUND			397.88				749.18	1032.25	4.8	1032.31
2	A & B (GROUND + 20th FLOOR)		GROUND			351.30		235.23		9262.40	69.90		600.25
			FIRST FLOOR				536.92	63.33	8575.20				
			2ND TO 17th.	4	16	64	7561.92	1013.28					
			18th (REFUGE FLOOR)	4	1	4	444.05	94.11					
			19th	4	1	4	507.77	63.33					
			20th	2	1	2	211.74					211.74	
3	FIRST BASEMENT AREA						2390.48			2390.48			2390.48
4	SECOND BASEMENT AREA						2390.48			2390.48			2390.48
5	MULTY NON FAR AREA								6	6			6.00
6	GUARD&METER ROOM AREA								6	6			6.00
7	STP AREA								70	70			70.00
8	LGIT AREA WITH STAIRCASE								140.15	140.15			140.15
TOTAL						74				10011.58	1032.25		16609.75

PROPOSED AREA STATEMENT			
FLOORS	FAR AREA	NON FAR AREA	BUILT UP AREA
GROUND	749.18	351.30	1032.31
1st	536.92	63.33	600.25
2nd	472.62	63.33	535.95
3rd	472.62	63.33	535.95
4th	472.62	63.33	535.95
5th	472.62	63.33	535.95
6th	472.62	63.33	535.95
7th	472.62	63.33	535.95
8th	472.62	63.33	535.95
9th	472.62	63.33	535.95
10th	472.62	63.33	535.95
11th	472.62	63.33	535.95
12th	472.62	63.33	535.95
13th	472.62	63.33	535.95
14th	472.62	63.33	535.95
15th	472.62	63.33	535.95
16th	472.62	63.33	535.95
17th	472.62	63.33	535.95
18th	444.05	94.11	538.16
19th	507.77	63.33	571.10
20th	211.74		211.74
MULTY / MACHINE ROOM		6.00	6.00
TOTAL AREA	10011.58		13622.64

PARKING SUMMARY	
TOTAL NO. OF DU'S	= 74
PARKING REQUIRED @ 1 E.C.S PER MAIN DU	= 74 E.C.S
PROPOSED BASEMENT PARKING DETAIL	
PROPOSED FIRST BASEMENT PARKING AREA	= 1675.15 SQMT
BASEMENT PARKING REQUIRED @ 32 = 1 E.C.S	= 52.35 E.C.S
SAY	52 E.C.S
NO OF BAYS PROVIDED ON BASEMENT	46 NOS
PROPOSED SECOND BASEMENT PARKING AREA	
BASEMENT PARKING REQUIRED @ 32 = 1 E.C.S	= 65.25 E.C.S
SAY	65 E.C.S
NO OF BAYS PROVIDED ON BASEMENT	54 NOS
TOTAL NO OF PARKING IN BASMENT	100 NOS
OPEN PARKING DETAIL	
P1 (5.235 X 6.060)	= 31.724
	= 31.724
OPEN PARKING DETAIL	
HANDICAPPED PARKING	= 2 NOS
EV PARKING	SAY 2 NOS
NO OF BAYS PROVIDED ON OPEN	4 NOS
TOTAL NO OF BAYS PROVIDED	= 104 NOS

CLIENT: M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

PROJECT: PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.08.2021 OVER AN AREA MEASURING 1.03125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR - 88A, DISTRICT GURUGRAM (HARYANA) (LICENCE NO 165 OF 2025 DATED 04.09.2025) BEING DEVELOPED BY M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

SCALE: 1:100

DRAWING NAME: SITE PLAN

DRAWING NO.: [Signature]

APPLICANT'S SIGN: [Signature]

ARCHITECT'S SIGN: [Signature]

SECTOR-88B

12.0M WIDE SERVICE ROAD

60.0M WIDE ROAD

12.0M WIDE SERVICE ROAD
LVL ±0.0

66 KV HT LINE

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

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

G.T.P. (H)
Chairman
B.P.A.C.

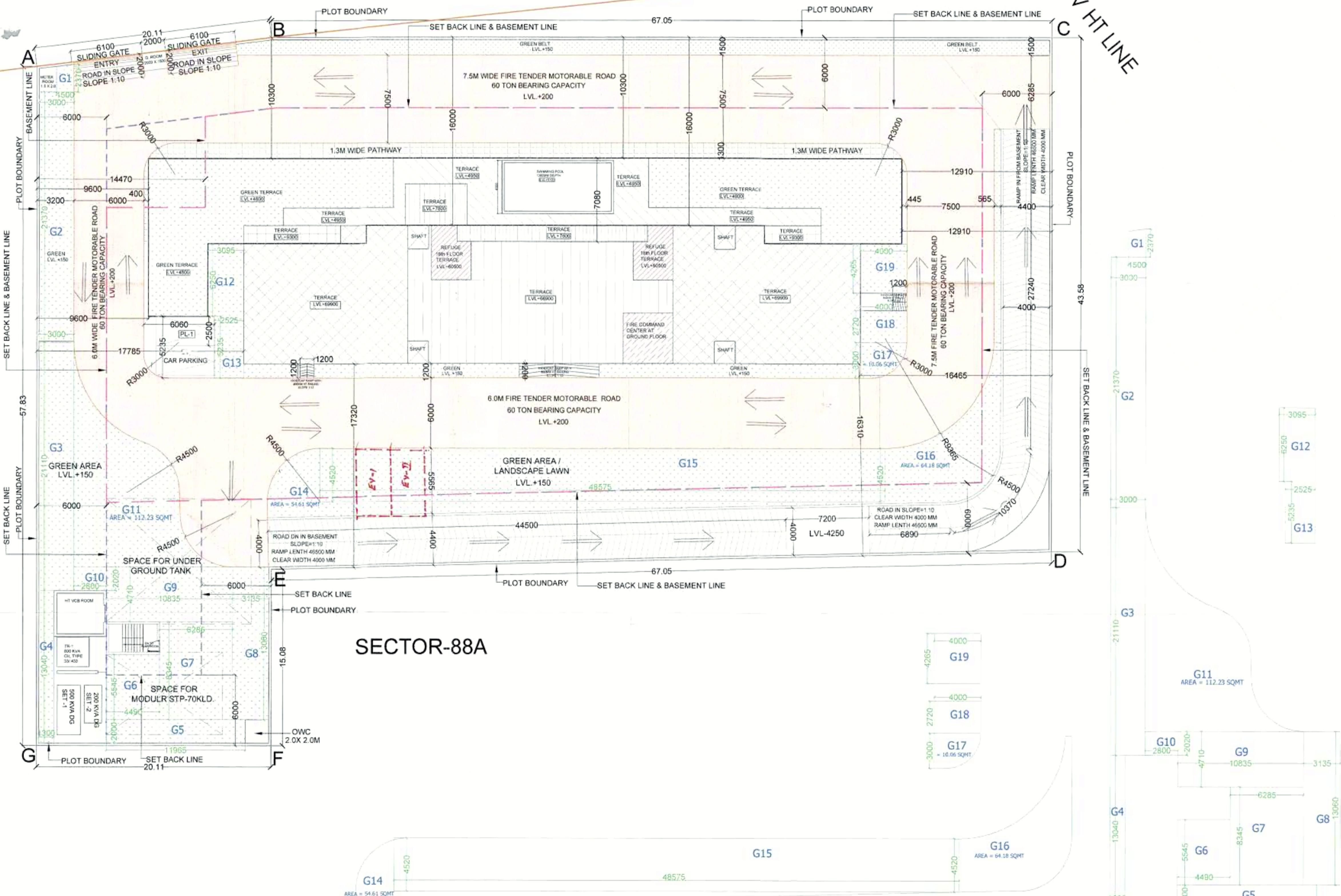
A.T.P. (HQ)

AD
JO.
PA.
A.T.P.

SANCTIONED
TO BE READ WITH THIS OFFICE
MEMO NO.: 4214
DATED: 4/2/26

Rajesh Dutt
SD(HQ)

Member
B.P.A.C.



GREEN AREA DETAILS						
G1	1	x	1.500	x	2.370	= 3.56
G2	1	X	3.000	X	21.370	= 64.11
G3	1	X	3.000	X	21.110	= 63.33
G4	1	X	1.300	X	13.040	= 16.95
G5	1	X	11.965	X	2.000	= 23.93
G6	1	X	4.490	X	5.545	= 24.90
G7	1	X	6.285	X	8.345	= 52.45
G8	1	X	3.135	X	13.060	= 40.94
G9	1	X	10.835	X	4.710	= 51.03
G10	1	X	2.800	X	2.020	= 5.66
G11	AREA AS PER POLYLINE					= 112.23
G12	1	X	3.095	X	6.250	= 19.34
G13	1	X	2.525	X	5.235	= 13.22
G14	AREA AS PER POLYLINE					= 54.61
G15	1	X	48.575	X	4.520	= 219.56
G16	AREA AS PER POLYLINE					= 64.18
G17	AREA AS PER POLYLINE					= 10.06
G18	1	X	4.000	X	2.720	= 10.88
G19	1	X	4.000	X	4.265	= 17.06
GREEN AREA						= 868.00

SECTOR-88A

GREEN AREA DIAGRAM

CLIENT:- M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

PROJECT :- PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.08.2021 OVER AN AREA MEASURING 1.03125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR-88A, DISTRICT GURUGRAM (HARYANA) (LICENCE NO 165 OF 2025 DATED 04.09.2025) BEING DEVELOPED BY M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

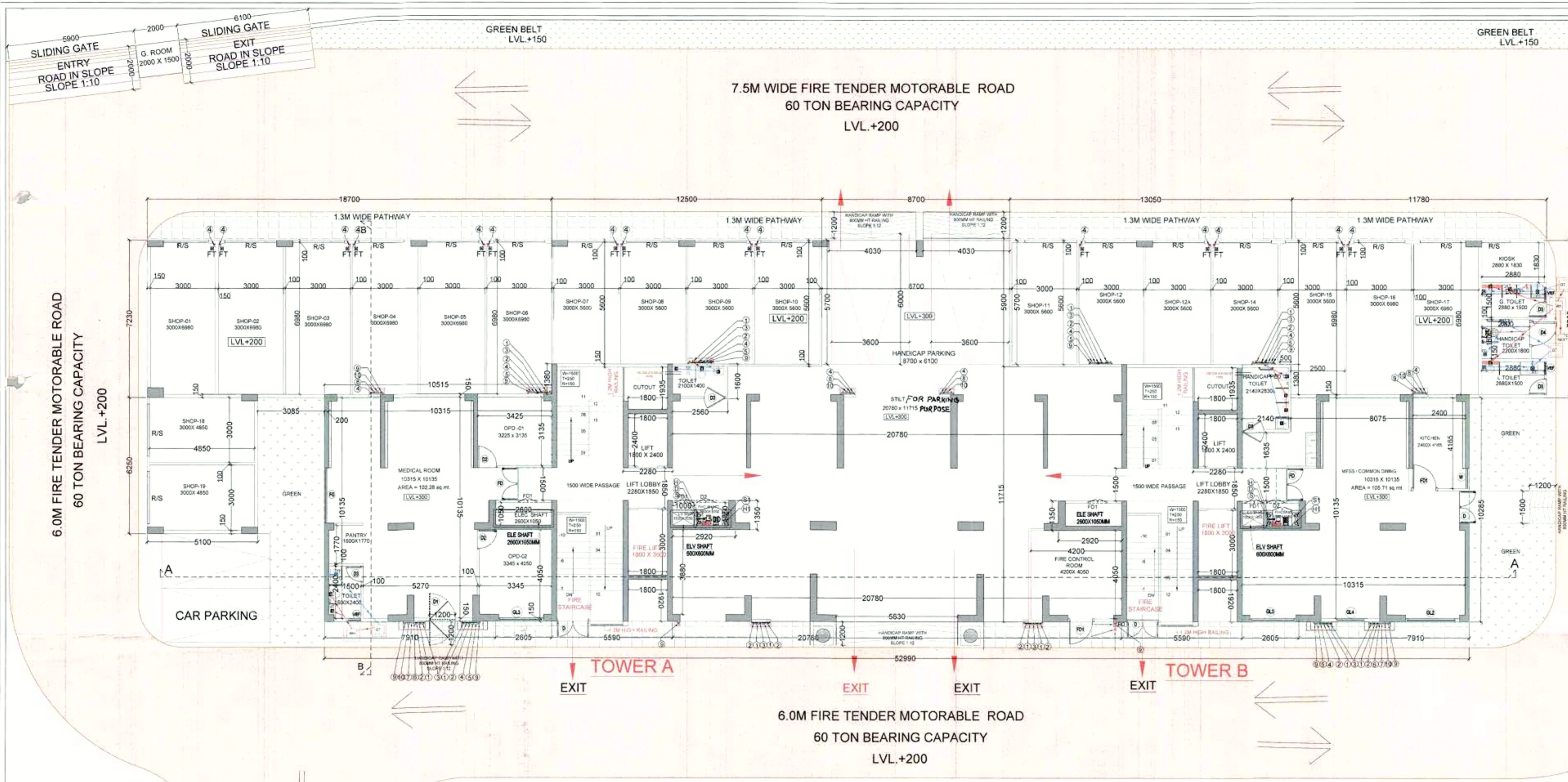
SCALE : 1:100

DRAWING NAME: SITE PLAN (SHOWING GREEN)

DRAWING NO.:

APPLICANT'S SIGN.

ARCHITECT'S SIGN: VIMAL BAJAJ, Architect CA/No/19791, 938 Sector-11, Gurgaon



GREEN BELT LVL.+150

7.5M WIDE FIRE TENDER MOTORABLE ROAD
60 TON BEARING CAPACITY
LVL.+200

6.0M FIRE TENDER MOTORABLE ROAD
60 TON BEARING CAPACITY
LVL.+200

6.0M FIRE TENDER MOTORABLE ROAD
60 TON BEARING CAPACITY
LVL.+200

7.5M FIRE TENDER MOTORABLE ROAD
60 TON BEARING CAPACITY
LVL.+200

STILT / GROUND FLOOR PLAN

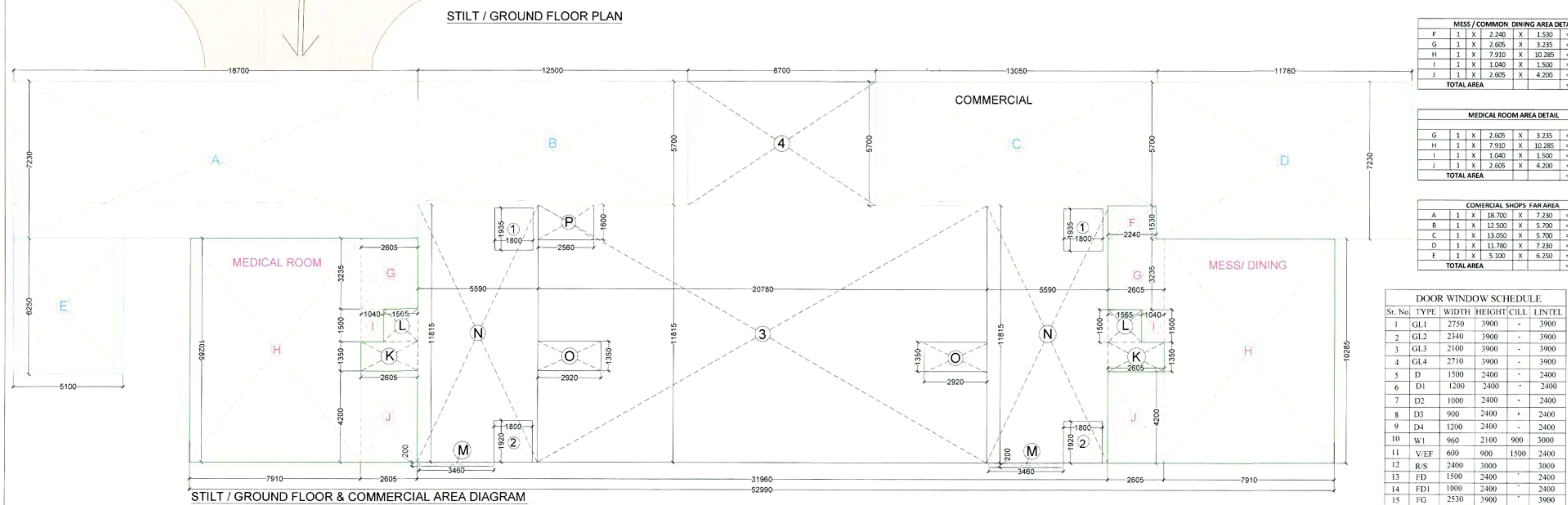
STYLING: [Signatures]

APPROVED TO BE READ WITH THIS OFFICE MEMO NO. 44214 DATED: 14/12/20

MEMBER LIST:

1	MEMBER	MEMBER	MEMBER
2	MEMBER	MEMBER	MEMBER
3	MEMBER	MEMBER	MEMBER
4	MEMBER	MEMBER	MEMBER
5	MEMBER	MEMBER	MEMBER
6	MEMBER	MEMBER	MEMBER
7	MEMBER	MEMBER	MEMBER
8	MEMBER	MEMBER	MEMBER
9	MEMBER	MEMBER	MEMBER
10	MEMBER	MEMBER	MEMBER
11	MEMBER	MEMBER	MEMBER
12	MEMBER	MEMBER	MEMBER
13	MEMBER	MEMBER	MEMBER
14	MEMBER	MEMBER	MEMBER
15	MEMBER	MEMBER	MEMBER
16	MEMBER	MEMBER	MEMBER
17	MEMBER	MEMBER	MEMBER
18	MEMBER	MEMBER	MEMBER
19	MEMBER	MEMBER	MEMBER
20	MEMBER	MEMBER	MEMBER

Rajesh Dutt SD(HQ)



FAR AREA	NO.	TYPE	WIDTH	HEIGHT	AREA
F	1	X	2.240	1.530	3.43
G	2	X	2.605	3.235	16.85
H	2	X	7.910	10.285	162.71
I	2	X	1.040	1.500	3.12
J	2	X	2.605	4.200	21.88
K	2	X	2.605	1.350	7.03
L	2	X	1.565	1.500	4.70
M	2	X	3.460	0.200	1.38
N	7	X	5.590	11.815	132.09
O	2	X	2.920	1.350	7.88
P	1	X	2.560	1.600	4.10
TOTAL					365.18
DEDUCTIONS (CUTOUT)					
1	2	X	1.800	1.935	6.97
2	2	X	1.800	1.920	6.91
NET FAR AREA					351.30
NON FAR AREA					
3	1	X	20.700	11.815	245.52
4	1	X	8.700	5.700	49.59
TOTAL					295.11
DEDUCTIONS					
O	2	X	2.920	1.350	7.88
P	1	X	2.560	1.600	4.10
TOTAL					11.98
TOTAL NON FAR AREA					283.13
FAR AREA					351.30
COMMERCIAL FAR AREA					397.88
NON FAR AREA					283.13
TOTAL GROUND COVERAGE ACHIEVED					1032.31

FAR AREA	NO.	TYPE	WIDTH	HEIGHT	AREA
F	1	X	2.240	1.530	3.43
G	1	X	2.605	3.235	8.43
H	1	X	7.910	10.285	81.35
I	1	X	1.040	1.500	1.56
J	1	X	2.605	4.200	10.94
TOTAL AREA					105.71

FAR AREA	NO.	TYPE	WIDTH	HEIGHT	AREA
G	1	X	2.605	3.235	8.43
H	1	X	7.910	10.285	81.35
I	1	X	1.040	1.500	1.56
J	1	X	2.605	4.200	10.94
TOTAL AREA					102.28

FAR AREA	NO.	TYPE	WIDTH	HEIGHT	AREA
A	1	X	18.700	7.230	135.20
B	1	X	12.500	5.700	71.25
C	1	X	13.050	5.700	74.99
D	1	X	11.780	7.230	85.17
E	1	X	5.100	6.250	31.88
TOTAL AREA					397.88

Sr. No.	TYPE	WIDTH	HEIGHT	CILL	LINTEL
1	GL1	2750	3900	-	3900
2	GL2	2340	3900	-	3900
3	GL3	2100	3900	-	3900
4	GL4	2710	3900	-	3900
5	D	1500	2400	-	2400
6	D1	1200	2400	-	2400
7	D2	1000	2400	-	2400
8	D3	900	2400	-	2400
9	D4	1200	2400	-	2400
10	W1	960	2100	900	3000
11	V/EF	600	900	1500	2400
12	R/S	2400	3000	-	3000
13	FD	1500	2400	-	2400
14	FD1	1000	2400	-	2400
15	FG	2530	3900	-	3900

NOTE: 1) FD, FD1 & FG WITH 2 HR FIRE RATING
2) GROUND FLOOR MECHANICALLY VENTILATED
3) 100% POWER BACKUP

CLIENT:- M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

PROJECT :- PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.08.2021 OVER AN AREA MEASURING 1.03125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR-88A, DISTRICT GURUGRAM (HARYANA) (LICENCE NO 165 OF 2025 DATED 04.09.2025) BEING DEVELOPED BY M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

SCALE: 1:100 A1 NORTH

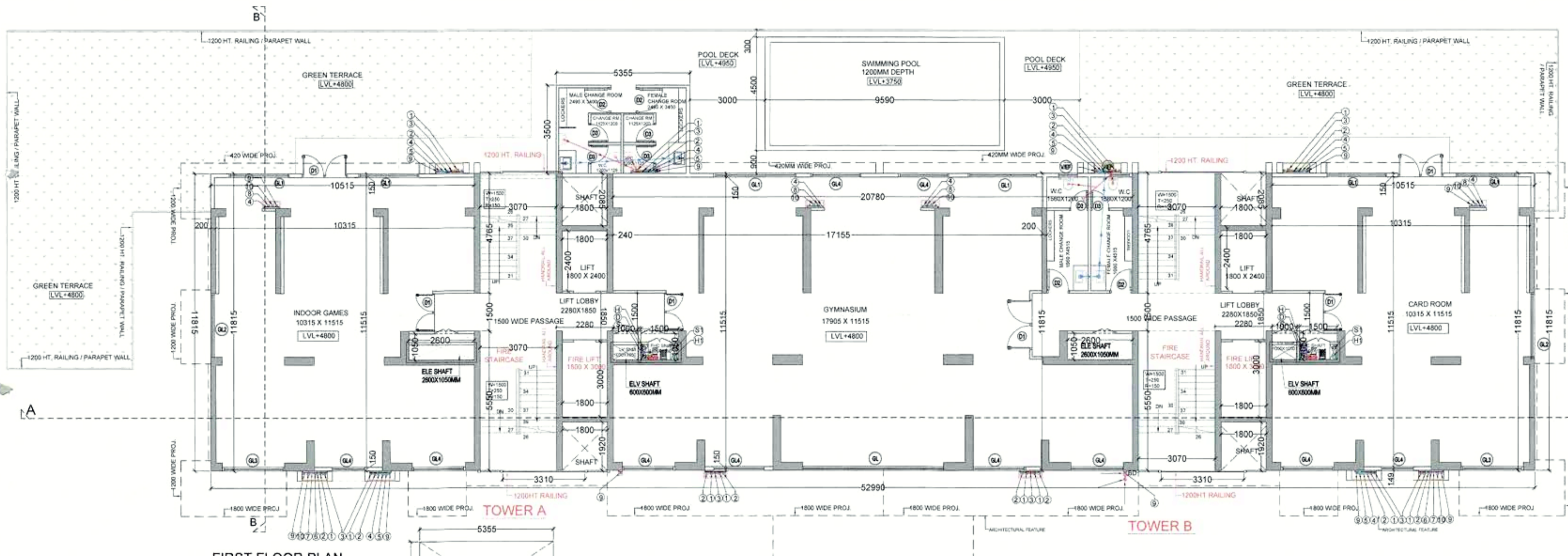
DRAWING NAME: STILT / GROUND FLOOR PLAN & AREA DIAGRAM

DRAWING NO. SUB-05

APPLICANT'S SIGN: [Signature]

ARCHITECT'S SIGN: [Signature]

VIMAL BAJAJ
Architect CA/96/19791
9/8, Sector-14, Gurgaon



FIRST FLOOR PLAN

PLUMBING LEGEND

Sr. No.	SYMBOLS	DESCRIPTION
1	1	110 OD SOIL VERTICAL PIPE
2	2	110 OD WASTE VERTICAL PIPE
3	3	75 OD VENT PIPE VERTICAL PIPE
4	4	DOMESTIC WATER VERTICAL PIPE
5	5	FLUSHING WATER VERTICAL PIPE
6	6	DOMESTIC WATER RISER VERTICAL PIPE
7	7	FLUSHING WATER RISER VERTICAL PIPE
8	8	100 OD KITCHEN WASTE VERTICAL PIPE
9	9	75 OD BALCONY VERTICAL DRAIN PIPE
10	10	110 OD RAIN WATER VERTICAL PIPE
11	11	160 OD RAIN WATER VERTICAL PIPE
12	12	160 OD RAIN WATER VERTICAL PIPE
13	13	80 OD SUMP PIPE
14	14	FLOOR TRAP
15	15	BALCONY DRAIN
16	16	FLOOR DRAIN
17	17	CUTOFF SIZE 150mmX150mm
18	18	REQ. PLUMBING SHAFT
19	19	110 OD SOIL PIPE
20	20	110 OD WASTE PIPE
21	21	160 OD RAIN WATER PIPE
22	22	110 OD RAIN WATER PIPE
23	23	100 OD KITCHEN WASTE PIPE
24	24	40 OD WASTE PIPE
25	25	50 OD WASTE PIPE
26	26	75 OD BALCONY PIPE
27	27	750 VENT PIPE
28	28	REQ. LEDGE WALL
29	29	FLOW DIRECTION

S.P.P. (H) Member Secretary B.P.A.C.
 S.T.P. (S) Member B.P.A.C.
 C.V.R. (H) Chairman B.P.A.C.
 A.P.P. (H) Member B.P.A.C.
 H.S.V.P. (H) Member B.P.A.C.
 A.D. JO. PA. A.T.P.
 TO BE READ WITH THIS OFFICE MEMO DATED: 4/21/26
 Rajesh Dutt SD(HQ)

FIRST FLOOR BUILT UP AREA

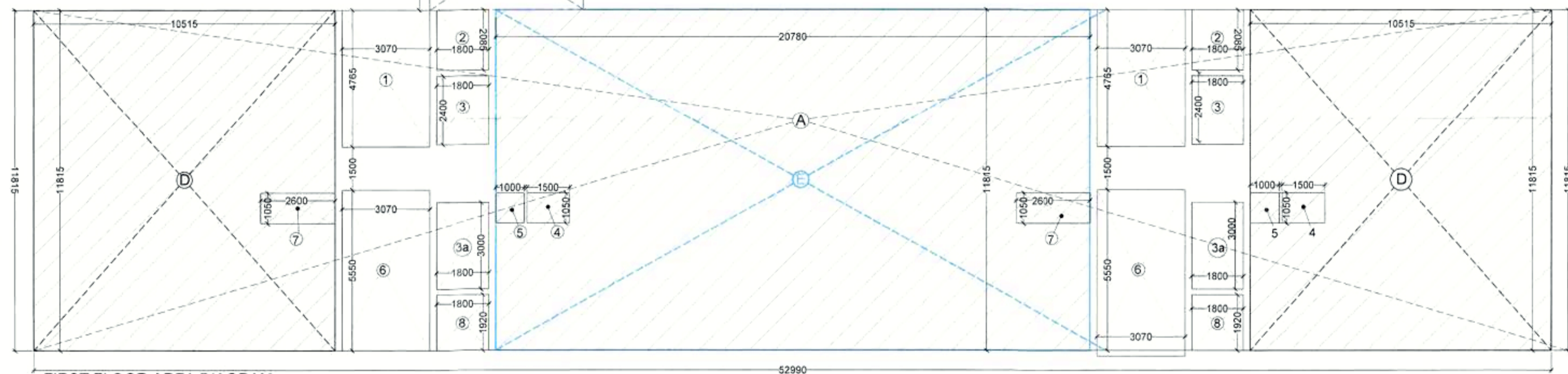
FAR AREA (FIRST FLOOR)	=	536.92
NON FAR AREA =107.90-44.57	=	63.33
BUILT UP AREA		600.25

FIRST FLOOR FAR AREA CHART

Area	1	X	Area	X	=	Area
A	1	X	52.990	X	11.815	= 626.08
B	1	X	5.355	X	3.500	= 18.74
GROSS PLATE AREA						644.82

DEDUCTIONS

Area	1	2	X	Area	X	=	Area
1	2	X	3.070	X	4.765	= 29.26	
2	2	X	1.800	X	2.085	= 7.51	
3	2	X	1.800	X	2.400	= 8.64	
3A	2	X	1.800	X	3.000	= 10.80	
4	2	X	1.500	X	1.050	= 3.15	
5	2	X	1.000	X	1.050	= 2.10	
6	2	X	3.070	X	5.550	= 34.08	
7	2	X	2.600	X	1.050	= 5.46	
8	2	X	1.800	X	1.920	= 6.91	
TOTAL						= 107.90	
NET FAR AREA	644.82	-	107.90	=	536.92		



FIRST FLOOR AREA DIAGRAM

INDOOR GAMES / GYM / COMMON ROOM

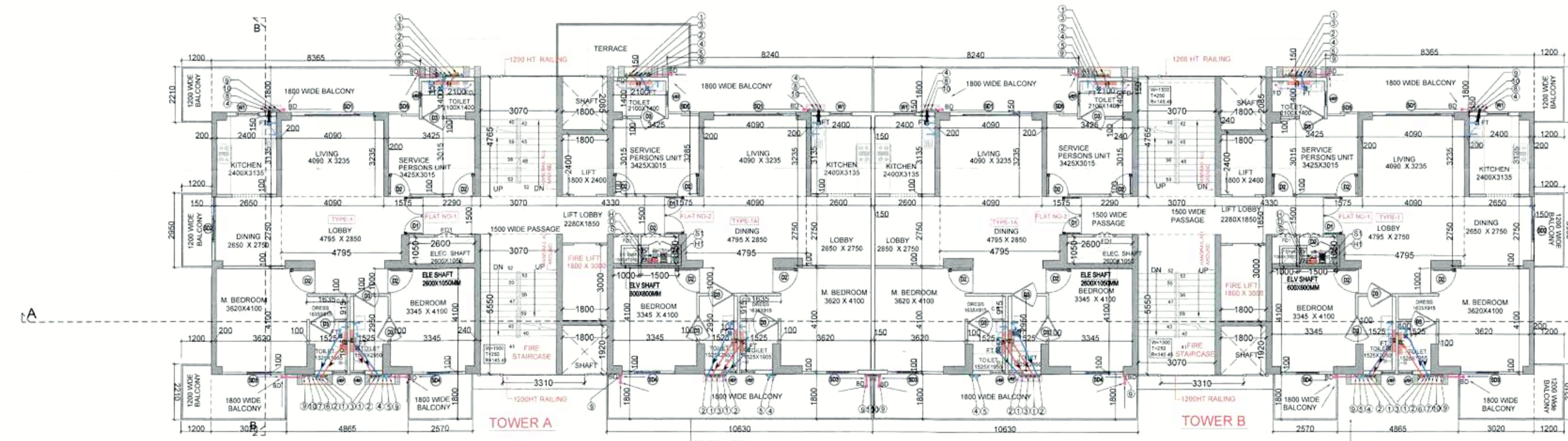
Area	1	X	Area	X	=	Area
B	1	X	3.425	X	3.025	= 10.36
D	2	X	10.515	X	11.815	= 248.47
E	1	X	20.780	X	11.815	= 245.52
TOTAL						= 504.35

FIRST FLOOR NON FAR AREA CHART

Area	1	2	X	Area	X	=	Area
1	2	X	3.070	X	4.765	= 29.26	
2	2	X	1.800	X	2.085	= 7.51	
3	2	X	1.800	X	2.400	= 8.64	
3A	2	X	1.800	X	3.000	= 10.80	
4	2	X	1.500	X	1.050	= 3.15	
5	2	X	1.000	X	1.050	= 2.10	
6	2	X	3.070	X	5.550	= 34.08	
7	2	X	2.600	X	1.050	= 5.46	
8	2	X	1.800	X	1.920	= 6.91	
TOTAL						= 107.90	

DEDUCTIONS

Area	1	2	X	Area	X	=	Area
2	2	X	1.800	X	2.085	= 7.51	
3	2	X	1.800	X	2.400	= 8.64	
3A	2	X	1.800	X	3.000	= 10.80	
4	2	X	1.500	X	1.050	= 3.15	
5	2	X	1.000	X	1.050	= 2.10	
7	2	X	2.600	X	1.050	= 5.46	
8	2	X	1.800	X	1.920	= 6.91	
TOTAL						= 44.57	
TOTAL NON FAR AREA	107.90	-	44.57	=	63.33		



SECOND FLOOR PLAN

FIRST FLOOR DOOR / WINDOW

DOOR WINDOW SCHEDULE

Sr. No.	TYPE	WIDTH	HEIGHT	CILL	LINTEL
1	GL	6180	3900	-	3900
2	GL2	2530	3900	-	3900
3	GL3	2490	3900	-	3900
4	GL4	2000	3900	-	3900
5	D1	1500	2400	-	2400
6	D2	1000	2400	-	2400
7	D3	750	2100	-	2100
8	V/E	750	900	1500	2400

DOOR WINDOW SCHEDULE

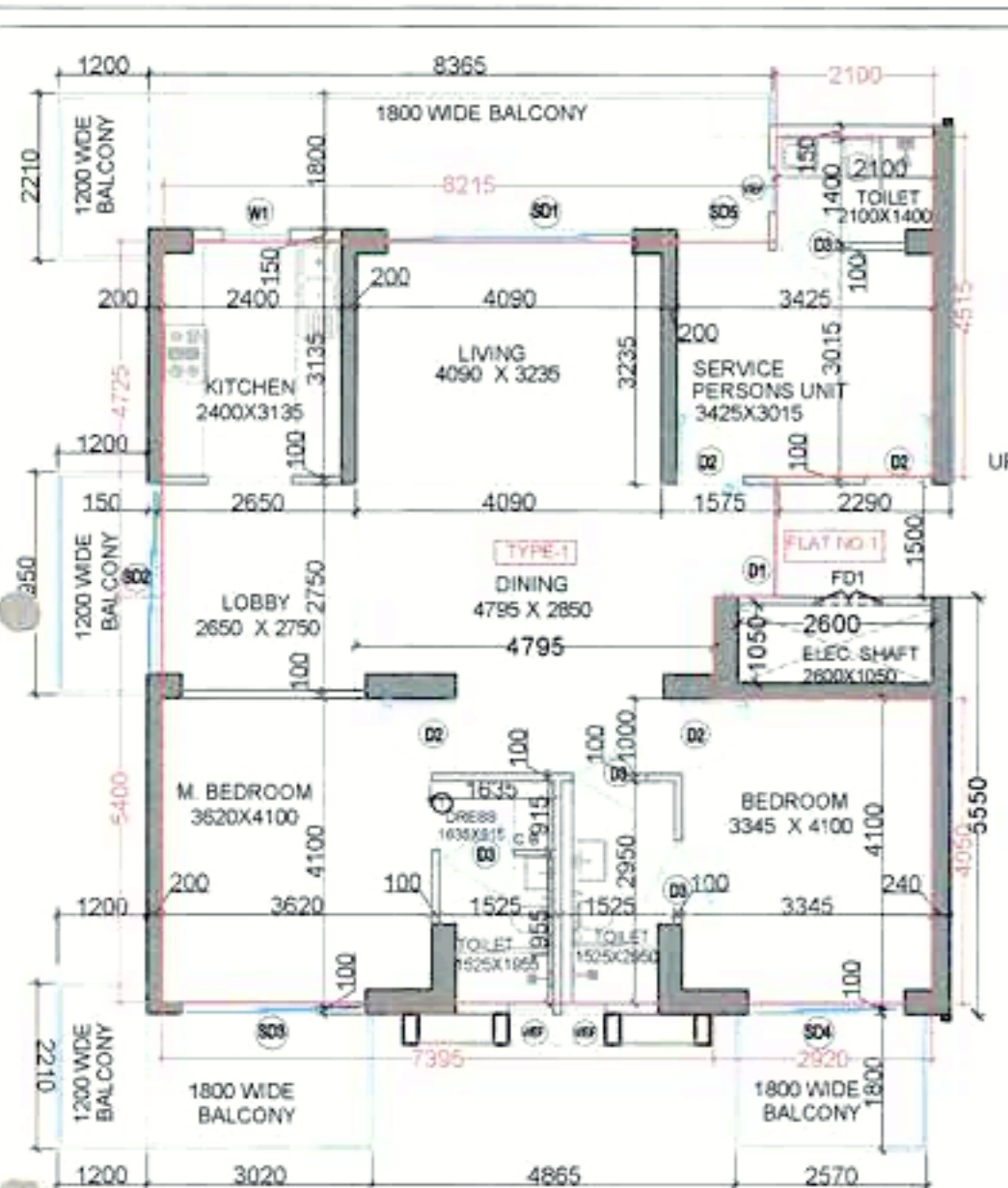
Sr. No.	TYPE	WIDTH	HEIGHT	CILL	LINTEL
1	SD1	3290	2400	-	2400
2	SD2	2530	2400	-	2400
3	SD3	2490	2400	-	2400
4	SD4	2100	2400	-	2400
5	SD5	1225	2400	-	2400
6	D1	1500	2400	-	2400
7	D2	1000	2400	-	2400
8	D3	900	2400	-	2400
9	D4	1200	2400	-	2400
10	W1	900	1550	850	2400
11	V/E	900	900	1500	2400
12	V1/EF	600	900	1500	2400
13	FD1	1000	2400	-	2400

NOTE : DIMAIN DOOR WITH 1 HR FIRE RATING

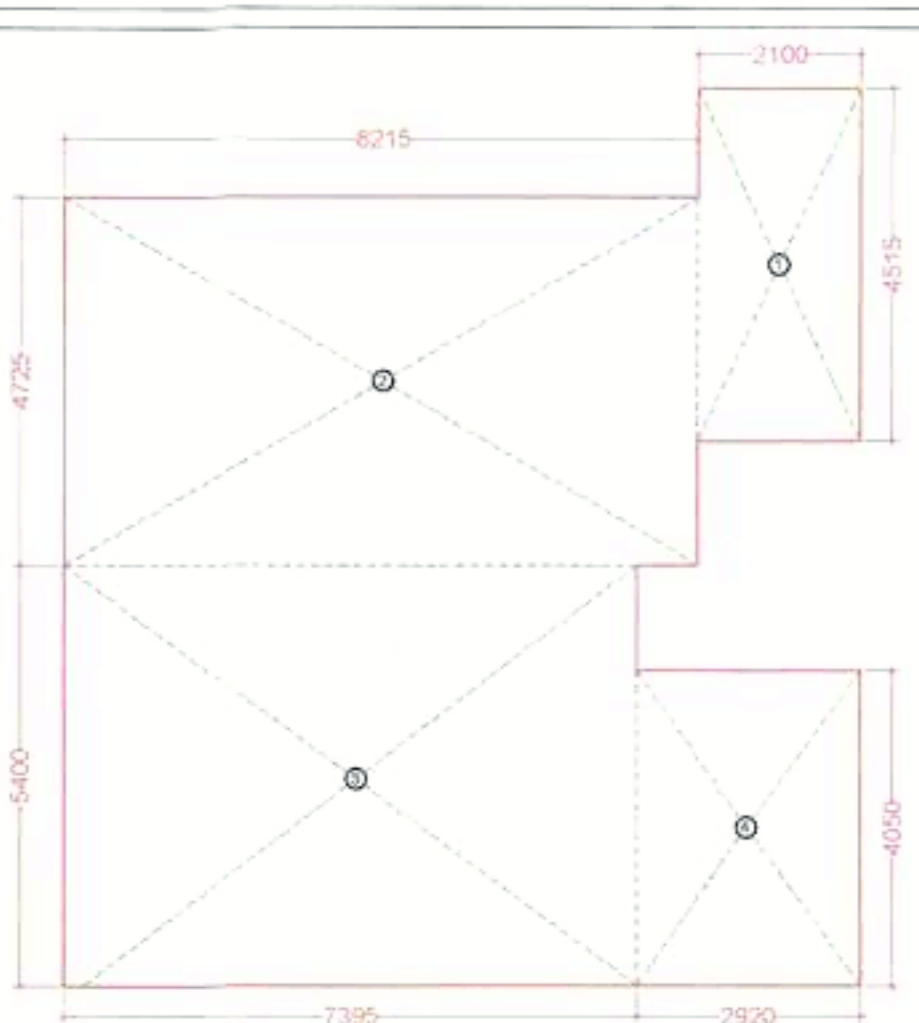
CLIENT: M/S EMPERIUM INFRASTRUCTURE PVT. LTD.
 PROJECT: PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.08.2021 OVER AN AREA MEASURING 1.03125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR -88A, DISTRICT GURUGRAM (HARYANA) (LICENCE NO 165 OF 2025 DATED 04.09.2025) BEING DEVELOPED BY M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

SCALE : 1:100
 DRAWING NAME: FIRST & SECOND FLOOR PLAN & AREA DIAGRAM
 DRAWING NO. SUB-06
 APPLICANT'S SIGN. ARCHITECT'S SIGN.

VIMAL BAJAJ
 Architect CA/96-19791
 938, Sector-14, Gurgaon



2 BHK + SERVICE PERSON UNIT TYPE-1
CARPET AREA = 100.06 SQ.MT.
BALCONY AREA = 33.97 SQ.MT.



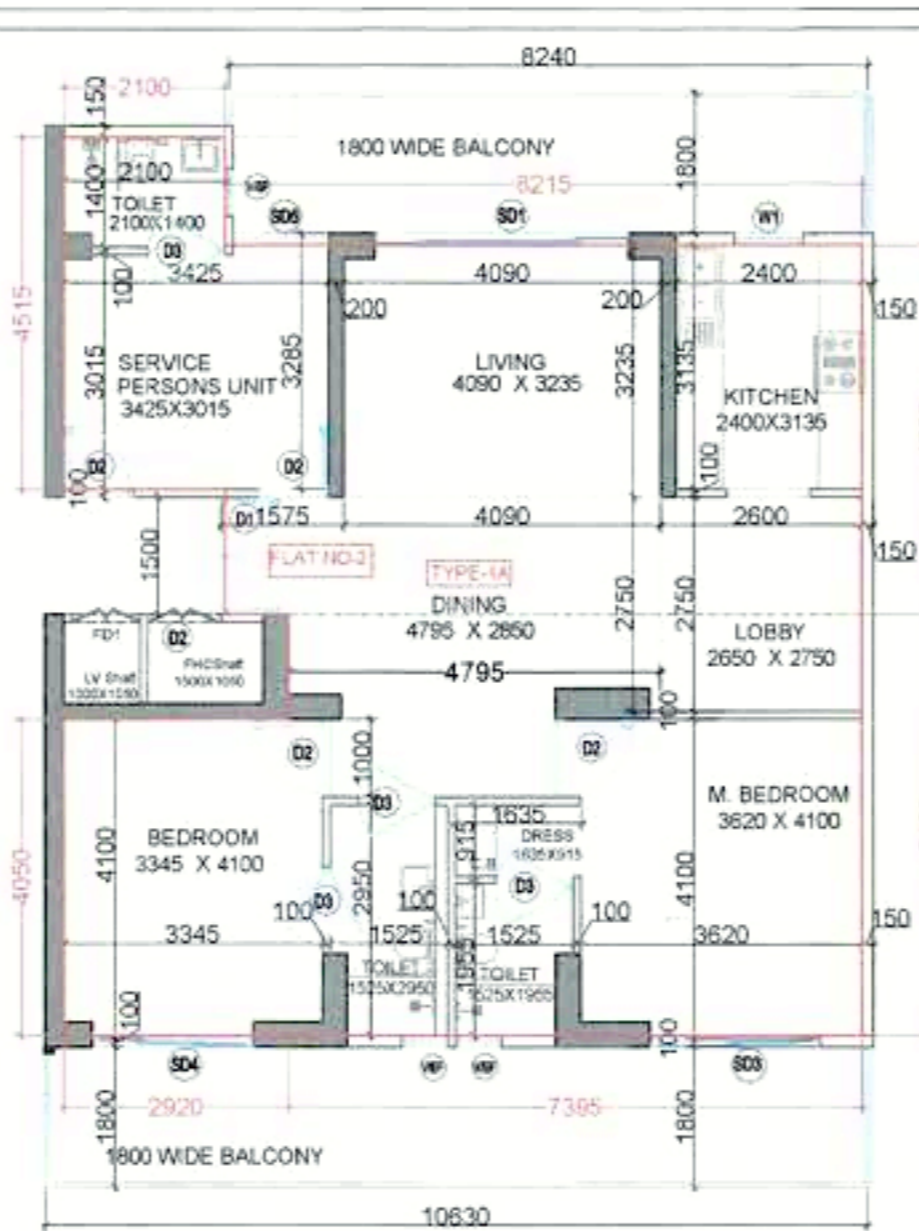
2 BHK + SERVICE PERSON UNIT TYPE-1
CARPET AREA DIAGRAM

2 BHK+ SERVICE PERSON UNIT CARPET AREA (TYPE-1)

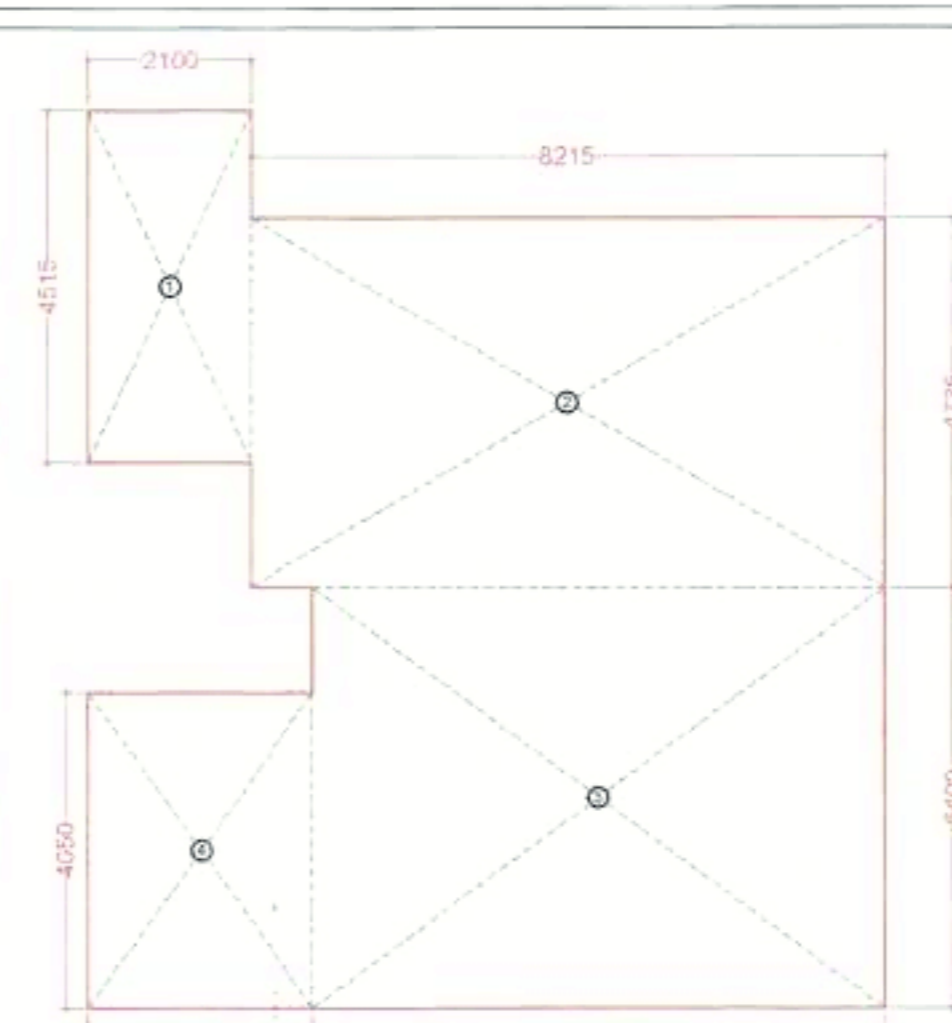
1	1	2.100	X	4.515	=	9.48
2	1	8.215	X	4.735	=	38.82
3	1	7.395	X	5.400	=	39.93
4	1	2.920	X	4.050	=	11.83
TOTAL CARPET AREA = 100.06						

BALCONY AREA CHART

A	1	1.800	X	8.365	=	15.06
B	2	1.200	X	2.210	=	5.30
C	1	1.200	X	2.952	=	3.54
D	1	3.020	X	1.800	=	5.44
E	1	2.570	X	1.800	=	4.63
BALCONY AREA = 33.97						



2 BHK + SERVICE PERSON UNIT TYPE-1A
CARPET AREA = 100.14 SQ.MT.
BALCONY AREA = 33.97 SQ.MT.



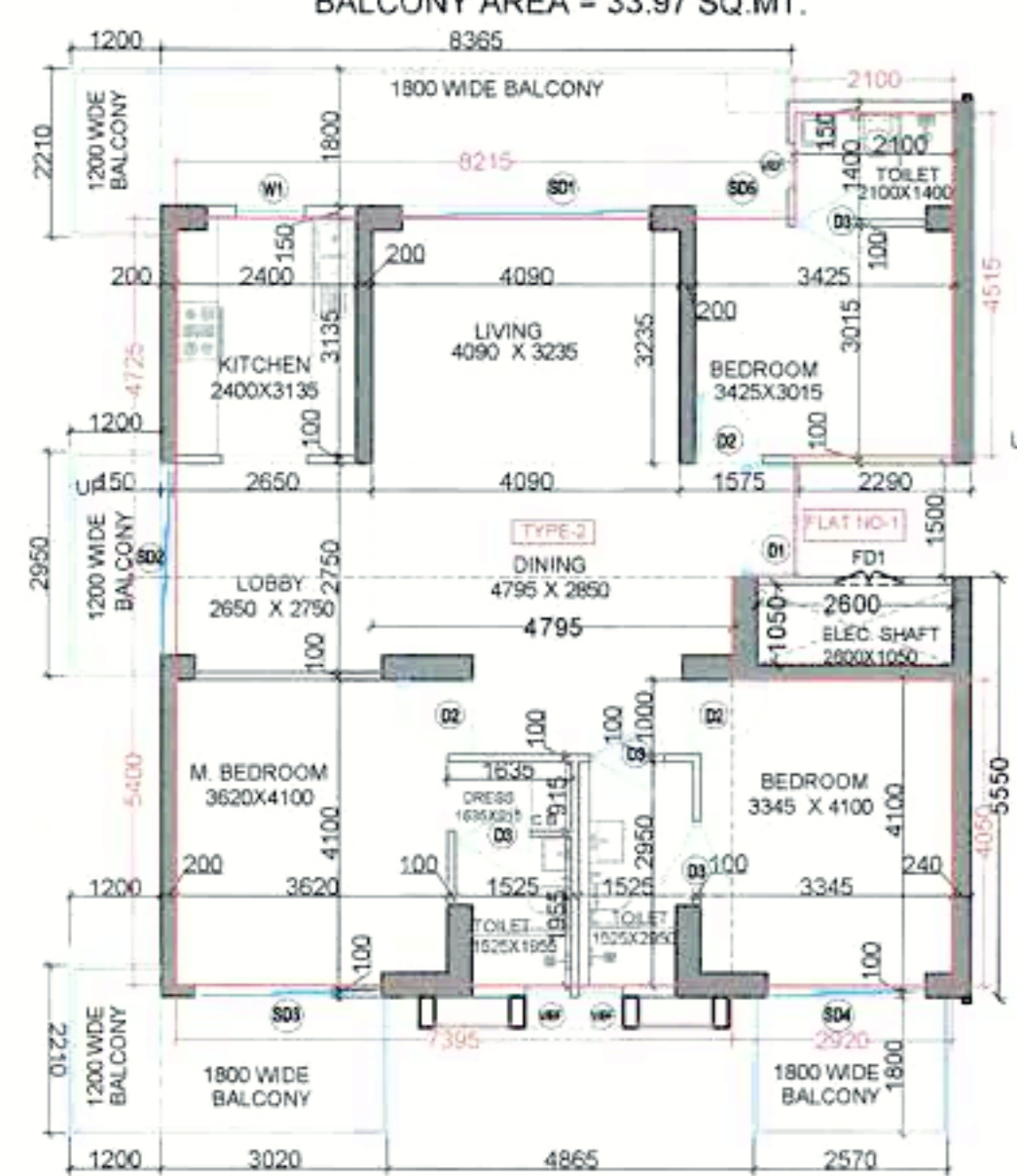
2 BHK + SERVICE PERSON UNIT TYPE-1A
CARPET AREA DIAGRAM

2 BHK+ SERVICE PERSON UNIT CARPET AREA (TYPE-1 A)

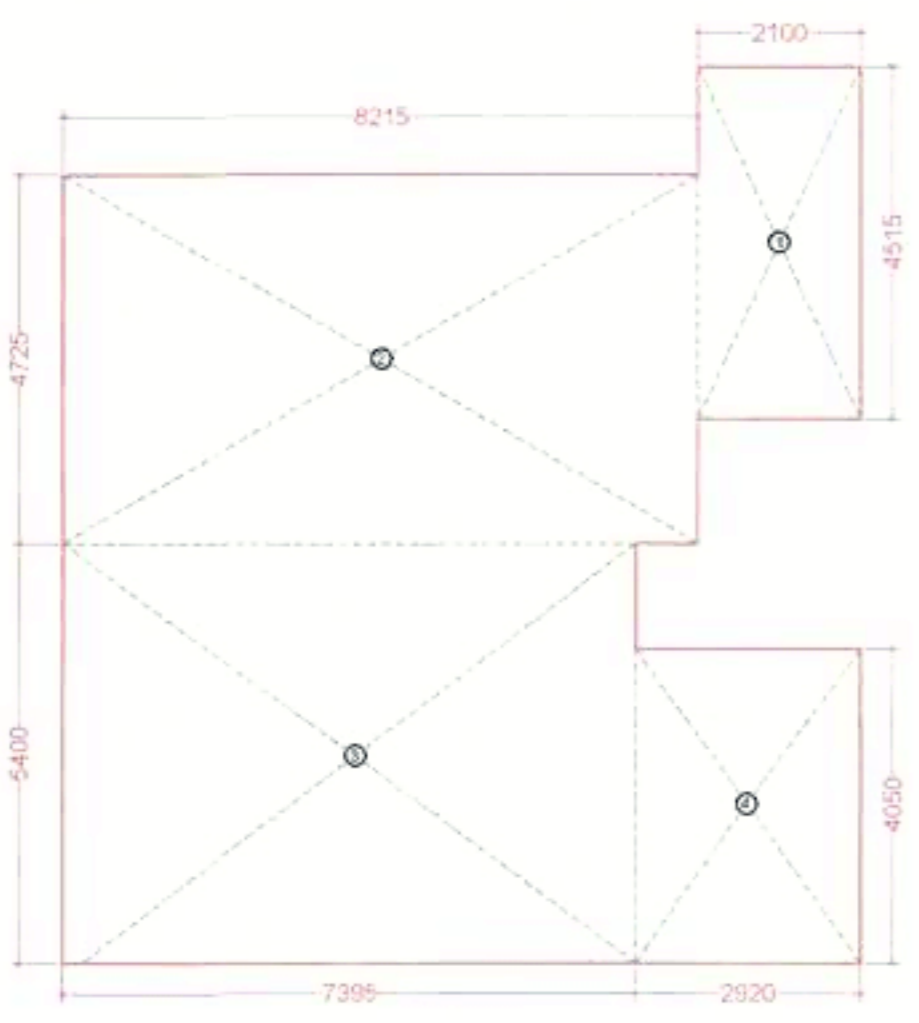
1	1	2.100	X	4.515	=	9.48
2	1	8.215	X	4.735	=	38.90
3	1	7.395	X	5.400	=	39.93
4	1	2.920	X	4.050	=	11.83
TOTAL CARPET AREA = 100.14						

BALCONY AREA CHART TYPE-1A

A	1	1.800	X	10.630	=	19.13
B	1	1.800	X	8.240	=	14.83
BALCONY AREA = 33.97						



3 BHK UNIT TYPE-2
CARPET AREA = 100.06 SQ.MT.
BALCONY AREA = 33.97 SQ.MT.



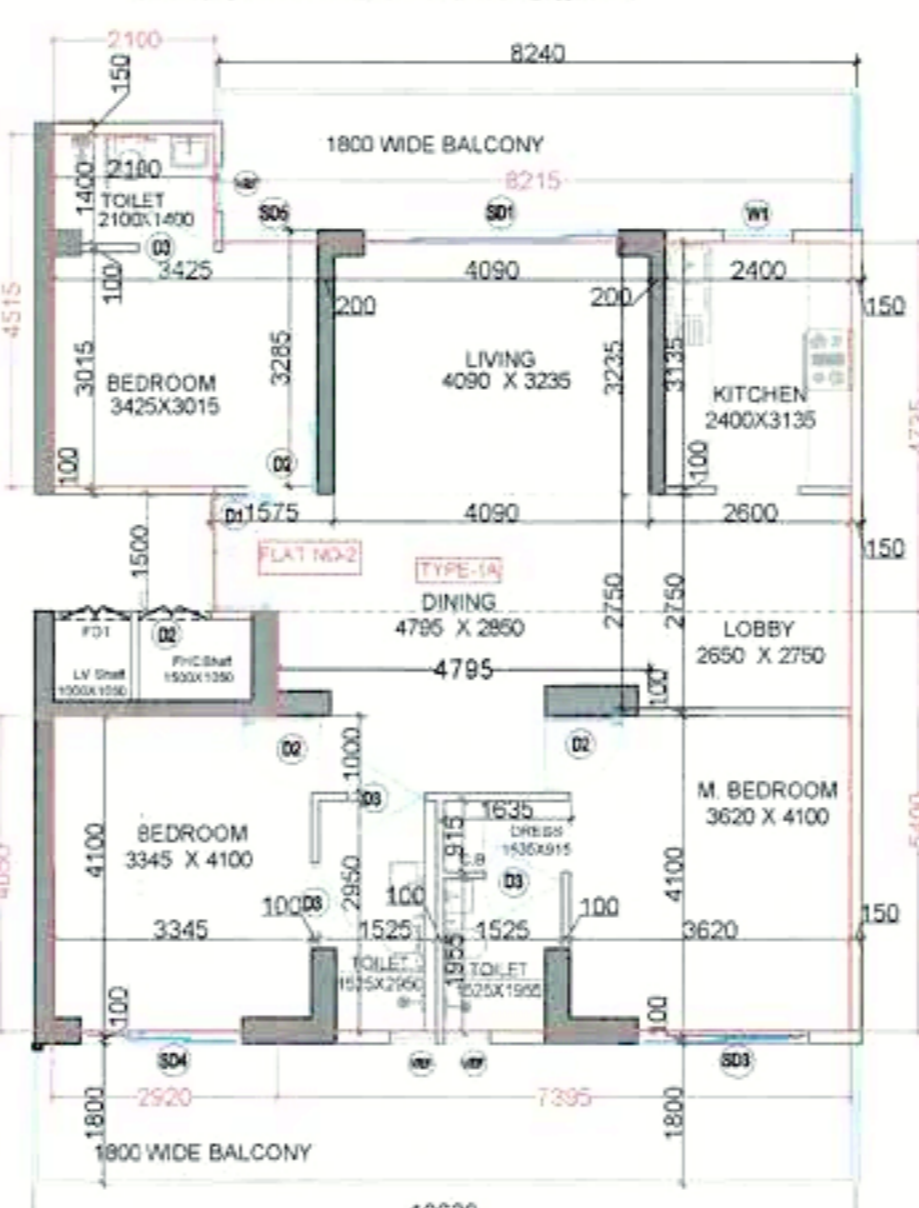
3 BHK UNIT TYPE-2
CARPET AREA DIAGRAM

3 BHK UNIT CARPET AREA (TYPE-2)

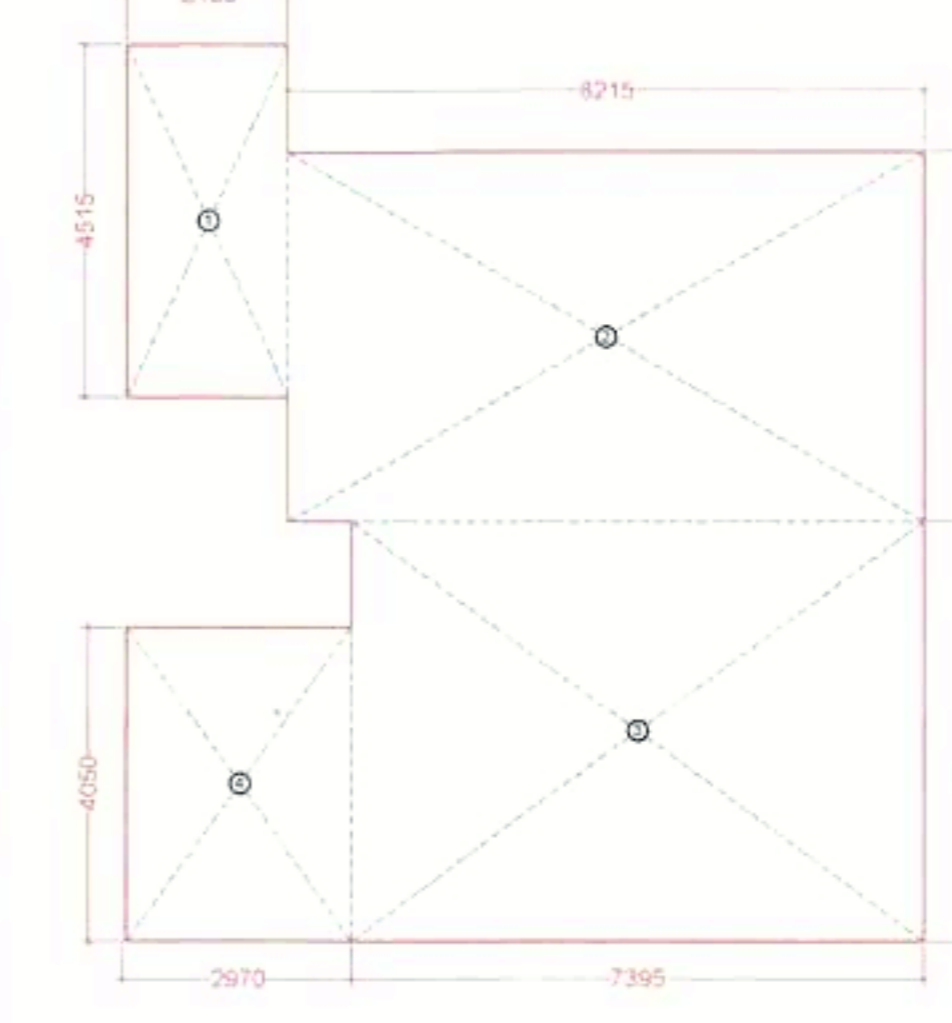
1	1	2.100	X	4.515	=	9.48
2	1	8.215	X	4.735	=	38.82
3	1	7.395	X	5.400	=	39.93
4	1	2.920	X	4.050	=	11.83
TOTAL CARPET AREA = 100.06						

BALCONY AREA CHART

A	1	1.800	X	8.365	=	15.06
B	2	1.200	X	2.210	=	5.30
C	1	1.200	X	2.952	=	3.54
D	1	3.020	X	1.800	=	5.44
E	1	2.570	X	1.800	=	4.63
BALCONY AREA = 33.97						



3 BHK UNIT TYPE-2A
CARPET AREA = 100.14 SQ.MT.
BALCONY AREA = 33.97 SQ.MT.



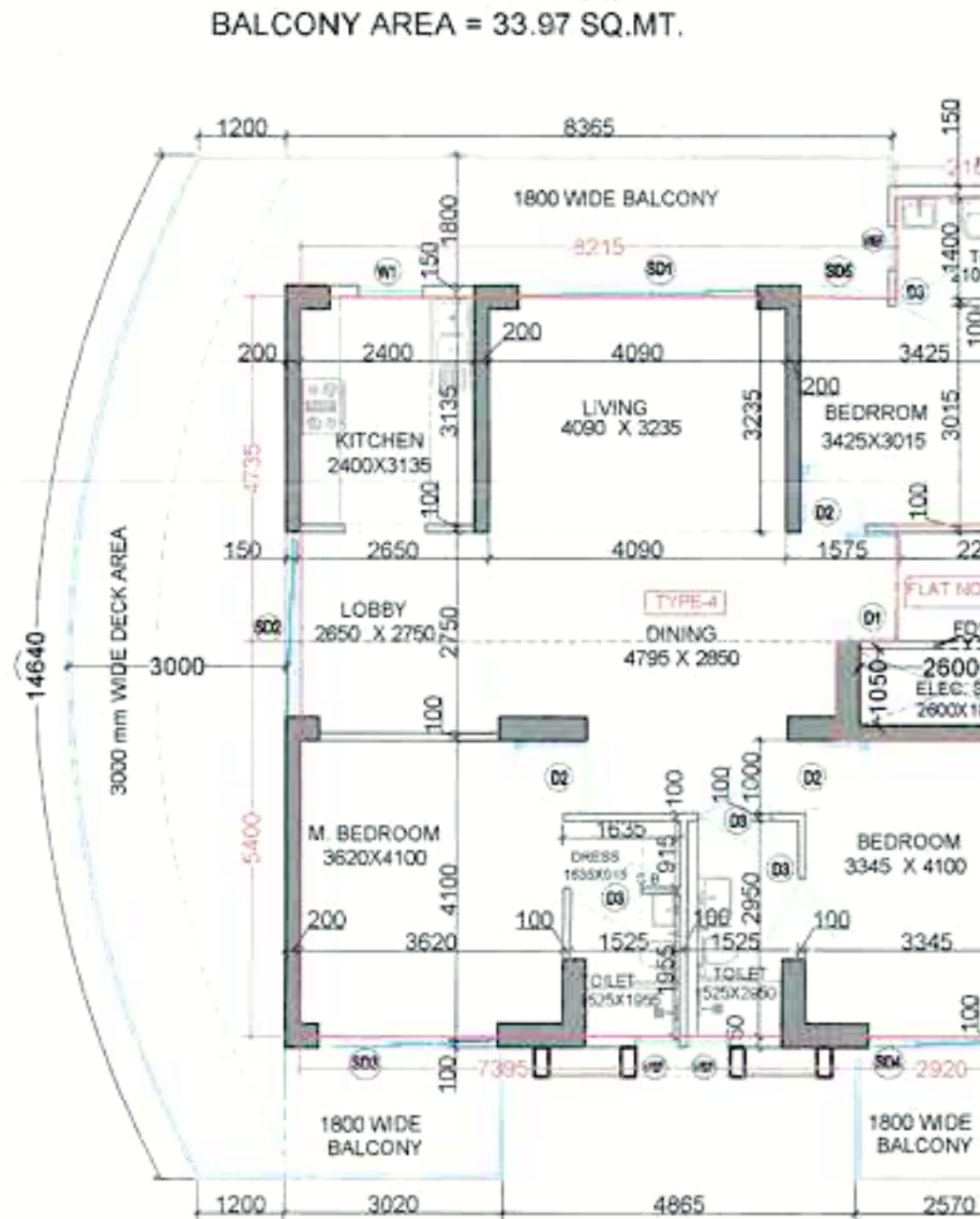
3 BHK UNIT TYPE-2A
CARPET AREA DIAGRAM

3 BHK UNIT CARPET AREA (TYPE-2 A)

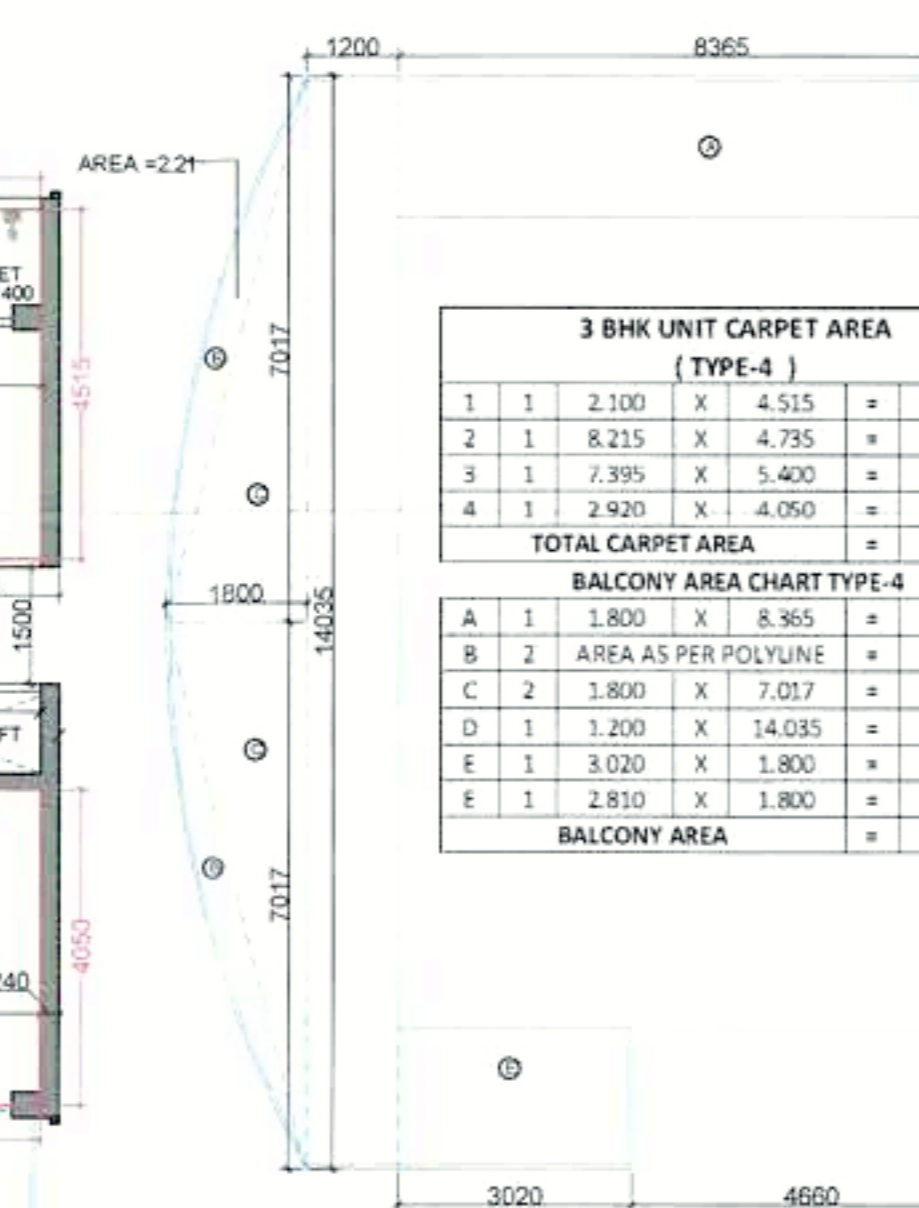
1	1	2.100	X	4.515	=	9.48
2	1	8.215	X	4.735	=	38.90
3	1	7.395	X	5.400	=	39.93
4	1	2.920	X	4.050	=	11.83
TOTAL CARPET AREA = 100.14						

BALCONY AREA CHART TYPE-2A

A	1	1.800	X	10.630	=	19.13
B	1	1.800	X	8.240	=	14.83
BALCONY AREA = 33.97						



3 BHK UNIT TYPE-4
CARPET AREA = 100.14 SQ.MT.
BALCONY AREA = 59.44 SQ.MT.



3 BHK UNIT TYPE-4
BALCONY AREA DIAGRAM

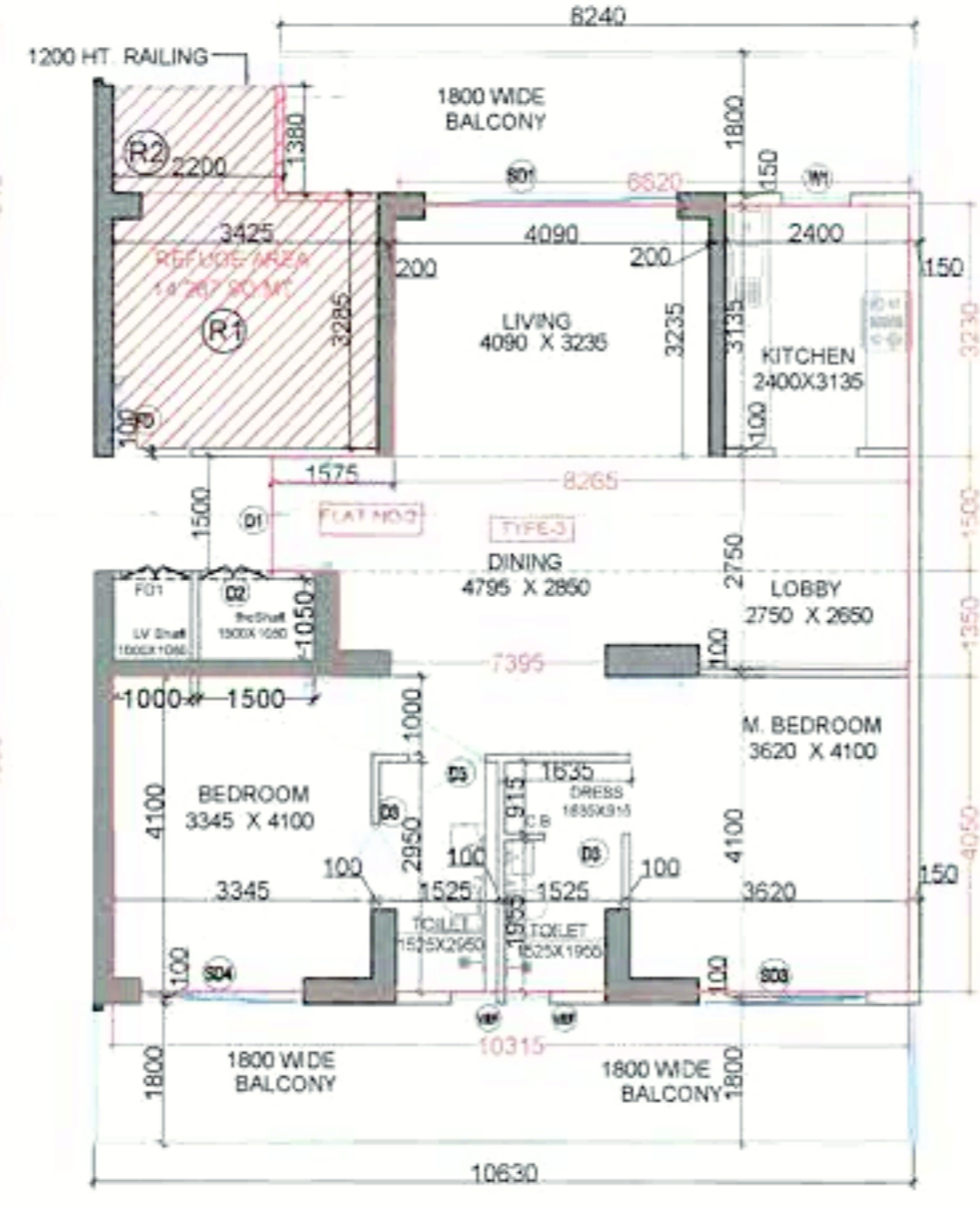
3 BHK UNIT CARPET AREA (TYPE-4)

1	1	2.100	X	4.515	=	9.48
2	1	8.215	X	4.735	=	38.90
3	1	7.395	X	5.400	=	39.93
4	1	2.920	X	4.050	=	11.83
TOTAL CARPET AREA = 100.14						

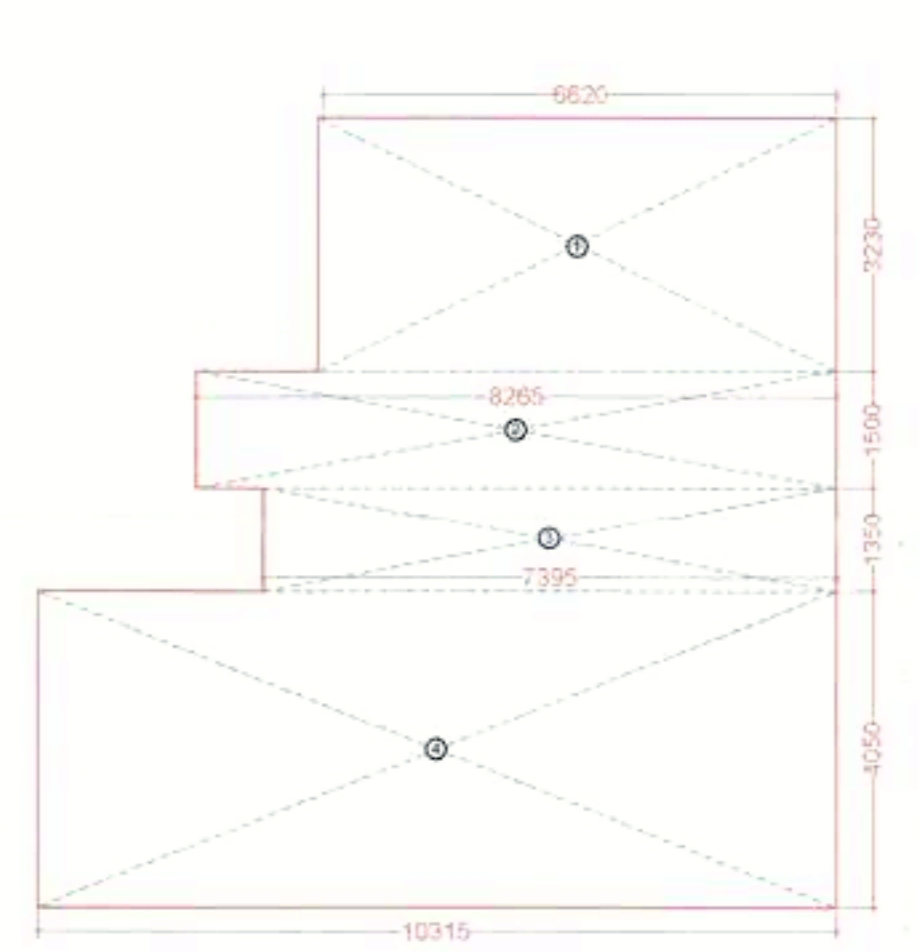
BALCONY AREA CHART TYPE-4

A	1	1.800	X	8.365	=	15.06
B	2	AREA AS PER POLYLINE	=	4.420		
C	2	1.800	X	7.017	=	12.63
D	1	1.200	X	14.035	=	16.84
E	1	3.020	X	1.800	=	5.44
F	1	2.810	X	1.800	=	5.06
BALCONY AREA = 59.44						

3 BHK UNIT TYPE-4
CARPET AREA DIAGRAM



2 BHK UNIT TYPE-3
CARPET AREA = 85.54 SQ.MT.
BALCONY AREA = 33.97 SQ.MT.



2 BHK UNIT TYPE-3
CARPET AREA DIAGRAM

2 BHK UNIT CARPET AREA (REFUGE AREA) (TYPE-3)

1	1	6.620	X	3.230	=	21.38
2	1	8.265	X	1.500	=	12.40
3	1	7.395	X	1.350	=	9.98
4	1	10.315	X	4.050	=	41.78
TOTAL CARPET AREA = 85.54						

BALCONY AREA CHART TYPE-3

A	1	1.800	X	10.630	=	19.13
B	1	1.800	X	8.240	=	14.83
BALCONY AREA = 33.97						

CLIENT: M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

PROJECT: - PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.08.2021 OVER AN AREA MEASURING 1.03125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR-08A, DISTRICT GURUGRAM (HARYANA) (LICENCE NO. 165 OF 2025 DATED 04.09.2025) BEING DEVELOPED BY M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

SCALE: 1/100

DRAWING NAME: UNIT PLANS & AREA DIAGRAM

DRAWING NO.:

APPLICANT'S SIGN: ARCHITECT'S SIGN:

SUB-10

Sanctioned to be read with this office dated 4/11/24

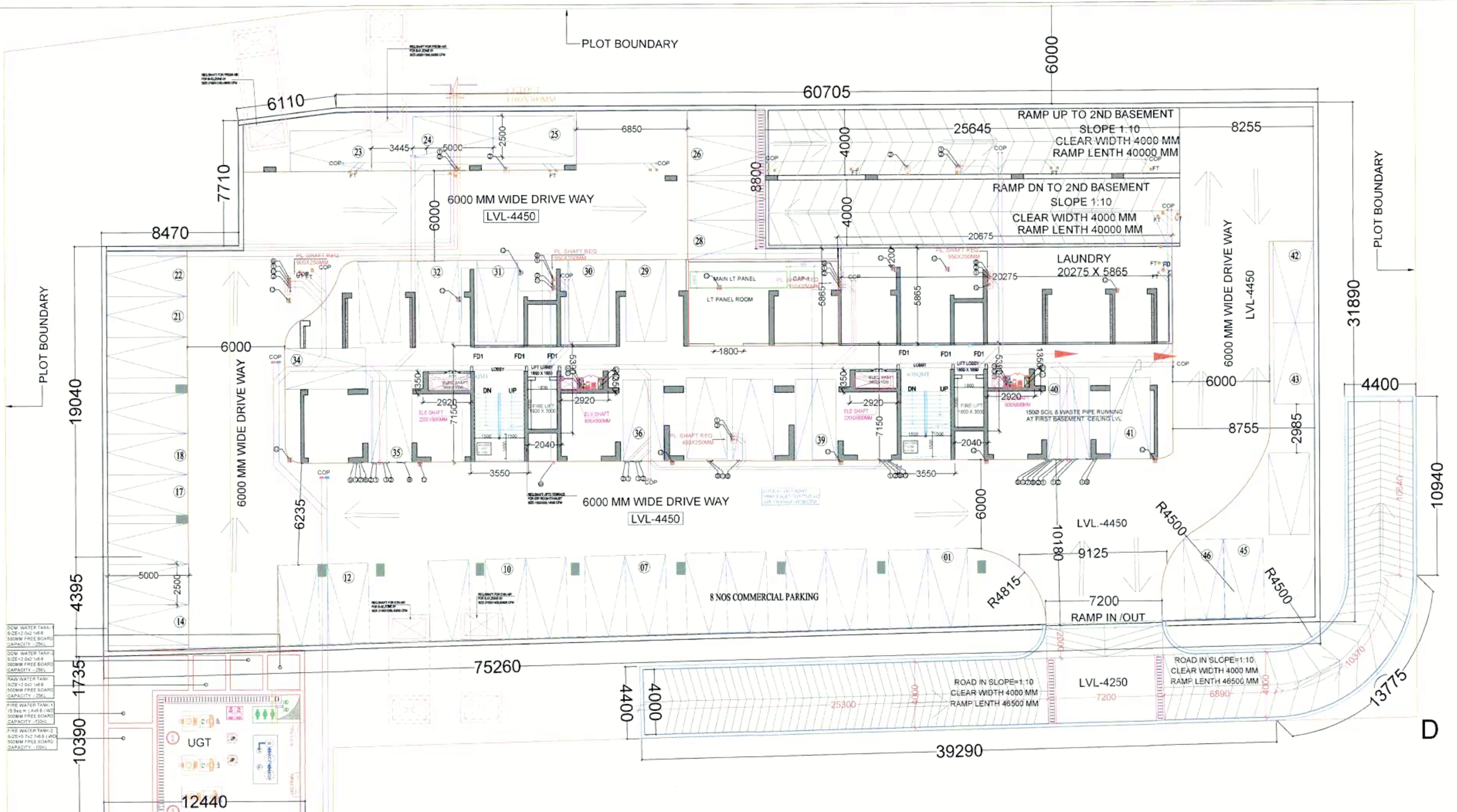
Member Secretary B.P.A.C. S.P.(G) S.P.(H) Member Chairman B.P.A.C. B.P.A.C.

AD JD. PA. A.T.P. Rajesh Dutt SD(HQ)

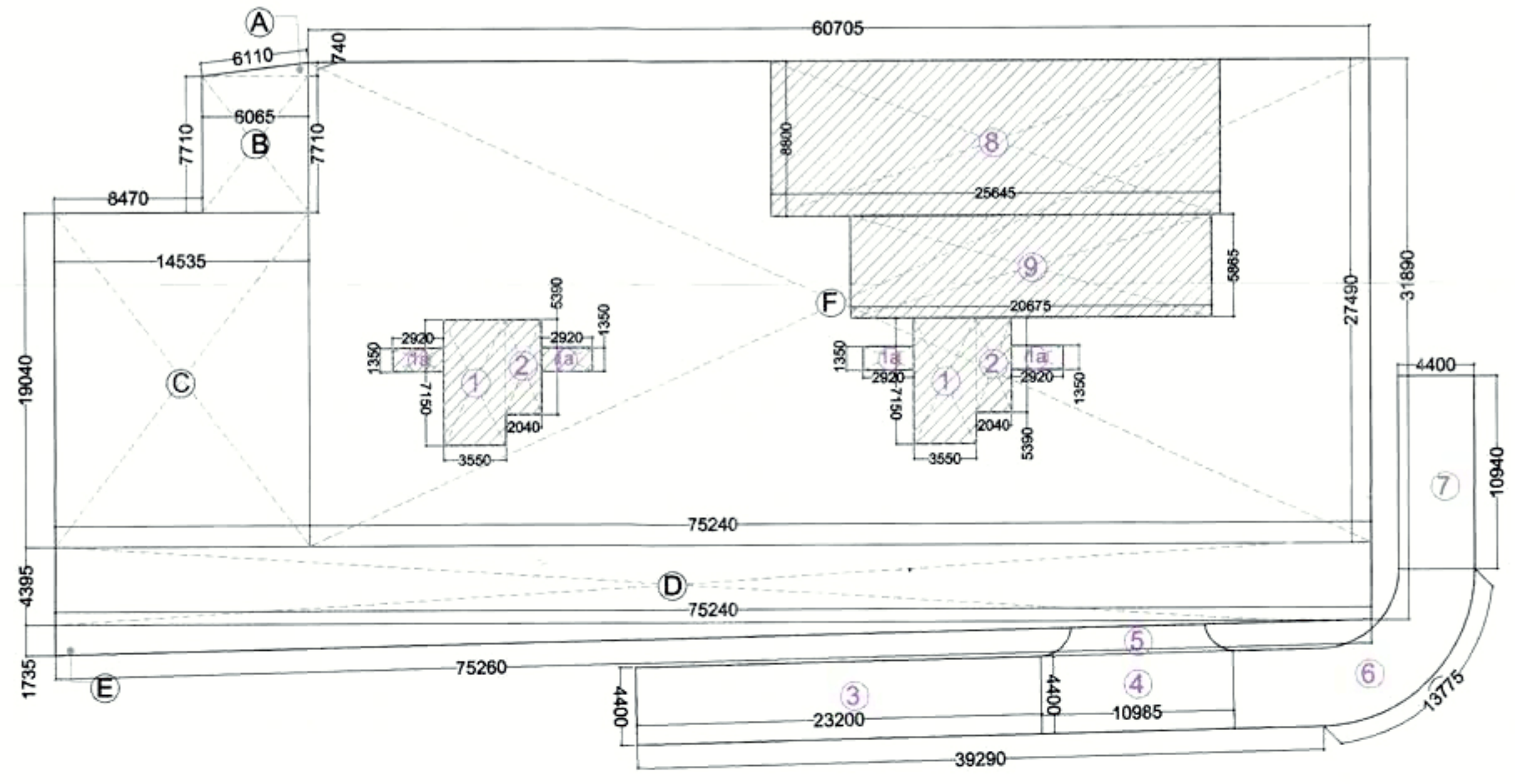
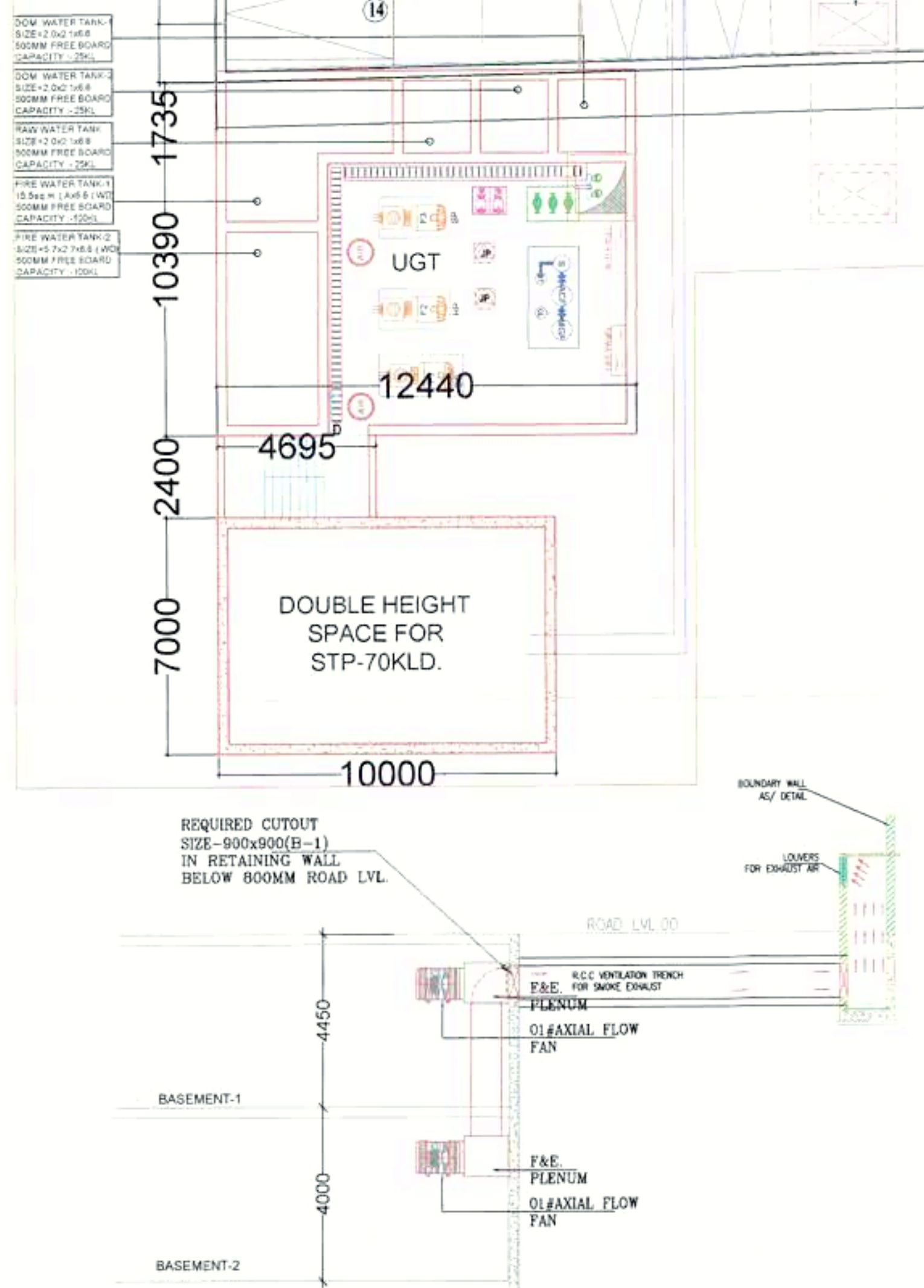
1st Basement

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

AD
 JD
 PA
 ATP
 Rajesh Dutt SD(HQ)



FIRST BASEMENT COVERED AREA CHART					
A	0.5	X	0.740	X	6.065 = 2.24
B	1	X	6.065	X	7.710 = 46.76
C	1	X	14.535	X	19.040 = 276.75
D	1	X	75.240	X	4.395 = 330.68
E	0.5	X	1.735	X	75.240 = 65.27
F	1	X	60.705	X	27.490 = 1668.78
GROSS PLATE AREA					2390.48
SERVICES & CORE AREA DEDUCTIONS					
1	2	X	3.550	X	7.150 = 50.77
1a	4	X	2.920	X	1.350 = 15.77
2	2	X	2.040	X	5.390 = 21.99
3	1	X	23.200	X	4.400 = 102.08
4	1	X	10.985	X	4.400 = 48.33
5	1	X	AREA AS PER POLYLINE		13.24
6	1	X	4.500	X	8.675 = 68.08
7	1	X	4.400	X	10.940 = 48.14
8	1	X	25.645	X	8.800 = 225.68
9	1	X	20.675	X	5.865 = 121.26
TOTAL					715.33
NET PARKING AREA					2390.48 - 715.33 = 1675.15
PARKING REQUIRED @ 32 SQMT = 1 ECS					52.35
SAY					52 ECS
NO OF BAYS PROVIDE IN FIRST BASEMENT					46 NOS
STP AREA					
1	1	X	10.000	X	7.000 = 70.00
UGT AREA					
1	1	X	10.390	X	12.440 = 129.25
staircase					
1	1	X	4.540	X	2.400 = 10.90



FIRST BASEMENT AREA DIAGRAM

S.NO.	SYMBOLS	DESCRIPTION
1	①	110 OD SOIL VERTICAL PIPE
2	②	110 OD WASTE VERTICAL PIPE
3	③	750 VENT PIPE VERTICAL PIPE
4	④	DOMESTIC WATER VERTICAL PIPE
5	⑤	FLUSHING WATER VERTICAL PIPE
6	⑥	DOMESTIC WATER RISER VERTICAL PIPE
7	⑦	FLUSHING WATER RISER VERTICAL PIPE
8	⑧	100 OD KITCHEN WASTE VERTICAL PIPE
9	⑨	75 OD BALCONY VERTICAL DRAIN PIPE
10	⑩	110 OD RAIN WATER VERTICAL PIPE
11	⑪	160 OD RAIN WATER VERTICAL PIPE
12	⑫	160 OD BASEMENT DRAIN PIPE
13	⑬	80 OD STIMP PIPE
14	FT	FLOOR TRAP
15	BD	BALCONY DRAIN
16	FD	FLOOR DRAIN
17	□	CUTOUT SIZE 150mm X 150mm
18	—	REQ PLUMBING SHAFT
19	—	110 OD SOIL PIPE
20	—	110 OD WASTE PIPE
21	—	160 OD RAIN WATER PIPE
22	—	110 OD RAIN WATER PIPE
23	—	100 OD KITCHEN WASTE PIPE
24	—	40 OD WASTE PIPE
25	—	50 OD WASTE PIPE
26	—	75 OD BALCONY PIPE
27	—	750 VENT PIPE
28	—	REQ LEDGE WALL
29	—	FLOW DIRECTION
30	—	KHURRA SIZE - 300X300MM
31	—	DRAIN CHANNEL

DOOR WINDOW SCHEDULE			
SIZE	CILL LVL	LINTEL LVL	
FD 1500 X 2400	00MM	2400MM	
FD1 1200 X 2400	00MM	2400MM	
D 1500 X 2400	00MM	2400MM	

NOTE: FD & FD1 WITH 2 HR FIRE RATING

Public Health
 Subject to Commr. P.H.
 15/11/2025

NOTE: THE BASEMENT IS MECHANICALLY VENTILATED AND BUILDING IS FULLY SPRINKLED

CLIENT: M/S EMPERUM INFRASTRUCTURE PVT. LTD.

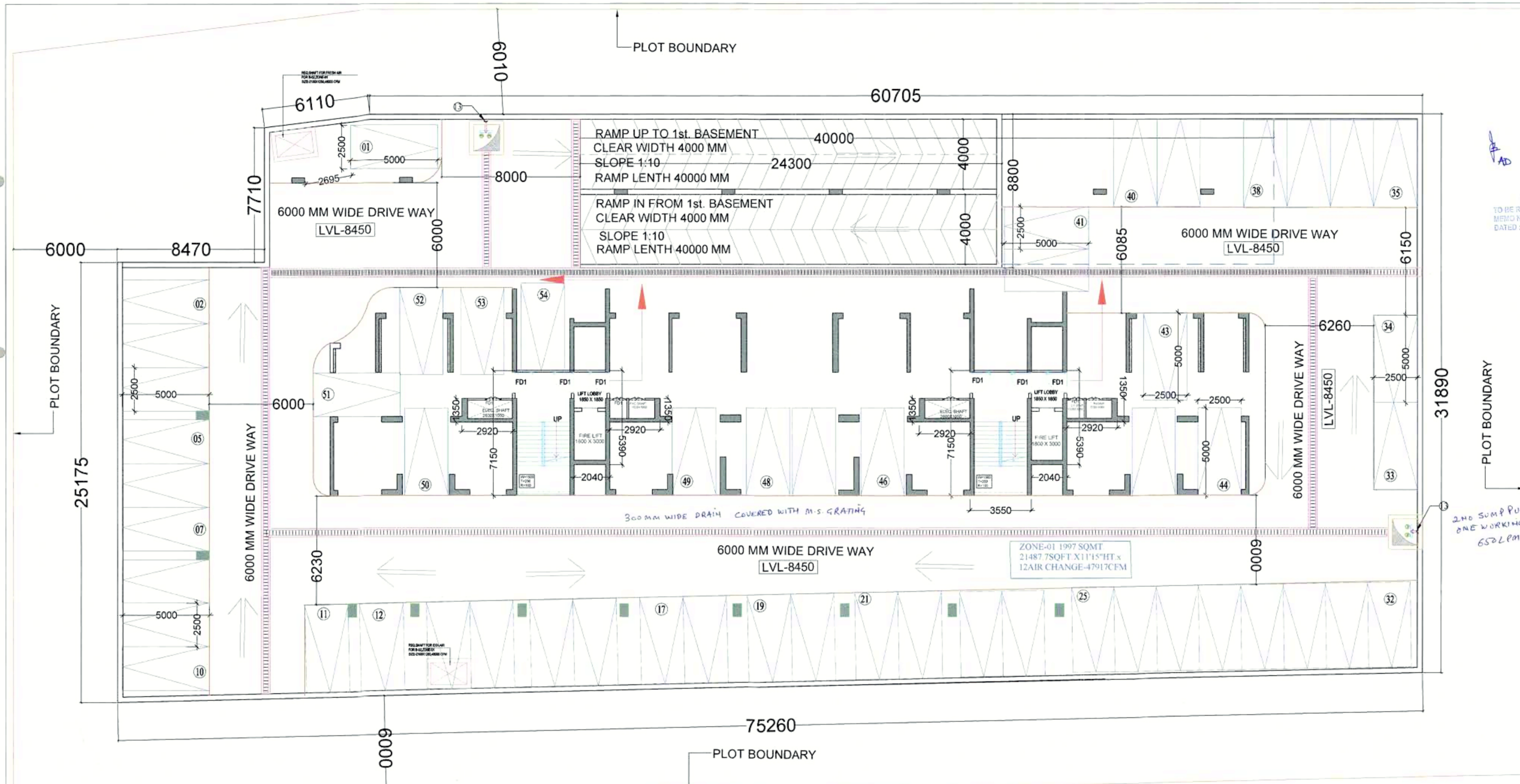
PROJECT: PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.06.2021 COVER AN AREA MEASURING 1.03125 ACRES IN THE REVENUE ESTATE OF KILGAGE HARSARU, SECTOR - 88A, DISTRICT GURUGRAM (HARYANA) (LICENSE NO 185 OF 2025 DATED 04.09.2025) BEING DEVELOPED BY M/S EMPERUM INFRASTRUCTURE PVT. LTD.

SCALE: 1:100

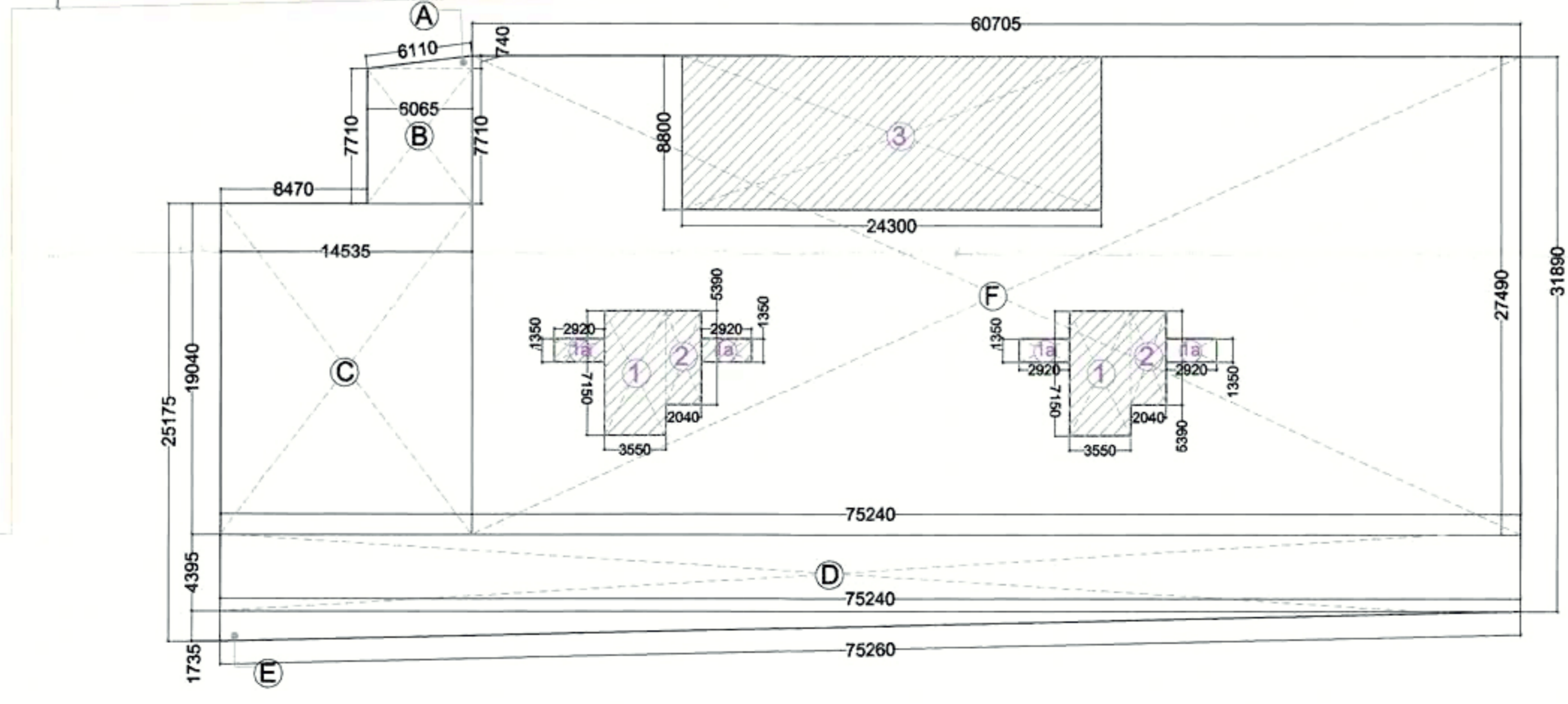
DRAWING NAME: FIRST BASEMENT FLOOR PLAN & AREA DIAGRAM

DRAWING NO. SUB-03

APPLICANT'S SIGN. ARCHITECT'S SIGN.



S.P.F. (H) S.P.F. (B) C.T.R. (H) C.T.R. (B)
 Member Secretary Member Chairman
 B.P.A.C. B.P.A.C. B.P.A.C. B.P.A.C.
 ATP (HQ)
 J.D. P.A. A.T.P.
 Rajesh Dutt SD(HQ)
 2ND SUMP PUMP ONE WORKING TONE SANDOY 650LPM 14MTR HEAD (TYPICAL)
 424
 4/2/26
 100 (H) Member B.P.A.C.



SECOND BASEMENT AREA DIAGRAM

SECOND BASEMENT COVERED AREA CHART						
A	0.5	X	0.740	X	6.065	= 2.24
B	1	X	6.065	X	7.710	= 46.76
C	1	X	14.535	X	19.040	= 276.75
D	1	X	75.240	X	4.395	= 330.68
E	0.5	X	1.735	X	75.240	= 65.27
F	1	X	60.705	X	27.490	= 1668.78
GROSS PLATE AREA						2390.48
CORE AREA DEDUCTIONS						
1	2	X	3.550	X	7.150	= 50.77
1A	4	X	2.920	X	1.350	= 15.77
2	2	X	2.040	X	5.390	= 21.99
3	1	X	24.300	X	8.800	= 213.84
TOTAL						= 302.36
NET PARKING AREA	2390.48	-	302.36	=	2088.12	
PARKING REQUIRED@32 SQMT = 1 ECS						65.25
SAY						65 ECS
NO OF BAYS PROVIDE IN SECOND BASEMENT						54 NOS

DOOR WINDOW SCHEDULE			
SIZE	CILL LVL	LINTEL LVL	
FD 1500 X 2400	00MM	2400MM	
FD1 900 X 2400	00MM	2400MM	
D 1500 X 2400	00MM	2400MM	

NOTE: FD & FD1 WITH 1 HR FIRE RATING

NOTE: THE BASEMENT IS MECHANICALLY VENTILATED AND BUILDING IS FULLY SPRINKLED

CLIENT: MIS EMPERIUM INFRASTRUCTURE PVT. LTD.

PROJECT: PROPOSED GROUPHOUSING COLONY, UNDER RETIREMENT HOUSING POLICY DATED 15.09.2021 OVER AN AREA MEASURING 1.03125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR -88A, DISTRICT GURUGRAM (HARYANA) (LICENCE NO 165 OF 2025 DATED 05.09.2025) BEING DEVELOPED BY MIS EMPERIUM INFRASTRUCTURE PVT. LTD.

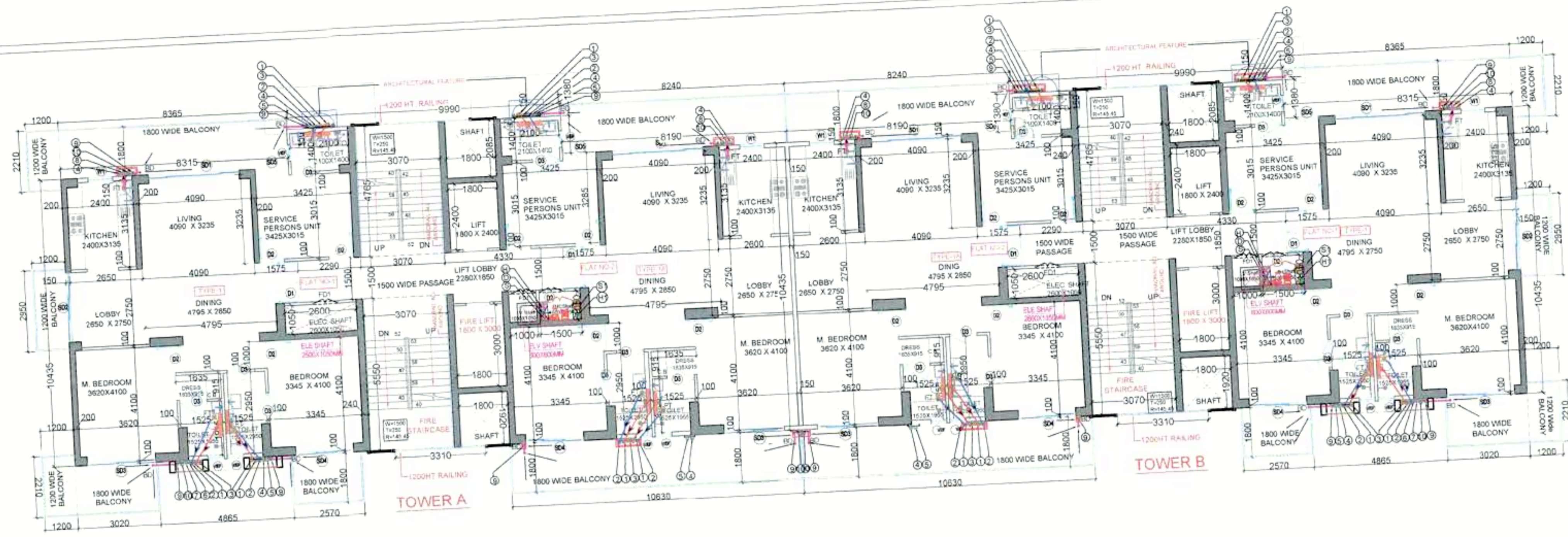
SCALE: 1:100

DRAWING NAME: SECOND BASEMENT FLOOR PLAN AREA DIAGRAM

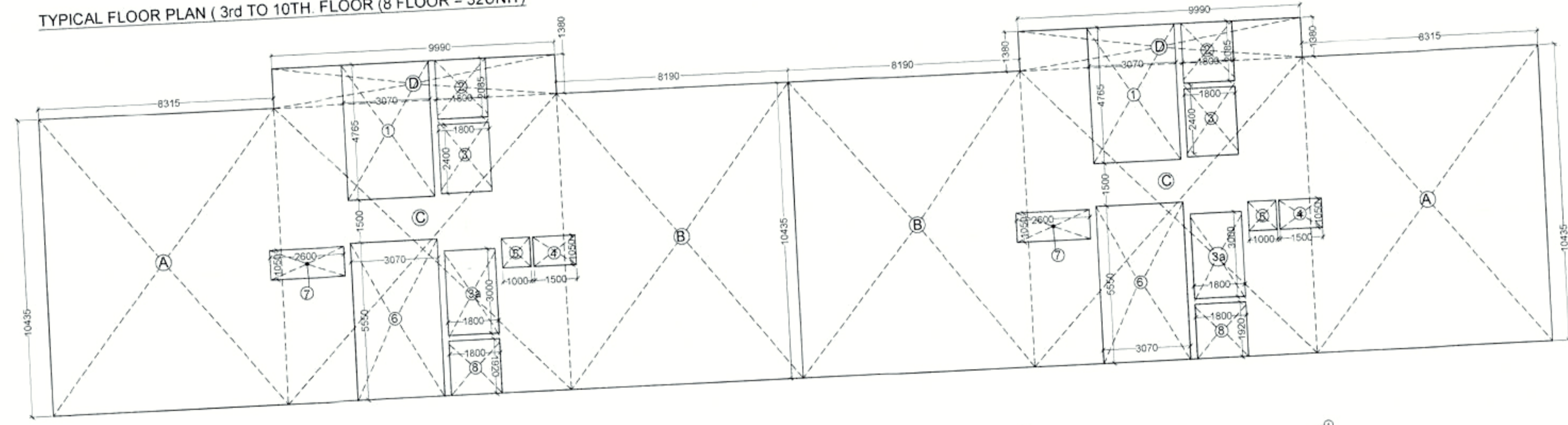
DRAWING NO.: SUB-04

APPLICANT'S SIGN: ARCHITECT'S SIGN: VIMAL SA

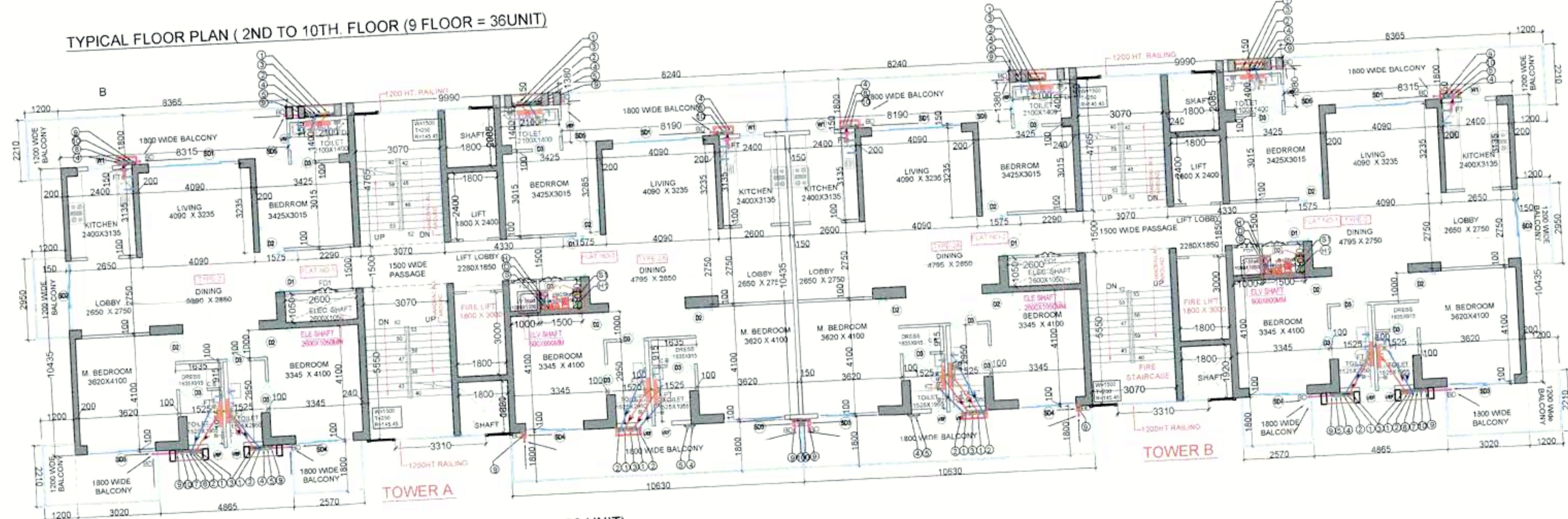
S.T.P. (H) Member Secretary B.P.A.C.
 S.T.P. (G) Member B.P.A.C.
 C.T.A. (HR) Chairman B.P.A.C.
 A.T.P. (H) Member B.P.A.C.



TYPICAL FLOOR PLAN (3rd TO 10TH FLOOR (8 FLOOR = 32UNIT)



TYPICAL FLOOR PLAN (2ND TO 10TH FLOOR (9 FLOOR = 36UNIT)



TYPICAL FLOOR PLAN (11TH FLOOR TO 17TH FLOOR (7 FLOOR = 28 UNIT)

PLUMBING LEGEND:

S.NO	SYMBOLS	DESCRIPTION
1	①	110 OD SOIL VERTICAL PIPE
2	②	110 OD WASTE VERTICAL PIPE
3	③	750 VENT PIPE VERTICAL PIPE
4	④	DOMESTIC WATER VERTICAL PIPE
5	⑤	FLUSHING WATER VERTICAL PIPE
6	⑥	DOMESTIC WATER RISER VERTICAL PIPE
7	⑦	FLUSHING WATER RISER VERTICAL PIPE
8	⑧	100 OD KITCHEN WASTE VERTICAL PIPE
9	⑨	75 OD BALCONY VERTICAL DRAIN PIPE
10	⑩	110 OD RAIN WATER VERTICAL PIPE
11	⑪	160 OD RAIN WATER VERTICAL PIPE
12	⑫	160 OD BASEMENT DRAIN PIPE
13	⑬	80 OD SUMP PIPE
14	FT	FLOOR TRAP
15	BD	BALCONY DRAIN
16	FD	FLOOR DRAIN
17		CUTOUT SIZE 150mmX150mm
18		REQ. PLUMBING SHAFT
19		110 OD SOIL PIPE
20		110 OD WASTE PIPE
21		160 OD RAIN WATER PIPE
22		110 OD RAIN WATER PIPE
23		100 OD KITCHEN WASTE PIPE
24		40 OD WASTE PIPE
25		50 OD WASTE PIPE
26		75 OD BALCONY PIPE
27		750 VENT PIPE
28		REQ. LEDGE WALL
29		FLOW DIRECTION
30		KHURRA SIZE - 300X300MM
31		DRAIN CHANNEL

**TYPICAL FLOOR (2ND TO 17TH)
BUILT UP AREA**

FAR AREA (TYPICAL)	=	472.62
NON FAR AREA = 107.90 - 44.57	=	63.33
BUILT UP AREA	=	535.95
TOTAL BUILT UP AREA = 535.95 X 16		8575.20

**TYPICAL FLOOR (2ND TO 17TH)
FAR AREA CHART (TOWER-A & B)**

A	2	X	8.315	X	10.435	=	173.53
B	2	X	8.190	X	10.435	=	170.93
C	2	X	9.990	X	10.435	=	208.49
D	2	X	9.990	X	1.380	=	27.57
GROSS PLATE AREA							580.52
DEDUCTIONS							
1	2	X	3.070	X	4.765	=	29.26
2	2	X	1.800	X	2.085	=	7.51
3	2	X	1.800	X	2.400	=	8.64
3A	2	X	1.800	X	3.000	=	10.80
4	2	X	1.500	X	1.050	=	3.15
5	2	X	1.000	X	1.050	=	2.10
6	2	X	3.070	X	5.550	=	34.08
7	2	X	2.600	X	1.050	=	5.46
8	2	X	1.800	X	1.920	=	6.91
TOTAL							107.90
NET FAR AREA	580.52	-	107.90	=	472.62		
TOTAL FAR	472.62	X	16	=	7561.94		

**TYPICAL FLOOR (2ND TO 17TH)
NON FAR AREA CHART (TOWER - 1 & 2)**

1	2	X	3.070	X	4.765	=	29.26
2	2	X	1.800	X	2.085	=	7.51
3	2	X	1.800	X	2.400	=	8.64
3A	2	X	1.800	X	3.000	=	10.80
4	2	X	1.500	X	1.050	=	3.15
5	2	X	1.000	X	1.050	=	2.10
6	2	X	3.070	X	5.550	=	34.08
7	2	X	2.600	X	1.050	=	5.46
8	2	X	1.800	X	1.920	=	6.91
TOTAL							107.90
DEDUCTIONS (CUTOUT & SHAFTS)							
2	2	X	1.800	X	2.085	=	7.51
3	2	X	1.800	X	2.400	=	8.64
3A	2	X	1.800	X	3.000	=	10.80
4	2	X	1.500	X	1.050	=	3.15
5	2	X	1.000	X	1.050	=	2.10
6	2	X	3.070	X	5.550	=	34.08
7	2	X	2.600	X	1.050	=	5.46
8	2	X	1.800	X	1.920	=	6.91
TOTAL							44.57
NET NON FAR AREA	107.90	-	44.57	=	63.33		

DOOR WINDOW SCHEDULE

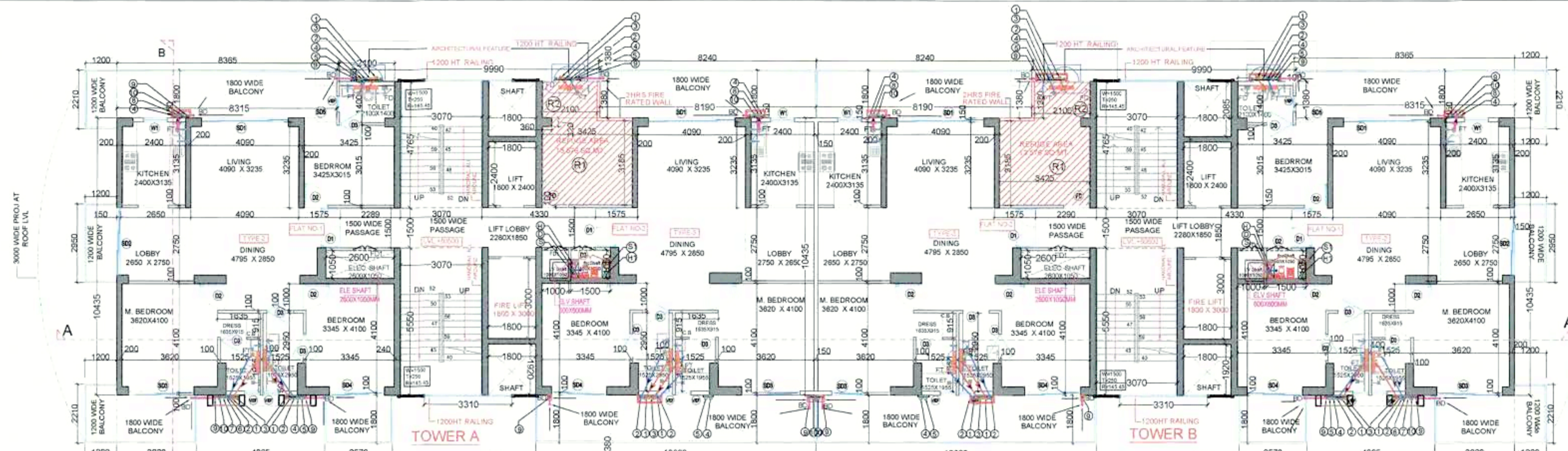
Sr. No	TYPE	WIDTH	HEIGHT	CILL	LINTEL
1	SD1	3290	2400	-	2400
2	SD2	2530	2400	-	2400
3	SD3	2490	2400	-	2400
4	SD4	2100	2400	-	2400
5	SD5	1225	2400	-	2400
6	D1	1500	2400	-	2400
7	D2	1000	2400	-	2400
8	D3	900	2400	-	2400
9	D4	1200	2400	-	2400
10	WI	900	1550	850	2400
11	V/EF	900	900	1500	2400
12	V1/EF	600	900	1500	2400
13	FD1	1000	2400	-	2400

NOTE : D1 MAIN DOOR WITH 1 HR FIRE RAT
 CLIENT: M/S EMPERIUM INFRASTRUCTURE PVT. LT

PROJECT : - PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.08.2021 OVER AN AREA MEASURING 1.03125 ACR IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR -88A, DISTRICT GURUGRAM (HARYANA) (LICENCE NO 165 OF 2025 - DATED 04.09.2025) BEING DEVELOPED BY M/S EMPERIUM INFRASTRUCTURE PVT. LTD.

SCALE : 1:100
DRAWING NAME : TYPICAL FLOOR PLAN (3RD TO 17TH FLOOR) & AREA DIAGRAM
DRAWING NO. :

APPLICANT'S SIGN. ARCHITECT'S SIGN.



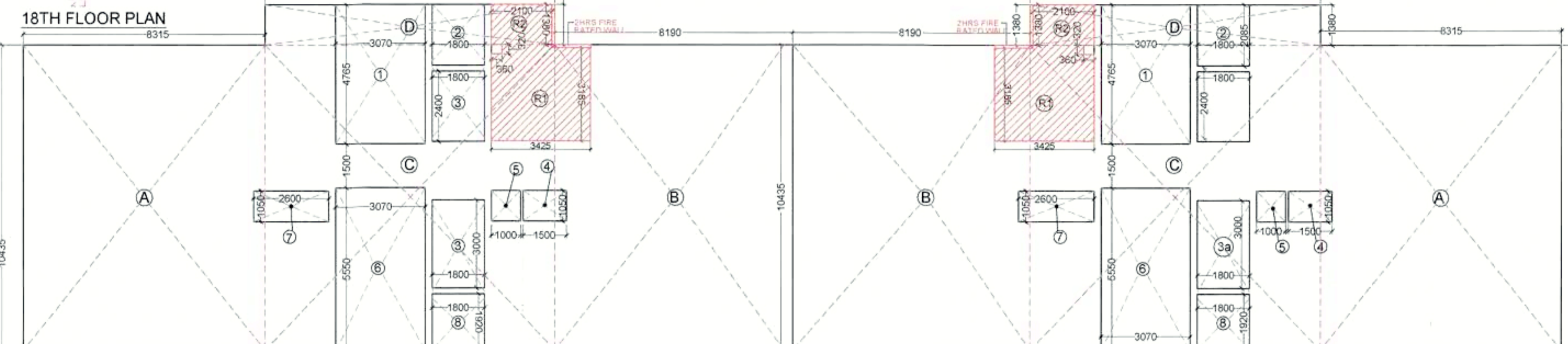
18TH FLOOR PLAN

S.NO	DESCRIPTION	AREA (IN SQMT)
1	TYPICAL FLOOR FAR AREA (17TH FLOOR)	472.62
2	UPPER FLOOR FAR AREA (19TH FLOOR)	507.77
3	TOTAL AREA OF LOWER & UPPER FLOOR	980.39
4	OCCUPANT LOAD (12.5M ²) FOR GROSS AREA	12.5
5	OCCUPANT LOAD	78.4312
6	OCCUPANT LOAD PER PERSON (0.3M ²)	0.3
7	OCCUPANT LOAD	23.529
8	WHEEL CHAIR REQUIREMENTS (0.9M ²)	0.9
9	TOTAL OCCUPANT LOAD	24.43
10	REFUGE AREA PROVIDED	27.15

REFUGE AREA CALCULATION (18TH FLOOR)		
R1	1 X	3.425 X 3.185 = 10.91
R2	1 X	2.100 X 1.380 = 2.898
REFUGE AREA = 13.807		
DEDUCTION OF COLUMN AREA		
1	2 X	0.360 X 0.320 = 0.230
NET REFUGE AREA = 13.576		
TOTAL REFUGE AREA	13.576 X	2.00 = 27.15

H.Y. Member BPAC
 S.P.V.D. Member Secretary B.P.A.C.
 S.P.F. (S) Member B.P.A.C.
 C.P.H.R. Chairman B.P.A.C.
 A.P. (H.Q.)
 J.D. PA.
 E.F.E. A.T.P.
 Rajesh Dutt S.O.(H.Q.)
 TO BE READ WITH THIS OFFICE MEMO NO: 4214 DATED: 4/2/26

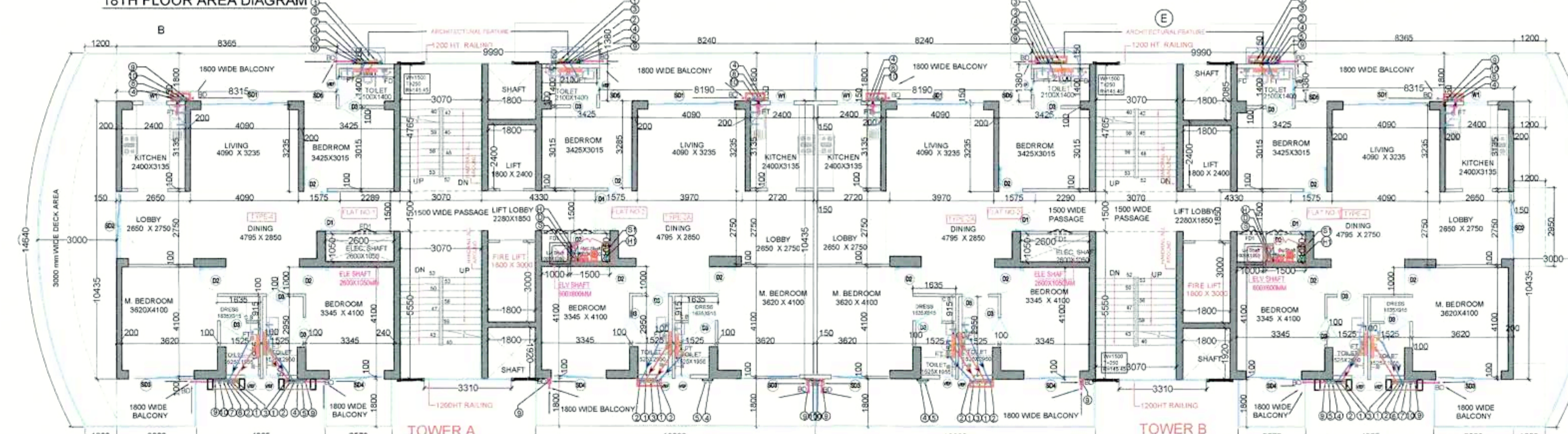
18th. FLOOR BUILT UP AREA	
FAR AREA (18TH Floor)	= 444.05
NON FAR AREA = 138.68-44.57	= 94.11
BUILT UP AREA	538.16



18TH FLOOR AREA DIAGRAM

18TH FLOOR (TOWER A & B) FAR AREA CHART		
A	2 X	8.315 X 10.435 = 173.53
B	2 X	8.190 X 10.435 = 170.93
C	2 X	9.990 X 10.435 = 208.49
D	2 X	9.990 X 1.380 = 27.57
GROSS PLATE AREA = 580.52		
DEDUCTIONS		
1	2 X	3.070 X 4.765 = 29.26
2	2 X	1.800 X 2.085 = 7.51
3	2 X	1.800 X 2.400 = 8.64
3A	2 X	1.800 X 3.000 = 10.80
4	2 X	1.500 X 1.050 = 3.15
5	2 X	1.000 X 1.050 = 2.10
6	2 X	3.070 X 5.550 = 34.08
7	2 X	2.600 X 1.050 = 5.46
8	2 X	1.800 X 1.920 = 6.91
R1	2 X	3.425 X 3.285 = 22.50
R2	2 X	2.200 X 1.380 = 6.07
TOTAL = 136.48		
NET FAR AREA	580.52 -	136.48 = 444.05

18TH FLOOR NON FAR AREA CHART		
1	2 X	3.070 X 4.765 = 29.26
2	2 X	1.800 X 2.085 = 7.51
3	2 X	1.800 X 2.400 = 8.64
3A	2 X	1.800 X 3.000 = 10.80
4	2 X	1.500 X 1.050 = 3.15
5	2 X	1.000 X 1.050 = 2.10
6	2 X	3.070 X 5.550 = 34.08
7	2 X	2.600 X 1.050 = 5.46
8	2 X	1.800 X 1.920 = 6.91
R1	2 X	3.425 X 3.285 = 22.50
R2	2 X	2.200 X 1.880 = 8.27
TOTAL = 138.68		
DEDUCTIONS (CUTOUT & SHAFTS)		
2	2 X	1.800 X 2.085 = 7.51
3	2 X	1.800 X 2.400 = 8.64
3A	2 X	1.800 X 3.000 = 10.80
4	2 X	1.500 X 1.050 = 3.15
5	2 X	1.000 X 1.050 = 2.10
7	2 X	2.600 X 1.050 = 5.46
8	2 X	1.800 X 1.920 = 6.91
TOTAL = 44.57		
NET NON FAR AREA	138.68 -	44.57 = 94.11

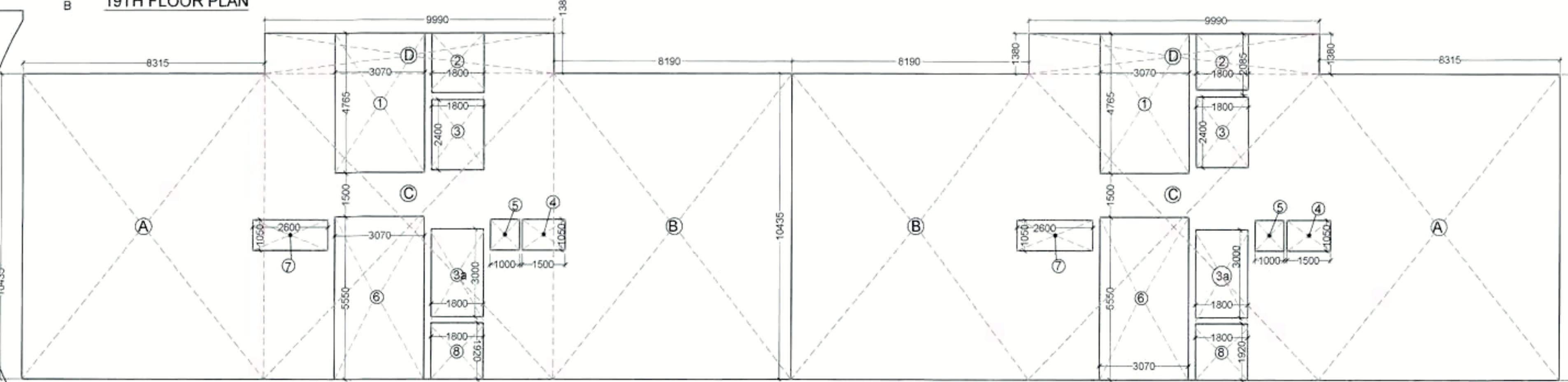


19TH FLOOR PLAN

19th. FLOOR BUILT UP AREA		
FAR AREA (19TH Floor)	=	507.77
NON FAR AREA = 107.90-44.57	=	63.33
BUILT UP AREA	571.10	

19TH FLOOR (TOWER A & B) FAR AREA CHART		
A	2 X	8.315 X 10.435 = 173.53
B	2 X	8.190 X 10.435 = 170.93
C	2 X	9.990 X 10.435 = 208.49
D	2 X	9.990 X 1.380 = 27.57
E	2 X	AREA AS PER POLYLINE = 35.15
GROSS PLATE AREA = 615.67		
DEDUCTIONS		
1	2 X	3.070 X 4.765 = 29.26
2	2 X	1.800 X 2.085 = 7.51
3	2 X	1.800 X 2.400 = 8.64
3A	2 X	1.800 X 3.000 = 10.80
4	2 X	1.500 X 1.050 = 3.15
5	2 X	1.000 X 1.050 = 2.10
6	2 X	3.070 X 5.550 = 34.08
7	2 X	2.600 X 1.050 = 5.46
8	2 X	1.800 X 1.920 = 6.91
TOTAL = 107.90		
NET FAR AREA	615.67 -	107.90 = 507.77

19TH FLOOR NON FAR AREA CHART		
1	2 X	3.070 X 4.765 = 29.26
2	2 X	1.800 X 2.085 = 7.51
3	2 X	1.800 X 2.400 = 8.64
3A	2 X	1.800 X 3.000 = 10.80
4	2 X	1.500 X 1.050 = 3.15
5	2 X	1.000 X 1.050 = 2.10
6	2 X	3.070 X 5.550 = 34.08
7	2 X	2.600 X 1.050 = 5.46
8	2 X	1.800 X 1.920 = 6.91
TOTAL = 107.90		
DEDUCTIONS OF CUTOUTS		
2	2 X	1.800 X 2.085 = 7.51
3	2 X	1.800 X 2.400 = 8.64
3A	2 X	1.800 X 3.000 = 10.80
4	2 X	1.500 X 1.050 = 3.15
5	2 X	1.000 X 1.050 = 2.10
7	2 X	2.600 X 1.050 = 5.46
8	2 X	1.800 X 1.920 = 6.91
TOTAL = 44.57		
NON FAR AREA	107.90 -	44.57 = 63.33



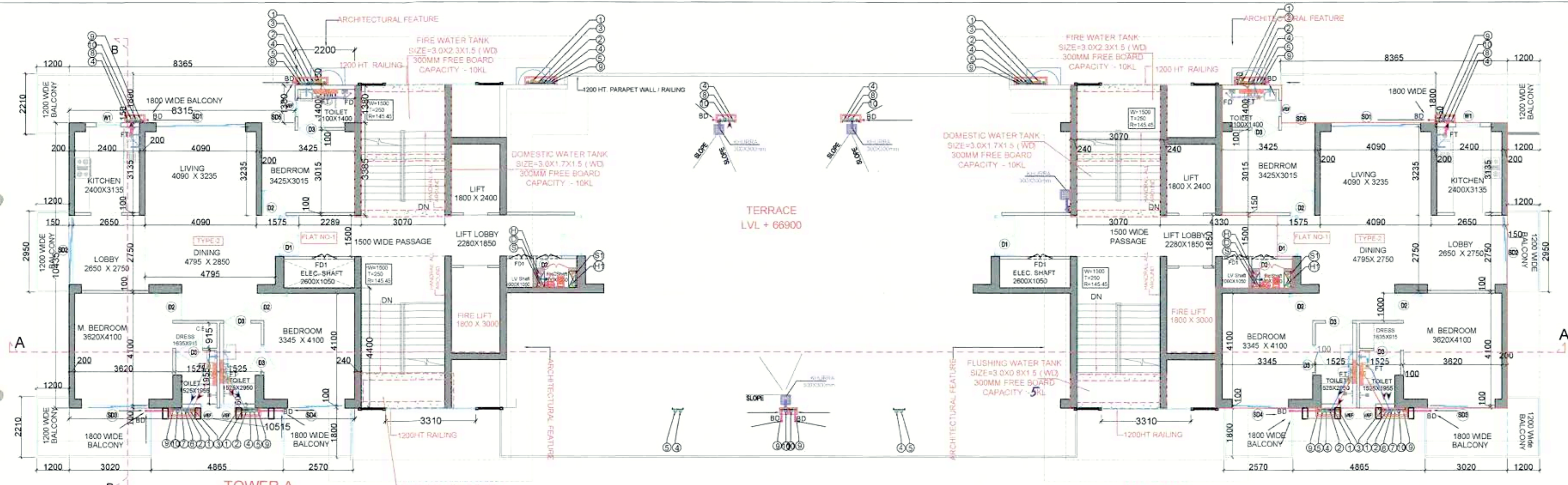
19TH FLOOR PLAN AREA DIAGRAM

DOOR WINDOW SCHEDULE					
Sr No	TYPE	WIDTH	HEIGHT	CILL	LINTEL
1	SD1	3290	2400	-	2400
2	SD2	2530	2400	-	2400
3	SD3	2490	2400	-	2400
4	SD4	2100	2400	-	2400
5	SD5	1225	2400	-	2400
6	FD	1500	2400	-	2400
7	FD1	900	2400	-	2400
8	FD2	1800	2400	-	2400
9	D1	1500	2400	-	2400
10	D2	1000	2400	-	2400
11	W1	900	2400	-	2400
12	D4	1200	2400	-	2400
13	W1	900	1550	850	2400
14	V/EF	900	900	1500	2400
15	V/EF	600	900	1500	2400

NOTE: D1 MAIN DOOR WITH 1 HR FIRE RATING

CLIENT: M/S EMPERIUM INFRASTRUCTURE PVT. LTD.
 PROJECT: PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.08.2021 OVER AN AREA MEASURING 1.03125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR -88A, DISTRICT GURUGRAM (HARYANA) (LICENCE NO 165 OF 2025 DATED 04.09.2025) - Health
 SCALE: 1:100
 DRAWING NAME: 18TH & 19TH FLOOR PLAN AREA DIAGRAM
 DRAWING NO.: SUB-08
 APPLICANT'S SIGN: [Signature]
 ARCHITECT'S SIGN: [Signature]

20th Fwd
②



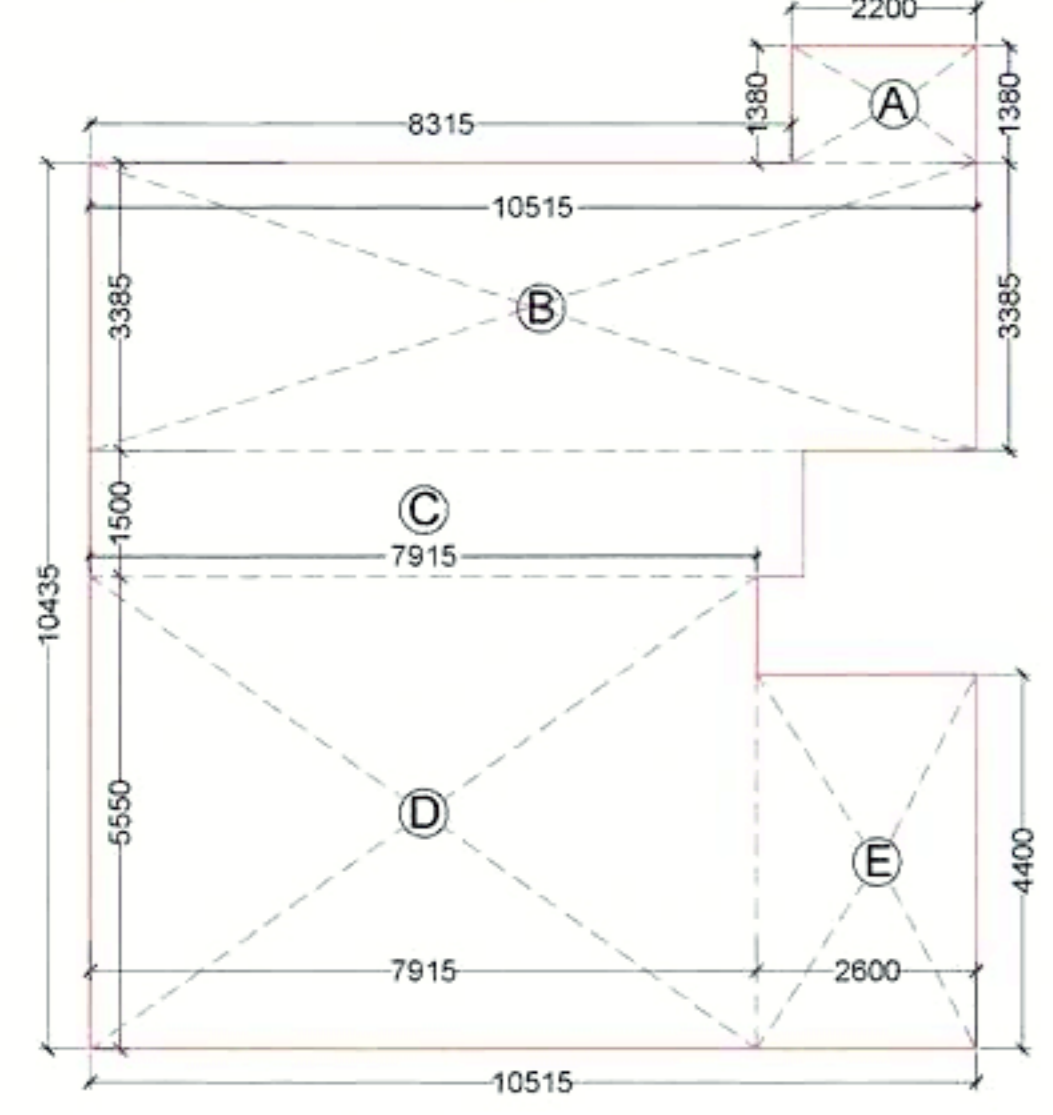
SAIGNED TO BE READ WITH THIS OFFICE
MSD NO: 4214
DATED: 14/26

S.P.(H) Member Secretary SPAC
S.P.(G) Member B.P.A.C.
C.P.(HR) Chairman B.P.A.C.

DOOR WINDOW SCHEDULE					
Sr. No	TYPE	WIDTH	HEIGHT	CILL	LINTEL
1	SD1	3290	2400	-	2400
2	SD2	2530	2400	-	2400
3	SD3	2490	2400	-	2400
4	SD4	2100	2400	-	2400
5	SD5	1225	2400	-	2400
6	FD	1500	2400	-	2400
7	FD1	900	2400	-	2400
8	FD2	1800	2400	-	2400
9	D1	1500	2400	-	2400
10	D2	1000	2400	-	2400
11	D3	900	2400	-	2400
12	D4	1200	2400	-	2400
13	W1	900	1500	850	2400
14	V/EF	900	900	1500	2400
15	V1/EF	600	900	1500	2400

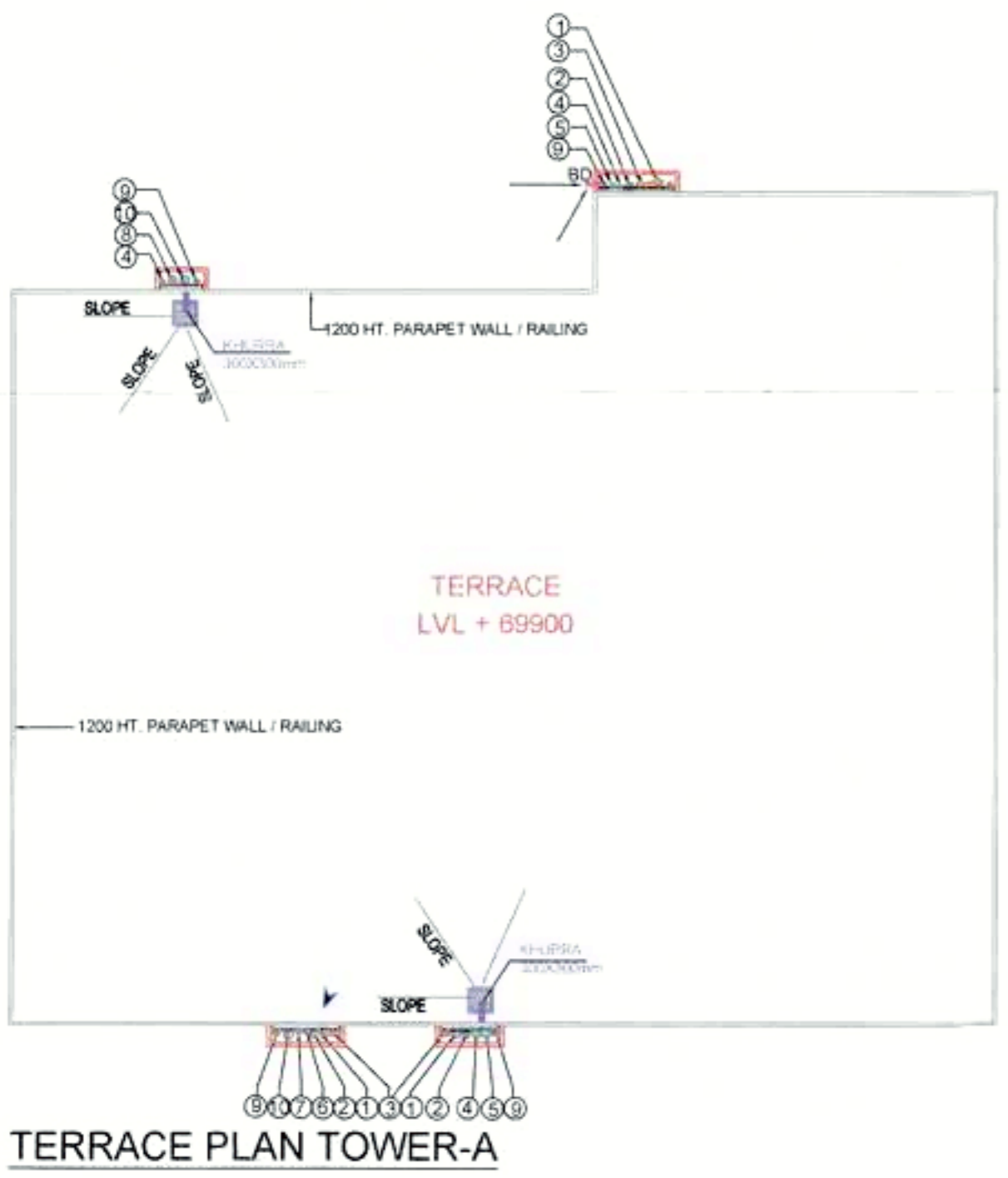
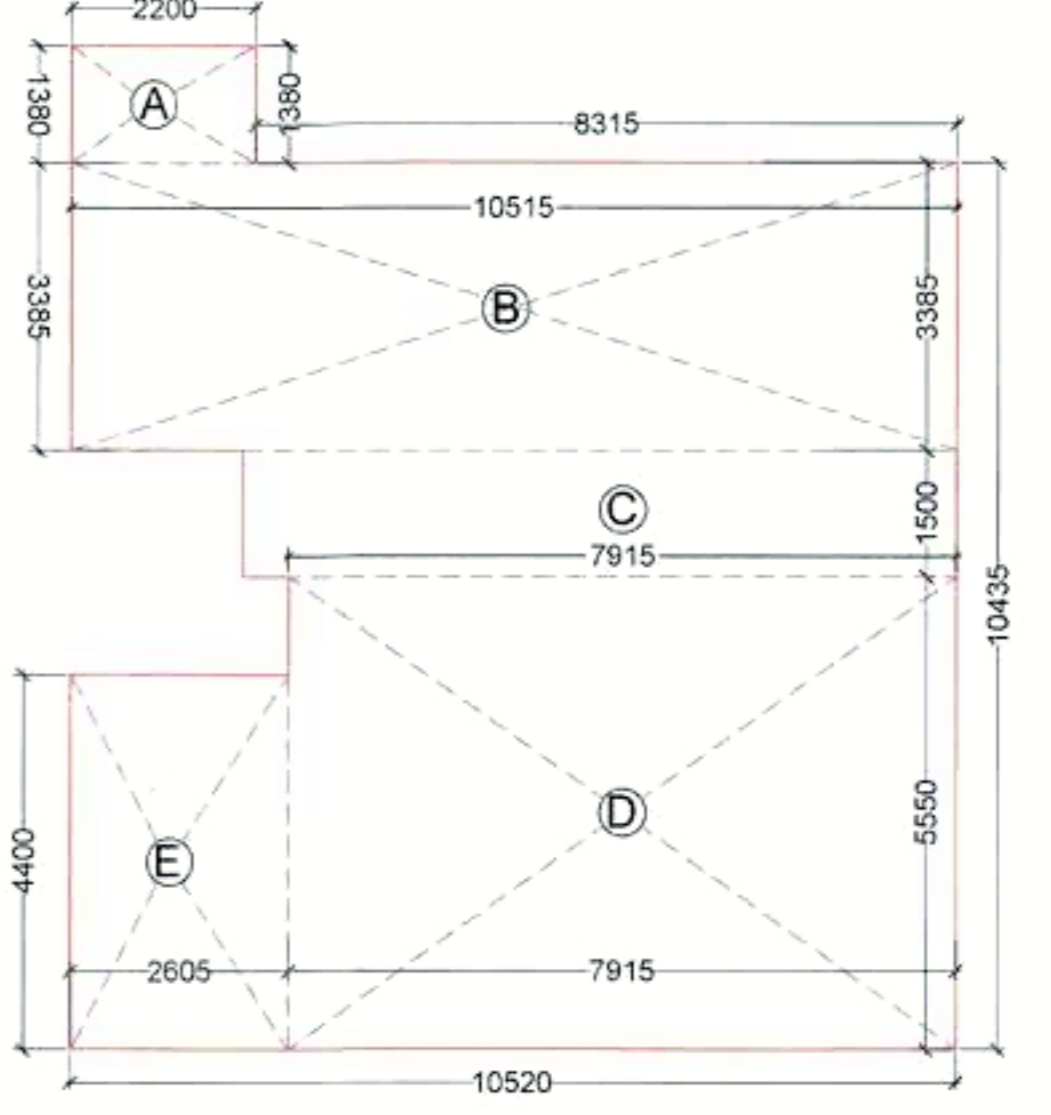
PLUMBING LEGEND:-		
S.NO	SYMBOLS	DESCRIPTION
1	①	110 OD SOIL VERTICAL PIPE
2	②	110 OD WASTE VERTICAL PIPE
3	③	750 VENT PIPE VERTICAL PIPE
4	④	DOMESTIC WATER VERTICAL PIPE
5	⑤	FLUSHING WATER VERTICAL PIPE
6	⑥	DOMESTIC WATER RISER VERTICAL PIPE
7	⑦	FLUSHING WATER RISER VERTICAL PIPE
8	⑧	100 OD KITCHEN WASTE VERTICAL PIPE
9	⑨	75 OD BALCONY VERTICAL DRAIN PIPE
10	⑩	110 OD RAIN WATER VERTICAL PIPE
11	⑪	160 OD RAIN WATER VERTICAL PIPE
12	⑫	160 OD BASEMENT DRAIN PIPE
13	⑬	80 OD SUMP PIPE
14	FT	FLOOR TRAP
15	BD	BALCONY DRAIN
16	FD	FLOOR DRAIN
17	✕	CUTOUT SIZE 150mmX150mm
18	⊠	REQ. PLUMBING SHAFT
19	—	110 OD SOIL PIPE
20	—	110 OD WASTE PIPE
21	—	160 OD RAIN WATER PIPE
22	—	110 OD RAIN WATER PIPE
23	—	100 OD KITCHEN WASTE PIPE
24	—	40 OD WASTE PIPE
25	—	50 OD WASTE PIPE
26	—	75 OD BALCONY PIPE
27	—	750 VENT PIPE
28	—	REQ. LEDGE WALL
29	➔	FLOW DIRECTION
30	—	KHURRA SIZE - 300X300MM

20TH FLOOR PLAN

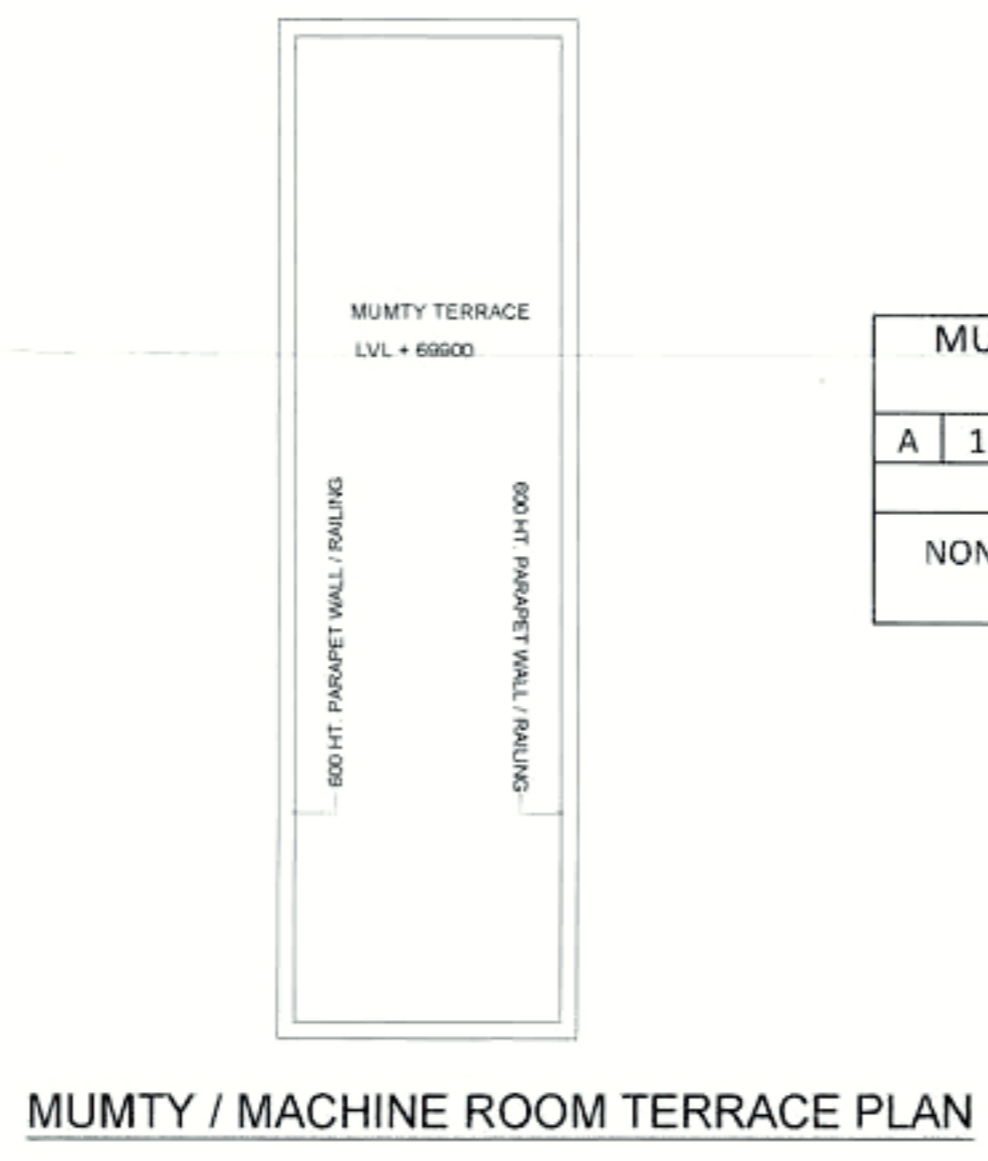


20TH FLOOR FAR AREA CHART					
A	1	X	2.200	X	1.380 = 3.04
B	1	X	10.515	X	3.385 = 35.59
C	1	X	7.915	X	1.500 = 11.87
D	1	X	7.915	X	5.550 = 43.93
E	1	X	2.600	X	4.400 = 11.44
20 TH FLOOR FAR AREA					105.87

20TH FLOOR FAR AREA CHART					
A	1	X	2.200	X	1.380 = 3.04
B	1	X	10.515	X	3.385 = 35.59
C	1	X	7.915	X	1.500 = 11.87
D	1	X	7.915	X	5.550 = 43.93
E	1	X	2.600	X	4.400 = 11.44
20 TH FLOOR FAR AREA					105.87

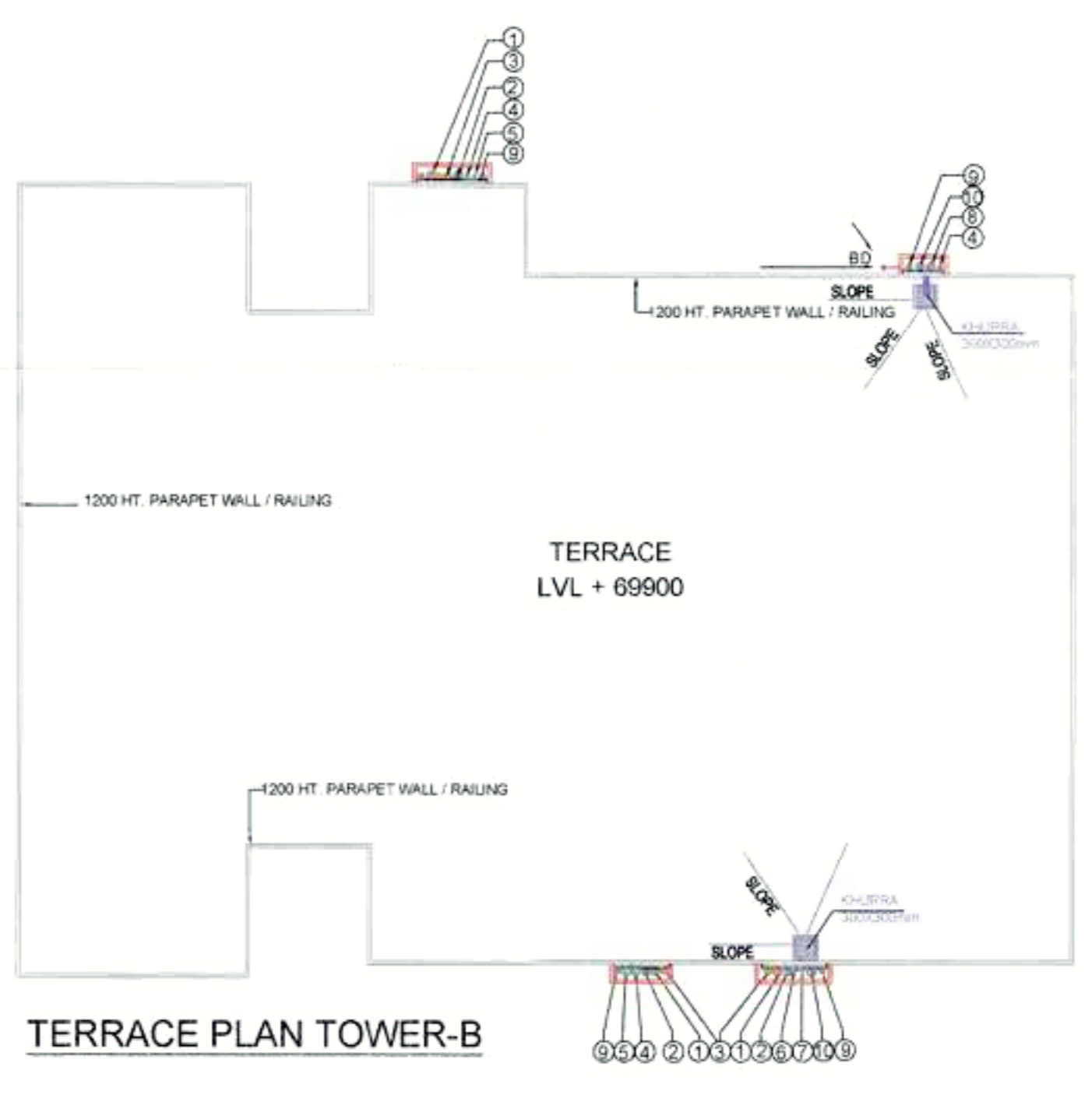


TERRACE PLAN TOWER-A



MUMTY / MACHINE ROOM TERRACE PLAN

MUMTY / MACHINE ROOM NON FAR AREA CHART					
A	1	X	3.550	X	11.815 = 41.94
TOTAL =					41.94
NON FAR AREA MUMTY MACHINE ROOM = 41.94 X 2					83.88



TERRACE PLAN TOWER-B

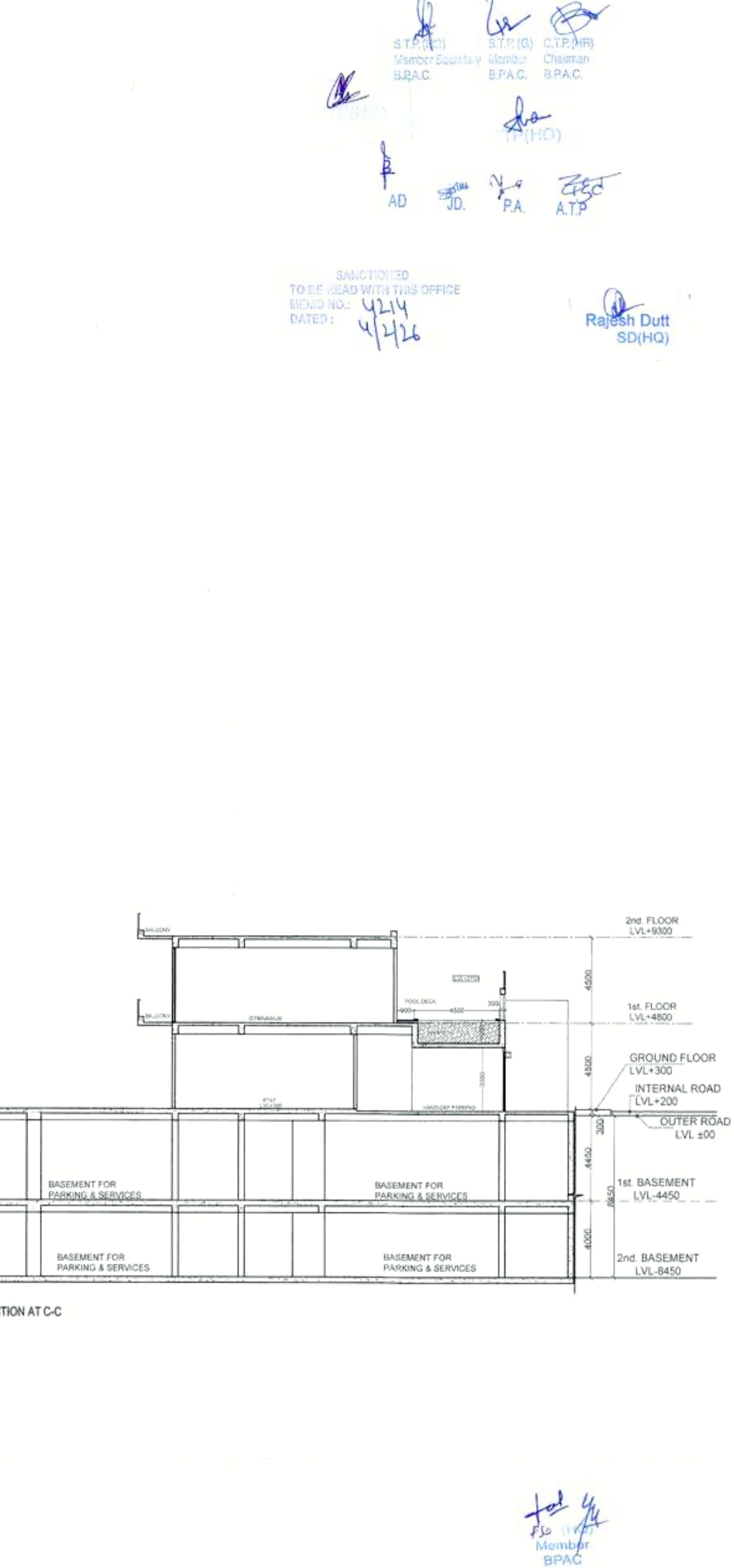
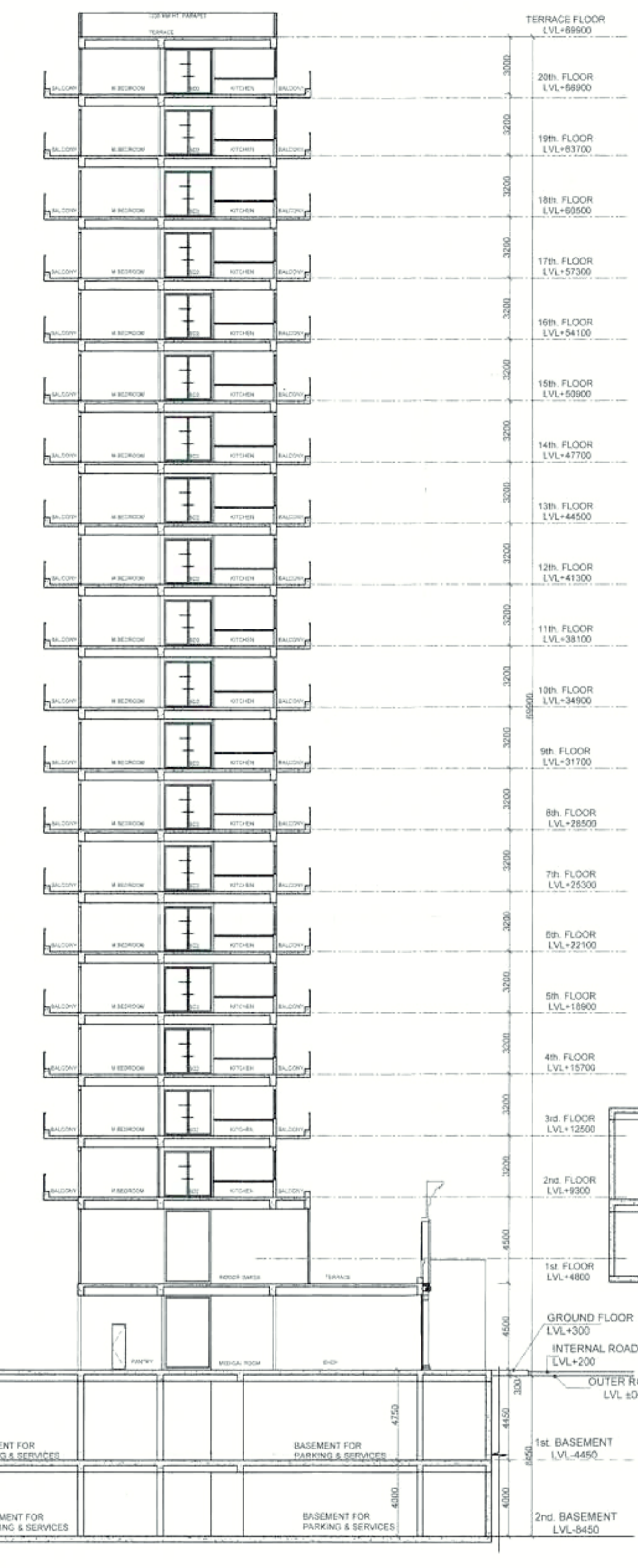
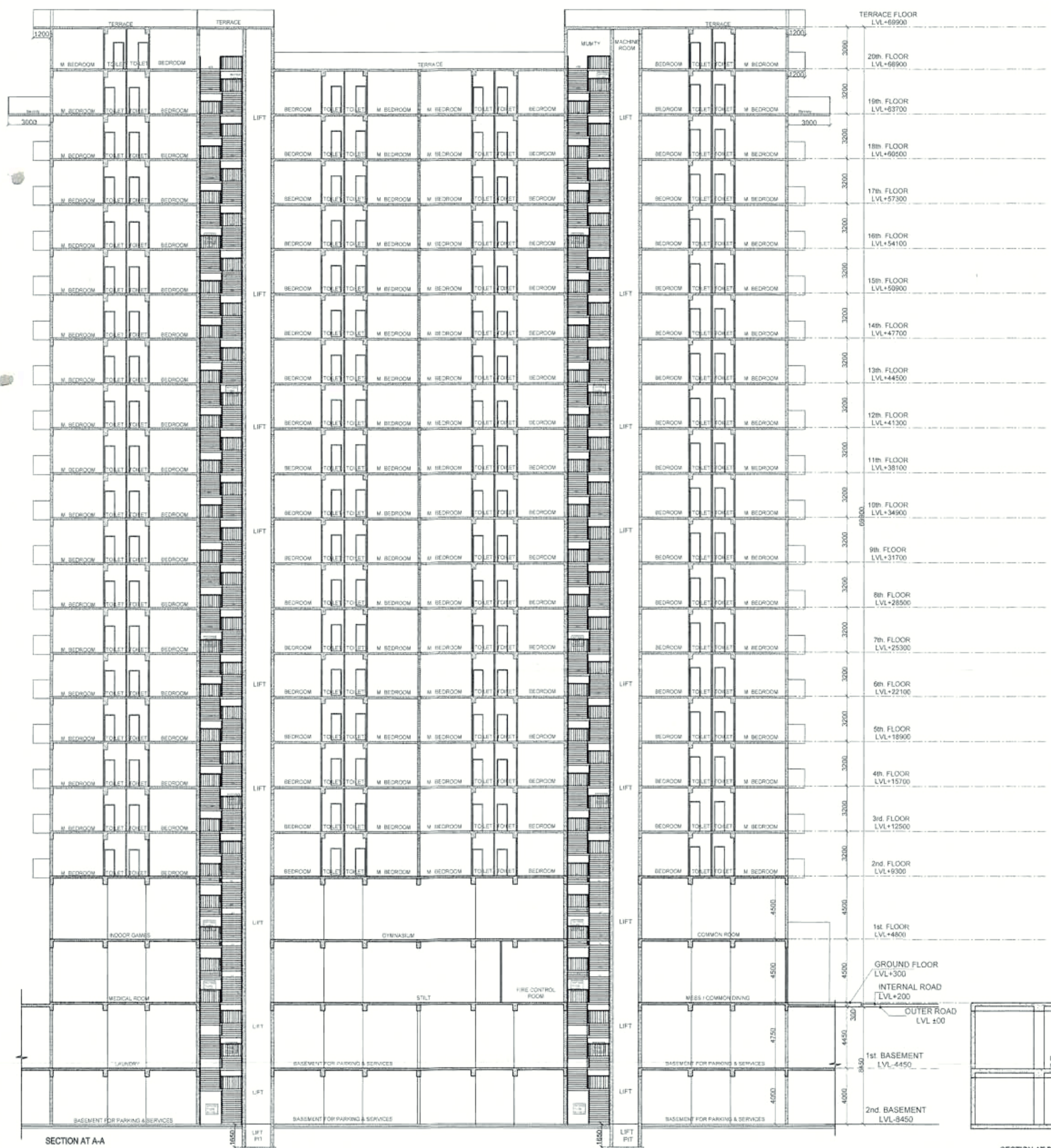
NOTE : DIMAIN DOOR WITH 1 HR FIRE RATING

CLIENT:- M/S EMPERIUM INFRASTRUCTURE PVT. LTD.
PROJECT :- PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.08.2021 OVER AN AREA MEASURING 4.03125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR -88A, DISTRICT GURUGRAM (HARYANA) (LICENCE NO 165 OF 2025 DATED 04.08.2025) BEING DEVELOPED BY M/S EMPERIUM INFRASTRUCTURE PVT. LTD.
SCALE : 1:100

DRAWING NAME
20th FLOOR PLAN & TERRACE PLAN AND AREA DIAGRAM

DRAWING NO. SUB-09

APPLICANT'S SIGN. ARCHITECT'S SIGN

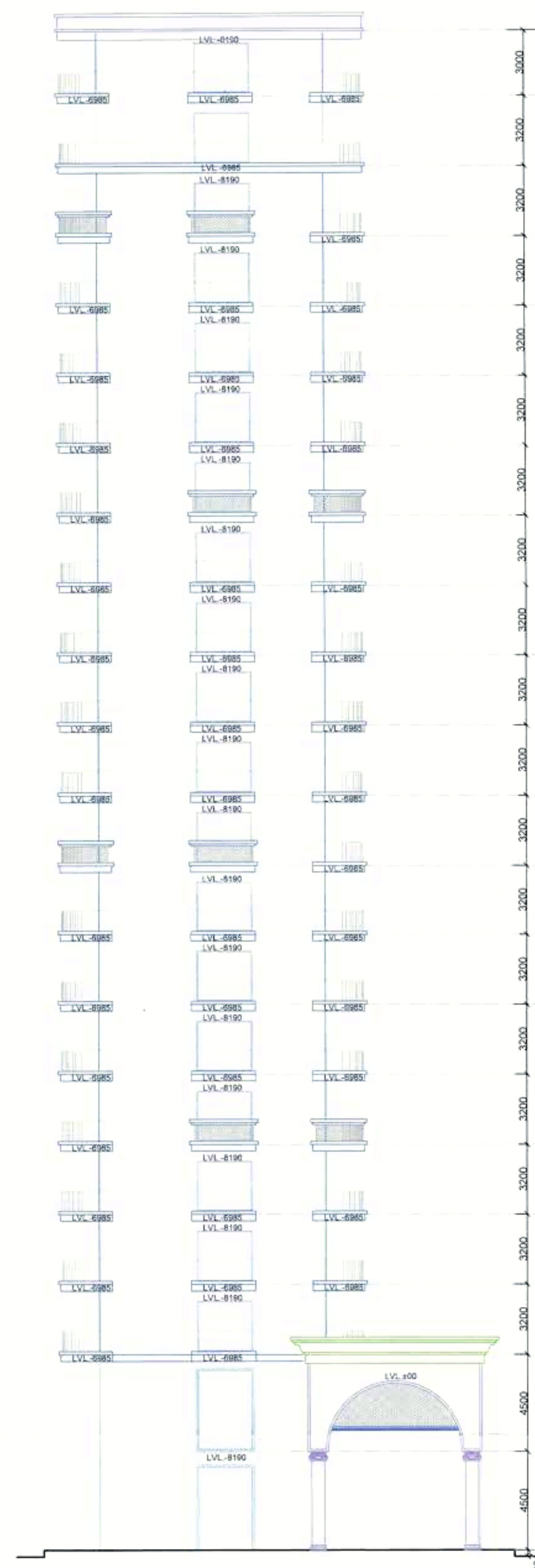
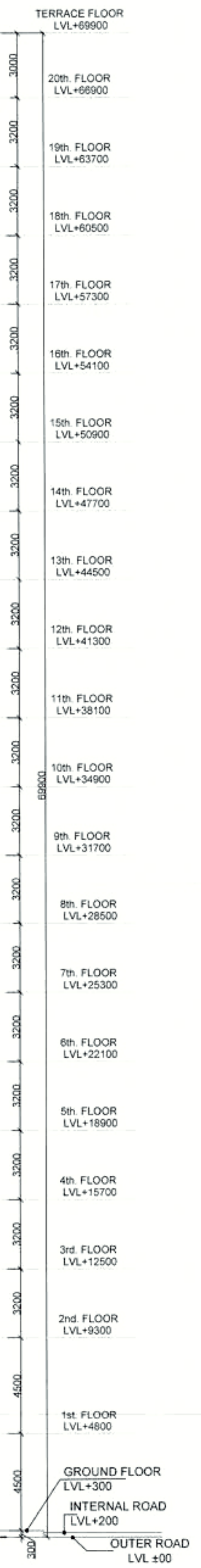


S.T.P. (C) Member Secretary B.P.A.C.
 S.T.P. (B) Member B.P.A.C.
 C.T.P. (H) Chairman B.P.A.C.
 AD
 JD
 PA
 ATP
 SANCTIONED TO BE READ WITH THIS OFFICE RECORD NO. 4214 DATED: 4/2/26
 Rajesh Dutt SD(HQ)

CLIENT: M/S EMPERIUM INFRASTRUCTURE PVT. LTD.
 PROJECT: - PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.08.2021 OVER AN AREA MEASURING 1.03125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR - 98A, DISTRICT GURUGRAM (HARYANA) (LICENCE NO 165 OF 2025, DATED 04.09.2025) BEING DEVELOPED BY M/S EMPERIUM INFRASTRUCTURE PVT. LTD.
 SCALE: 1:100
 DRAWING NAME: SECTION AT AA&BB
 DRAWING NO.: SUB-11
 APPLICANT'S SIGN: [Signature]
 ARCHITECT'S SIGN: VIMAL BAJAJ, Architect, CA/96/1994, 918, Sector-14, Gurugram



FRONT ELEVATION



SIDE ELEVATION



S.T. (H) S.T. (M) S.T. (R)
 Member Secretary Member Chairman
 B.P.A.C. B.P.A.C. B.P.A.C.
 AD S.D. PA A.T.P.

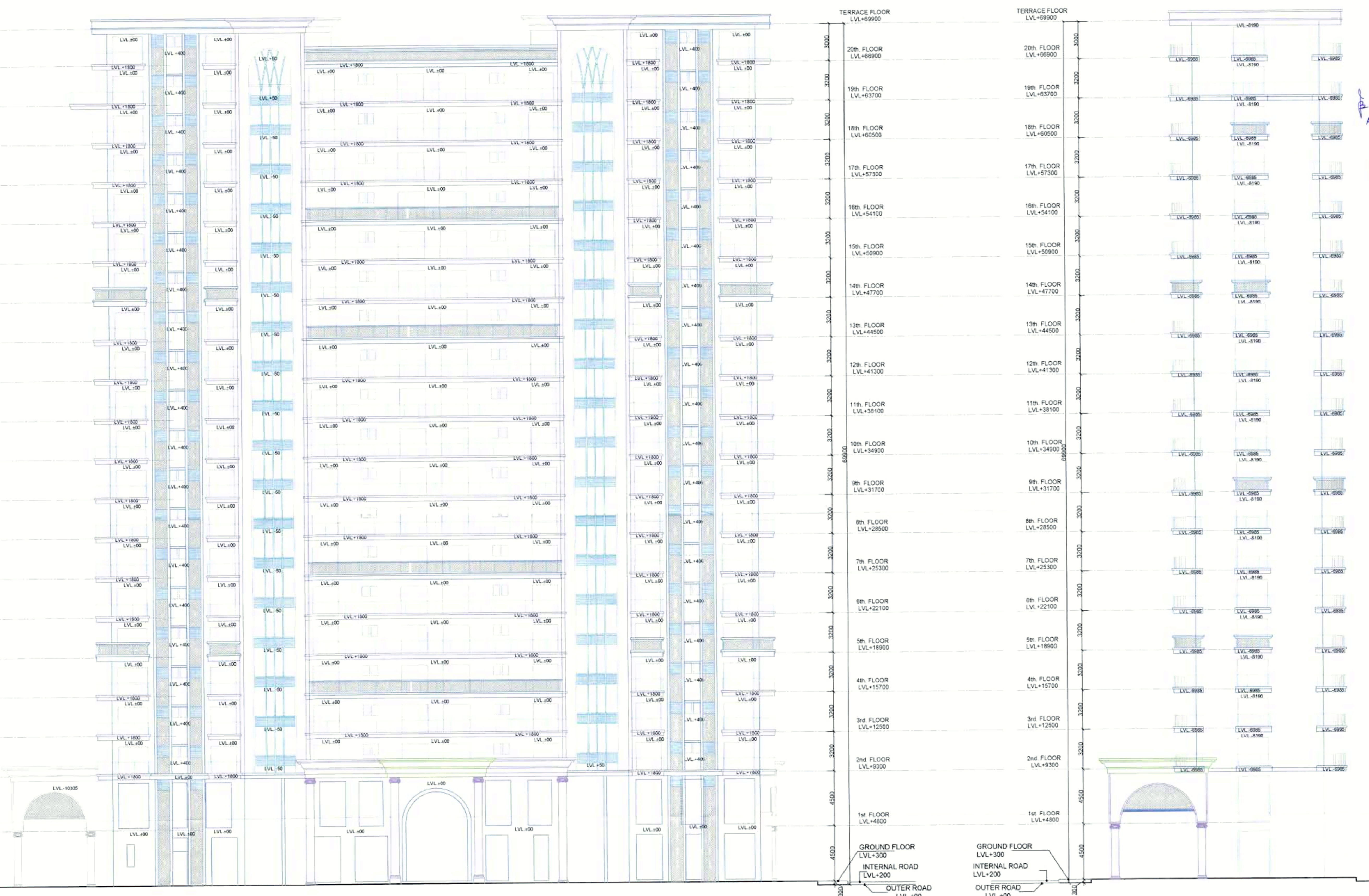
SAUCIONED
 TO BE READ WITH THIS OFFICE
 MEMO NO.: 4214
 DATED: 4/2/26
 Rajesh Dutt
 SD(HQ)

F.S. (M)
 Member
 B.P.A.C.

CLIENT: M/S EMPERIUM INFRASTRUCTURE PVT. LTD.
 PROJECT: - PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.08.2021 OVER AN AREA MEASURING 1.03125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR -88A, DISTRICT GURUGRAM (HARYANA) (LICENSE NO 155 OF 2025 DATED 04.09.2025) BEING DEVELOPED BY M/S EMPERIUM INFRASTRUCTURE PVT. LTD.
 SCALE: 1:100
 DRAWING NAME: A1
 ELEVATION FRONT & SIDE
 DRAWING NO.: SUB-12
 APPLICANT'S SIGN: ARCHITECT'S SIGN: VIKAS BAJAJ
 Architect CA/96/19791
 S. Swaha U. Gupta

S.P. (C) Member Secretary B.P.A.C.
 S.P. (G) Member B.P.A.C.
 C.T.R. (HR) Chairman B.P.A.C.

AD
 J.D.
 P.A.
 A.T.P.
 SANCTIONED TO BE READ WITH THIS OFFICE MEMO NO. 4214 DATED: 4/12/26
 Rajesh Dutt SD(HQ)



REAR ELEVATION

SIDE ELEVATION

CLIENT: MIS EMPERIUM INFRASTRUCTURE PVT. LTD.
 PROJECT: - PROPOSED GROUP HOUSING COLONY UNDER RETIREMENT HOUSING POLICY DATED 17.09.2021 OVER AN AREA MEASURING 1.63125 ACRES IN THE REVENUE ESTATE OF VILLAGE HARSARU, SECTOR -88A, DISTRICT GURUGRAM (HARYANA) (LICENCE NO 185 OF 2025 DATED 04.09.2025) BEING DEVELOPED BY MIS EMPERIUM INFRASTRUCTURE PVT. LTD.
 SCALE: 1:100
 DRAWING NAME: A1 NORTH
 ELEVATION REAR & SIDE
 DRAWING NO. SUB-13
 APPLICANT'S SIGN: ARCHITECT'S SIGN