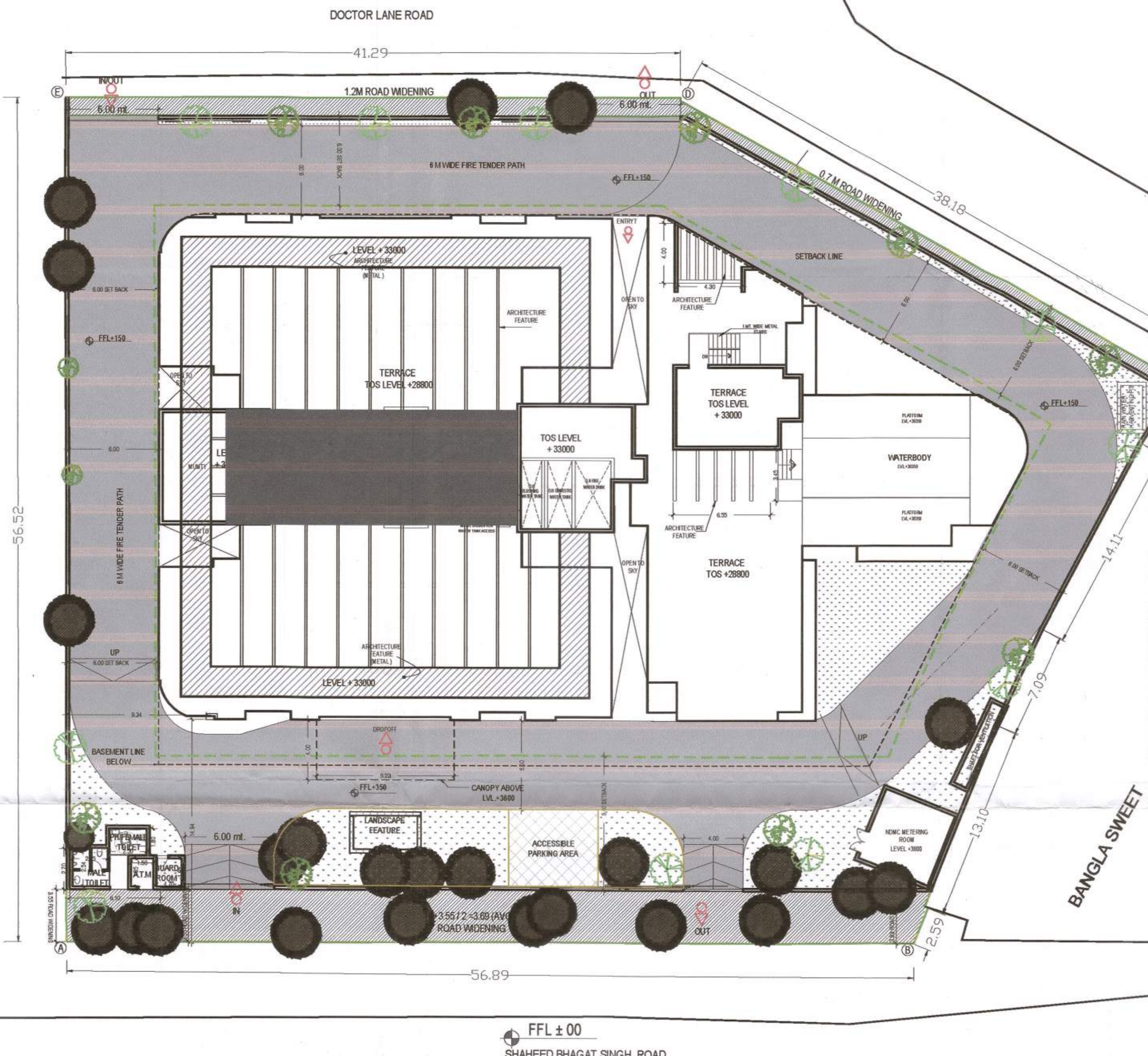




"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. In any infringement of the Bye Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any Claim on this Account."

Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

The Owner and Architect of the Plot/Project jointly adhere to National Green Tribunal Guidelines failing which penal action in terms of Section 17 of the NGT Act shall be taken on each default.

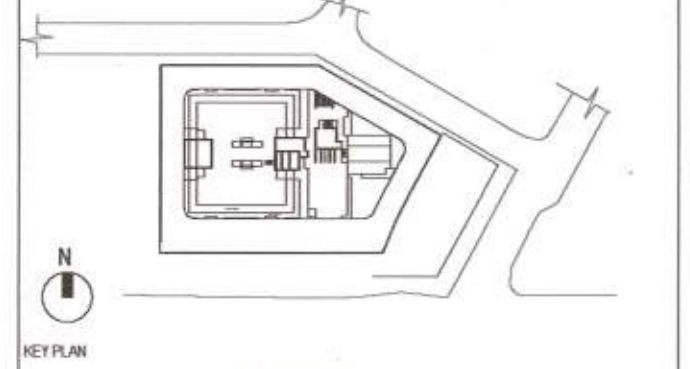
It is hereby declared that the Charges, Road and Sewerage etc shall be provided on Municipal authority where the setback is zero.

No Dwelling Unit will be Constructed more than Sanctioned Plans.



PARTY'S COPY

N. D. M. C.
Building Scheme No. NDMC (B.P.) 0039/19-20
Dated: 24-10-2019
Bldg. Clerk For Chief Architect



New Delhi Municipal Council
Plans SANCTIONED
Subject to Remarks of the Scrutinising Officer vide Compliant Authority's Order Dated: 01/08/2020
Bldg. Clerk For Chief Architect

RAJEEV SOOD
Chief Architect
N. D. M. C.

VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N. D. M. C.

Er. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI

PRANOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shakyawar
J.E. (BP) N-I
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot-36a, Sector-32, Gurgaon-122001
Ph: +91-124-495500 FAX: +91-124-495500

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4
NOIDA, Uttar Pradesh

Owner:
KAMAL KUMAR, D. N. TANEJA &
SK PROMOTERS THIR PRITHIPAL SINGH
TDI Infocorp India Ltd, U.G. Floor, Vardana Building, Tolstoy Marg,
Connaught Place, New Delhi - 110001

Project:
PROPOSED GROUP HOUSING, AT PROPERTY
88/1-A, LADY HARDINGE ROAD NEW DELHI
ALSO KNOWN AS 14 LADY HARDINGE ROAD,
NEW DELHI.

Architect's Signature
PRASHANT KUMAR SINGH
Architect,
Council of Architecture
Registration No. CA002014308

Owners' Signature

Kamal Kumar
SK Promoters Thir Prithipal Singh
(Power of Attorney to Kamal Kumar)
D. N. Taneja
(Power of Attorney to Kamal Kumar)

Drawing Title
SITE PLAN

Job No.
2019/09

Drawing No.
TDI-01

Drawn
RS

Checked
PS

Approved
NK

Date

Scale

GROUP HOUSING FOR TDI, GOLE MARKET, NEW DELHI			
S.NO.	TITLE	PERMISSIBLE	AREA (IN SQ.M.)
1	TOTAL PLOT AREA		3660.74
2	AREA LEFT FOR ROAD WIDENING		290.17
3	NET PLOT AREA		3370.57
4	PERMISSIBLE GROUND COVERAGE	33.30%	1117.14
5	PERMISSIBLE ADDITIONAL GROUND COVERAGE DUE TO PROVISION OF ATRIUM	10%	337.06
6	TOTAL PERMISSIBLE GROUND COVERAGE	43.30%	1454.20
7	PROPOSED GROUND COVERAGE HAVING DOUBLE HEIGHT LOBBY & DOUBLE HEIGHT ATRIUM	34.19%	1210.53
8	PROPOSED ADDITIONAL GROUND COVERAGE FOR PROVISION OF ATRIUM	0.89%	31.39
9	25% OF ADDITIONAL GROUND COVERAGE DUE TO PROVISION OF ATRIUM IN FAR		7.85
10	NET PLOT AREA		3370.57
11	PERMISSIBLE FAR (P2)	2	3370.57
12	ACHIEVED FAR	1.999	7078.01
13	REQUIRED FAR FOR EWS (15% OF PERMISSIBLE FAR)	15%	1042.29
14	REQUIRED EWS/COMMUNITY SERVICE PERSONNEL (CSP) AREA FOR APARTMENT (50% OF REQUIRED FAR FOR EWS)		531.14
15	REQUIRED EWS AREA FOR DDA (50% OF REQUIRED FAR FOR EWS)		531.14
16	PROPOSED FAR OF EWS/COMMUNITY SERVICE PERSONNEL (CSP) FOR APARTMENT		531.23
17	PROPOSED FAR OF EWS FOR DDA		531.08
18	PROPOSED NUMBERS OF EWS UNIT FOR DDA		14
19	DWELLING UNITS		14
20	PERMISSIBLE DWELLING UNIT (Upper limit of density 200 DUs/Hectare)	200 DUs/Hectare	71
21	PROPOSED MAIN DWELLING UNIT (WBS)		49
22	PROPOSED EWS UNIT (CSP)		14
23	PROPOSED EWS UNIT (CSP)		14
24	PERMISSIBLE COMMUNITY AREA	TOTAL DUs proposed	61
25	PROPOSED COMMUNITY AREA		514.90
26	REQUIRED PARKING FORMINUMAS PER 2 FAR 2 EWS PER 100 SQ.M.	7081.92	142
27	0.5 EWS PER 100 SQ.M. FOR EWS		5
28	TOTAL REQUIRED PARKING		147
29	PROVIDED PARKING (EWS IN BASEMENT-1)		84
30	PROVIDED PARKING (EWS IN BASEMENT-2)		44
31	PROVIDED PARKING (EWS IN BASEMENT-3)		44
32	SURFACE PARKING		174
33	AREA OF TERRACE REQUIRED FOR SOLAR PANEL (FOR GROUP HOUSING PLOT AREA 2000 Sq.M. - 8000 Sq.M.)		150.00
34	AREA PROVIDED FOR SOLAR PANEL		153.67
35	TREE DETAILS		NOS.
36	NO OF TREES REQUIRED (1 FOR EVERY 80 SQ.M. OF LAND AREA)		44
37	TREES PROVIDED		44

UNIT COUNT			
NOS.	FLOORS	NUMBER OF MAIN DWELLING UNITS	EWS UNIT FOR DDA
1	GROUND FLOOR	0	2
2	FIRST FLOOR	0	12
3	SECOND FLOOR	4	2
4	THIRD FLOOR	7	2
5	FOURTH FLOOR	7	2
6	FIFTH FLOOR	7	2
7	SIXTH FLOOR	7	2
8	SEVENTH FLOOR	7	2
9	EIGHTH FLOOR	7	2
10	NINTH FLOOR	1	0
GRAND TOTAL		47	14

ATRIUM AND LOBBY AREA			
S.NO.	PERMISSIBLE GROUND COVERAGE		
1	PERMISSIBLE GROUND COVERAGE	33.30%	1177.14
2	PERMISSIBLE ADDITIONAL GROUND COVERAGE DUE TO PROVISION OF ATRIUM	10.00%	354.10
3	TOTAL PERMISSIBLE GROUND COVERAGE	43.30%	1533.24
4	PROPOSED GROUND COVERAGE HAVING DOUBLE HEIGHT LOBBY & DOUBLE HEIGHT ATRIUM	34.19%	1210.53
5	PROPOSED ADDITIONAL GROUND COVERAGE FOR PROVISION OF ATRIUM (34.19% - 33.30%)	0.89%	31.39
6	25% OF ADDITIONAL GROUND COVERAGE DUE TO PROVISION OF ATRIUM IN FAR (25% OF 31.39)		7.85
7	PERMISSIBLE ENTRANCE LOBBY AREA AS PERCENTAGE OF MAXIMUM PERMISSIBLE FAR (3% OF 7081.92)	3.00%	212.44
8	PROPOSED ENTRANCE LOBBY AREA AS PERCENTAGE OF MAXIMUM PERMISSIBLE FAR	2.96%	211.08

ACHIEVED AREAS						
S. NO.	FLOOR / DIScription	FAR AREA (IN SQ.MT.) (A)	NON FAR AREA (IN SQ.MT.) (B)	COMMUNITY AREA (IN SQ.MT.) (C)	EWS FOR DDA (IN SQ.MT.) (D)	TOTAL COVERED AREA (IN SQ.MT.) (A+B+C+D+E)
1	BASEMENT-1	0	1869.25	0	0	1869.25
2	BASEMENT-2	0	1869.25	0	0	1869.25
3	BASEMENT-3					1754.50
4	GROUND FLOOR	6.45	1407.36	82.90	80.28	1576.99
5	FIRST FLOOR	6.45	139.87	0	451.30	597.42
6	SECOND FLOOR	633.85	236.90	432.00	0	1378.65
7	THIRD FLOOR	1062.26	261.06	0	0	1399.21
8	FOURTH FLOOR	1062.26	261.06	0	0	1399.21
9	FIFTH FLOOR	1062.26	261.06	0	0	1399.21
10	SIXTH FLOOR	1062.26	261.06	0	0	1399.21
11	SEVENTH FLOOR	1062.26	261.06	0	0	1399.21
12	EIGHTH FLOOR	1062.26	261.06	0	0	1399.21
13	NINTH FLOOR FLOOR FAR AREA	49.83	121.95			171.78
14	25% OF ADDITIONAL GROUND COVERAGE COUNTED IN FAR	7.85				

LEGEND :-

EXISTING BUILDING
(TO BE DEMOLISHED)
AREA= 706.46 m²

ROAD

BOUNDARY WALL

GATE

TINSHED

TREE

MANHOLE

TBM

LIGHT POLE

CHAMBER

STROM WATER MH

ELECTRIC BOX

SIGNAL LIGHT

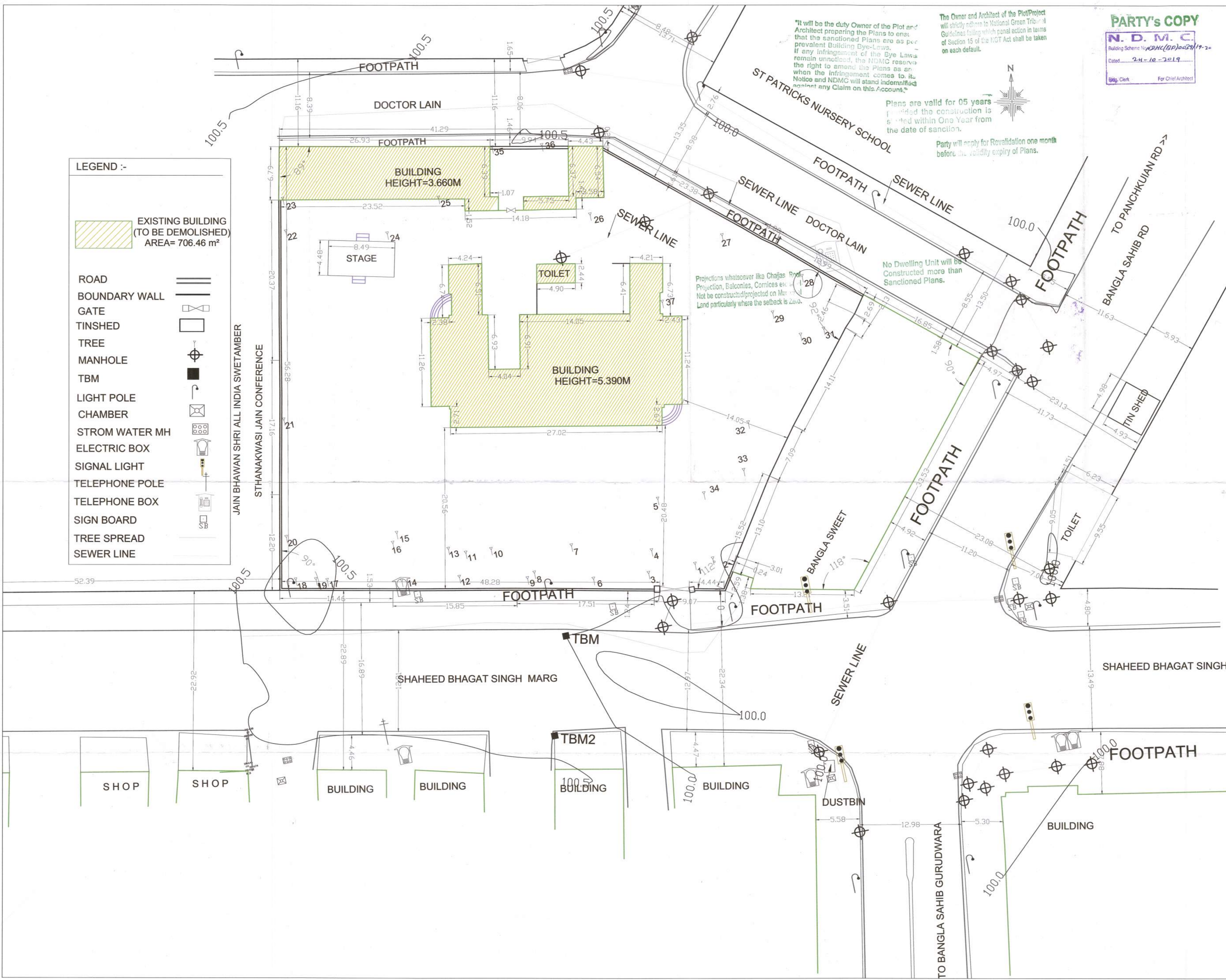
TELEPHONE POLE

TELEPHONE BOX

SIGN BOARD

TREE SPREAD

SEWER LINE



"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye-Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any Claim on this Account."

The Owner and Architect of the Plot/Project will strictly adhere to National Green Tribunal Guidelines failing which penal action in terms of Section 16 of the NGT Act shall be taken on each default.

Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

Party will apply for Revalidation one month before the validity expiry of Plans.

PARTY's COPY

N. D. M. C.

Building Scheme No. **NDMC/SP/0024/17-20**

Dated: **24-10-2019**

Bldg. Clerk For Chief Architect

KEY PLAN

Sanctioned Plans

Subject to Remarks of the Scrutinising Officer vide Competent Authority's Order Dated: **24-10-2019**

Bldg. Clerk For Chief Architect

RAJEEV SOOD
Chief Architect
N. D. M. C.

VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C

Er. **SANJEEV KR. SHARMA**
E.E. (BP)
N.D.M.C., NEW DELHI

PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shakyawar
J.E. (BP) N-1
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot-38b, Sector-32, Gurugram-122001
Ph: +91-124-4395300 FAX: +91-124-4395300

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4
NOIDA, Uttar Pradesh

Owner:
KAMAL KUMAR, DN TANEJA & SK PROMOTERS THIR PRITHIPAL SINGH
TDI Infocorp India Ltd. U.G. Floor, Vandana Building, Tolstoy Marg, Connaught Place, New Delhi - 110001

Project:
PROPOSED GROUP HOUSING, AT PROPERTY 88/1-A, LADY HARDINGE ROAD NEW DELHI ALSO KNOWN AS 14 LADY HARDINGE ROAD, NEW DELHI.

Architect's Signature
PRASHANT KUMAR SINGH
Architect,
Council of Architecture
Registration No. CA/2002/141389

Owners' Signature

Kamal Kumar

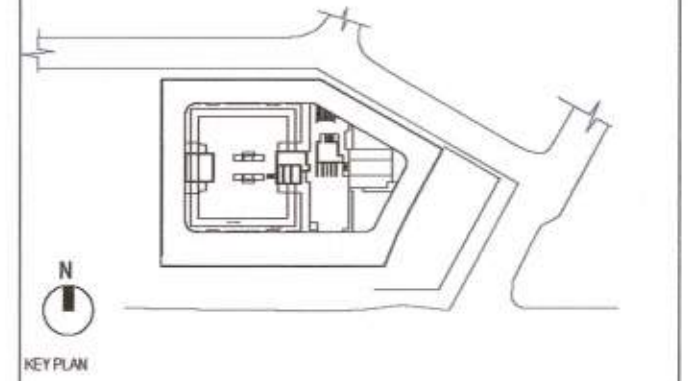
SK Promoters Thir Prithipal Singh
(Power of Attorney to: Kamal Kumar)

D. N. Taneja
(Power of Attorney to: Kamal Kumar)

Drawing Title
DEMOLITION PLAN

Job No. 2019/09	Checked PS	Approved NK	Drawing No. TDI-02
Drawn RS	Scale		
Date			

PARTY'S COPY



RAJEEV SOOD
Chief Architect
N. D. M. C.

VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C.

Er. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI

PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shakyawar
J.E. (BP) N-1
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot No. A-45, Sec-4,
Gurgaon-122001
Ph: +91-124-495520 FAX: +91-124-495520

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4,
Gurgaon-122001

Owner:
KAMAL KUMAR, DN TANEJA &
SK PROMOTERS THR PRITHIPAL SINGH
TDI Infracon India Ltd, U.G. Floor, Vardana Building, Tokley Marg,
Connaught Place, New Delhi - 110001

Project:
PROPOSED GROUP HOUSING, AT PROPERTY
88/1-A, LADY HARDING ROAD NEW DELHI
ALSO KNOWN AS 14 LADY HARDING ROAD,
NEW DELHI.

Architect's Signature
PRASHANT KUMAR SINGH
Architect,
Council of Architecture
Registration No. CA/2007/11989

Owners' Signature

Kamal Kumar

SK Promoters THR Prithipal Singh
(Power of Attorney to Kamal Kumar)

D. N. Taneja
(Power of Attorney to Kamal Kumar)

Drawing Title

TREE INFORMATION

Job No. 2019/09	Checked FS	Approved NK	Drawing No. TDI-03
Drawn RS	Scale		
Date			

ENVIRONMENTAL CONDITIONS		
SITE AREA IN SQ.Mt.	3540.96	TREE NOS.
NO OF TREES REQUIRED (1 FOR EVERY 80 SQM OF LAND AREA)	3540.96/80	44
(A) TREE TO BE RETAINED		
TREE NO.		
R1,R2,R3,R4,R5,R6,R7,R8,R9,R10,R11,R12,R13,R14, R15,R16,R17,R18,R19,R20,R21,R23,R24,R25		25
(B) TREE TO BE CUT		
TREE NO.		
C1,C2,C3,C4,C5,C6,C7,C8,C9,C10,C11,C12,		12
(C) TREE PROPOSED		
TREE NO.		
P1,P2,P3,P4,P5,P6,P7,P8,P9,P10,P11,P12,P13,P14,P15, P16,P17,P18,P19		19
TOTAL NO. OF TREES ON SITE (A+C)		44

N. D. M. C.
Building Scheme No. NDMC(OP) 2019/19-20
Dated: 24-12-2019
Bldg. Clerk For Chief Architect

Architect certifies that the Plans are as per the By-Laws. If any infringement of the By-Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any Claim on this Account.

Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

Party will apply for Revalidation one month before the validity expiry of Plans.

The Owner and Architect of the Plot/Project will comply with the National Green Tribunal Guidelines which penal action in terms of Section 15 of the NGT Act shall be taken on each default.

Projections whatsoever like Chajjas, Roof Projection, Balconies, Cornices etc shall not be constructed/ projected on Municipal Land particularly where the setback is Zero.

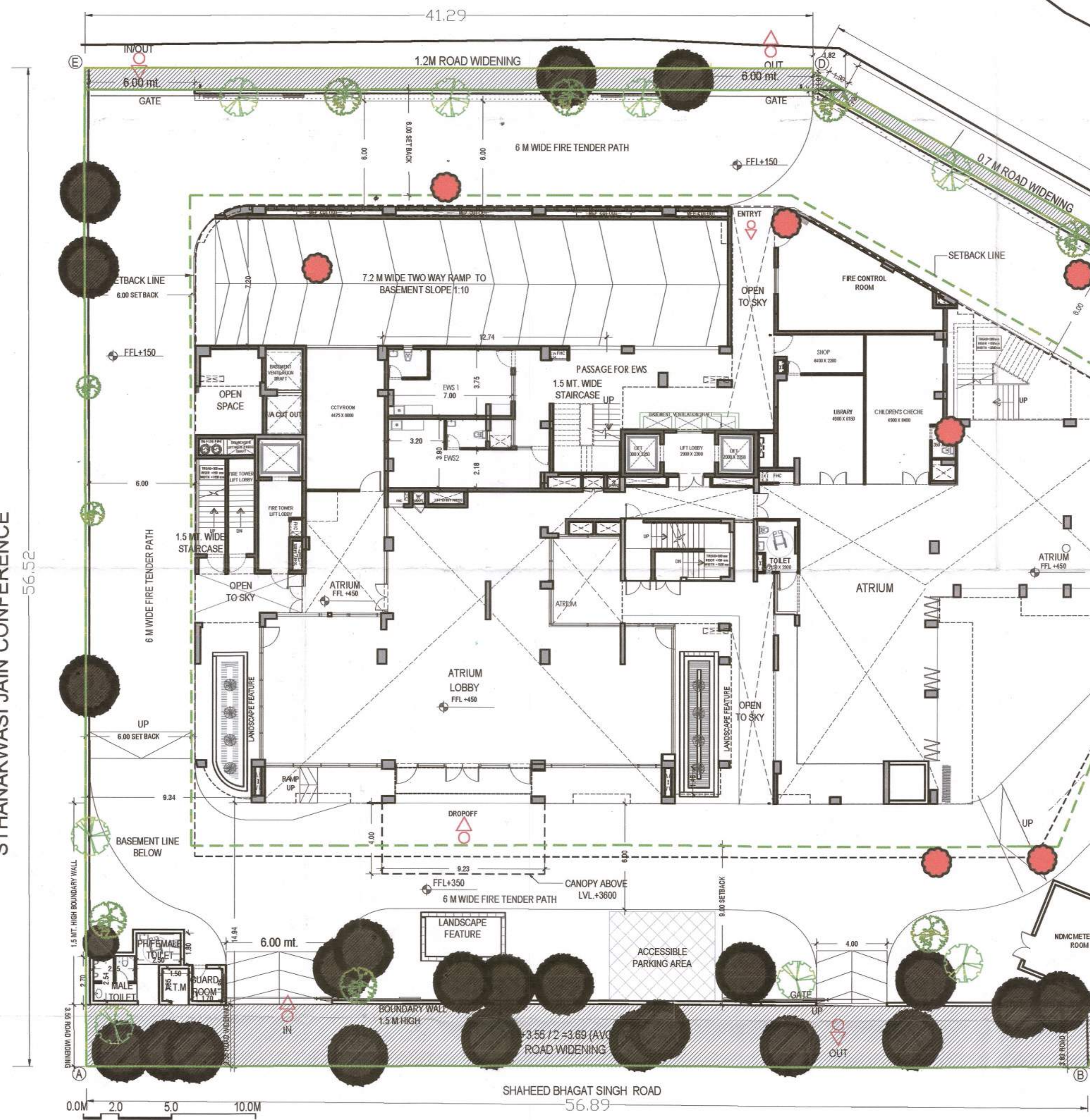
No Dwelling Unit will be constructed more than Sanctioned Plans.

LEGEND	NOS.
TREE RETAINED (EXISTING)	25
TREE TO BE CUT (EXISTING)	12
PROPOSED TREE - ALSTONIA SCHOLARIS	11
PROPOSED TREE - AZADIRACHTA INDICA	11

STHANAKWASI JAIN CONFERENCE

56.52

DOCTOR LANE ROAD
TOW WAY ROAD



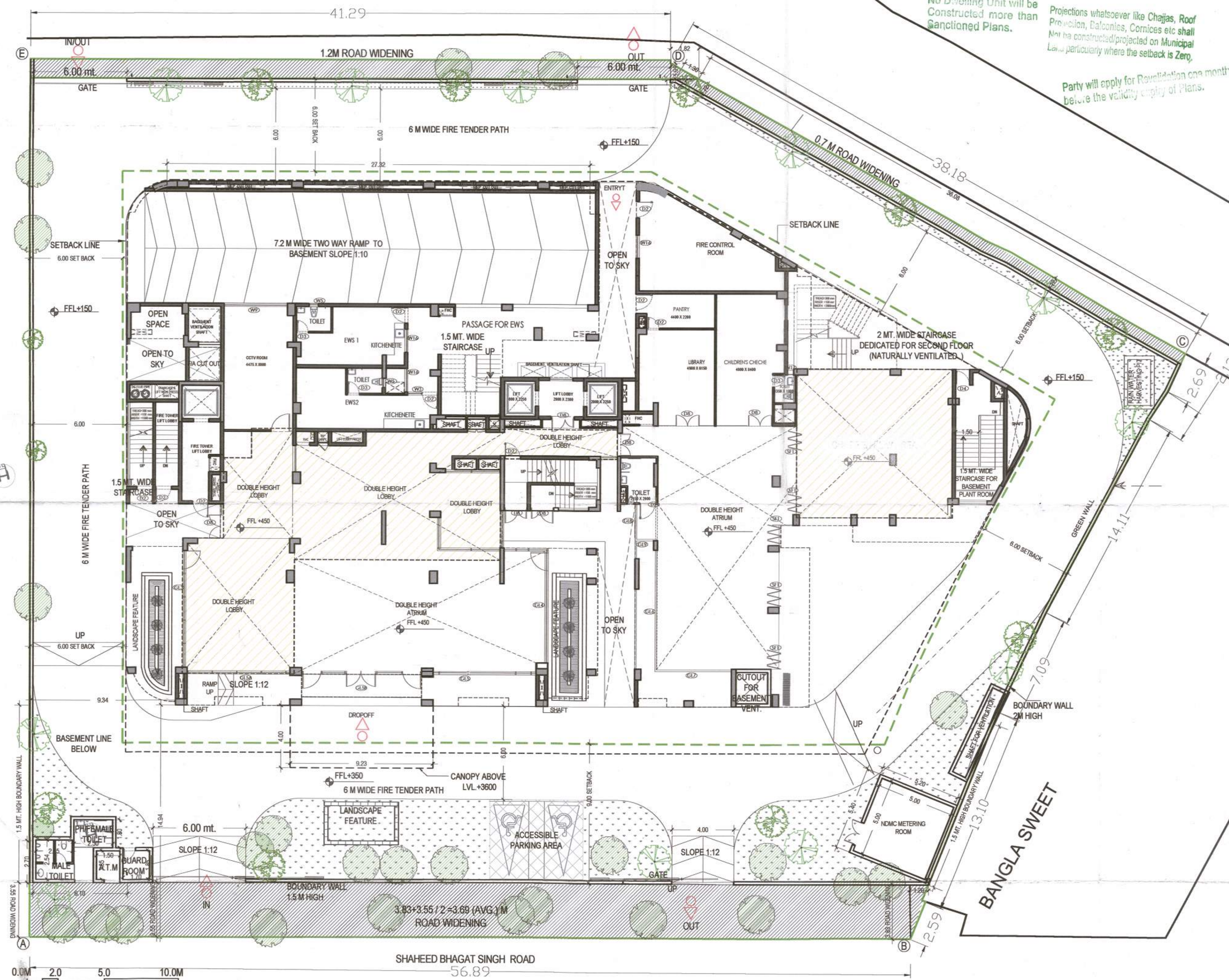
SHAHEED BHAGAT SINGH ROAD

ONE WAY ROAD

F.F.L ± 00

BANGLA SAHIB RD

BANGLA SWEET



ROAD WIDENING AREA				
FRONT ROAD WIDENING				
NO.	Coeff.	LENGTH (M)	BREADTH (M)	AREA (sq m)
		56.89	3.69	209
0.50	1.75		3.83	3
TOTAL ADDITIONS(A)				212
BACK ROAD WIDENING				
		41.29	1.225	51
0.5	1.62		1.01	5
0.5	0.72		1.30	0
	0.73		58.08	25
TOTAL ADDITIONS(B)				77
TOTAL ROAD WIDENING AREA (A+B)				289

"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. - If any infringement of the Bye Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any Claim on this Account."

Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

The Owner and Architect of the Plot/Project will strictly adhere to National Green Tribunal Guidelines failing which penal action in terms of Section 15 of the NGT Act shall be taken on each default.

No Dwelling Unit will be
Constructed more than
Sanctioned Plans.

Projections whatsoever like Chajjas, Roof Projection, Balconies, Cornices etc shall Not be constructed/projected on Municipal Land particularly where the setback is Zero.

Party will apply for Revalidation one month before the validity expiry of Plans.

N. D. M. C.
Building Scheme No. **DMC (BP) 0039/19-20**
Dated **24-10-2019**
Bldg. Clerk For Chief Architect

PARTY's COPY

RAJEEV SOOD
Chief Architect
N. D. M. C.

Er. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI

Savitri Shaky: J.E. (BP) N-I
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot- 36b, Sector-32, Gurugram-122001
Ph: +91 124 4505500 FAX: +91 124 4505550

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A 45, Sec-4
NOIDA, Uttar Pradesh

Owner:
KAMAL KUMAR, DN TANEJA &
SK PROMOTERS THR PRITHIPAL SINGH

TDI Infracorp India Ltd, U.G. Floor, Vardana Building, Tolstoy Marg,
Connaught Place, New Delhi - 110001

Project: PROPOSED GROUP HOUSING , AT PROPERTY 88/1-A, LADY HARDINGE ROAD NEW DELHI ALSO KNOWN AS 14 LADY HARDINGE ROAD , NEW DELHI.

Architect's Signature



PRASHANT KUMAR SINGH
Architect,
Council of Architecture
Registration No. CA/2007/41369

Owners' Signature _____

Kamal Kumar	
-------------	---

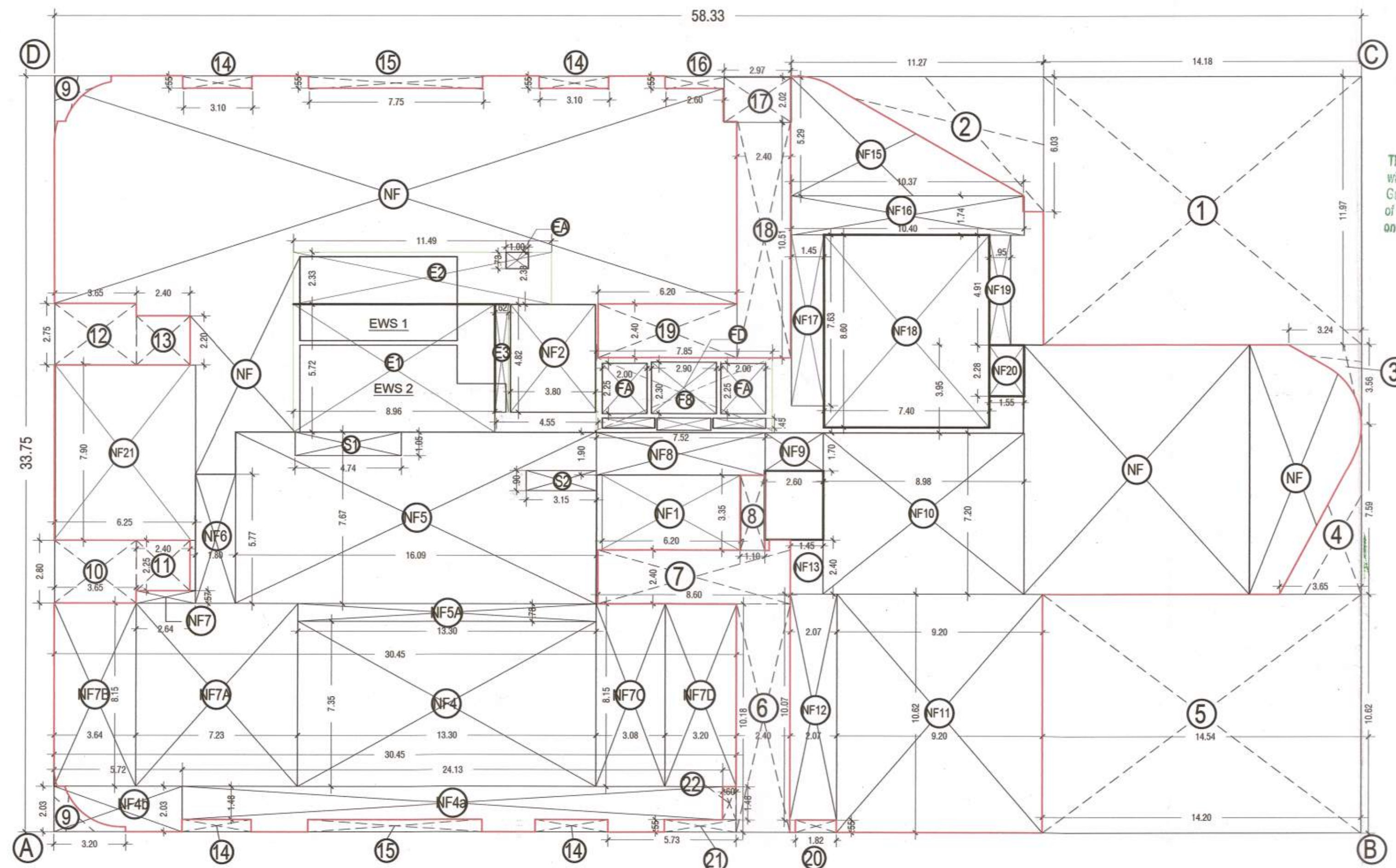
SK Promoters THR Prithipal Singh
(Power of Attorney to Kamal Kumar)

D. N. Taneja
(Power of Attorney to Kamal Kumar)

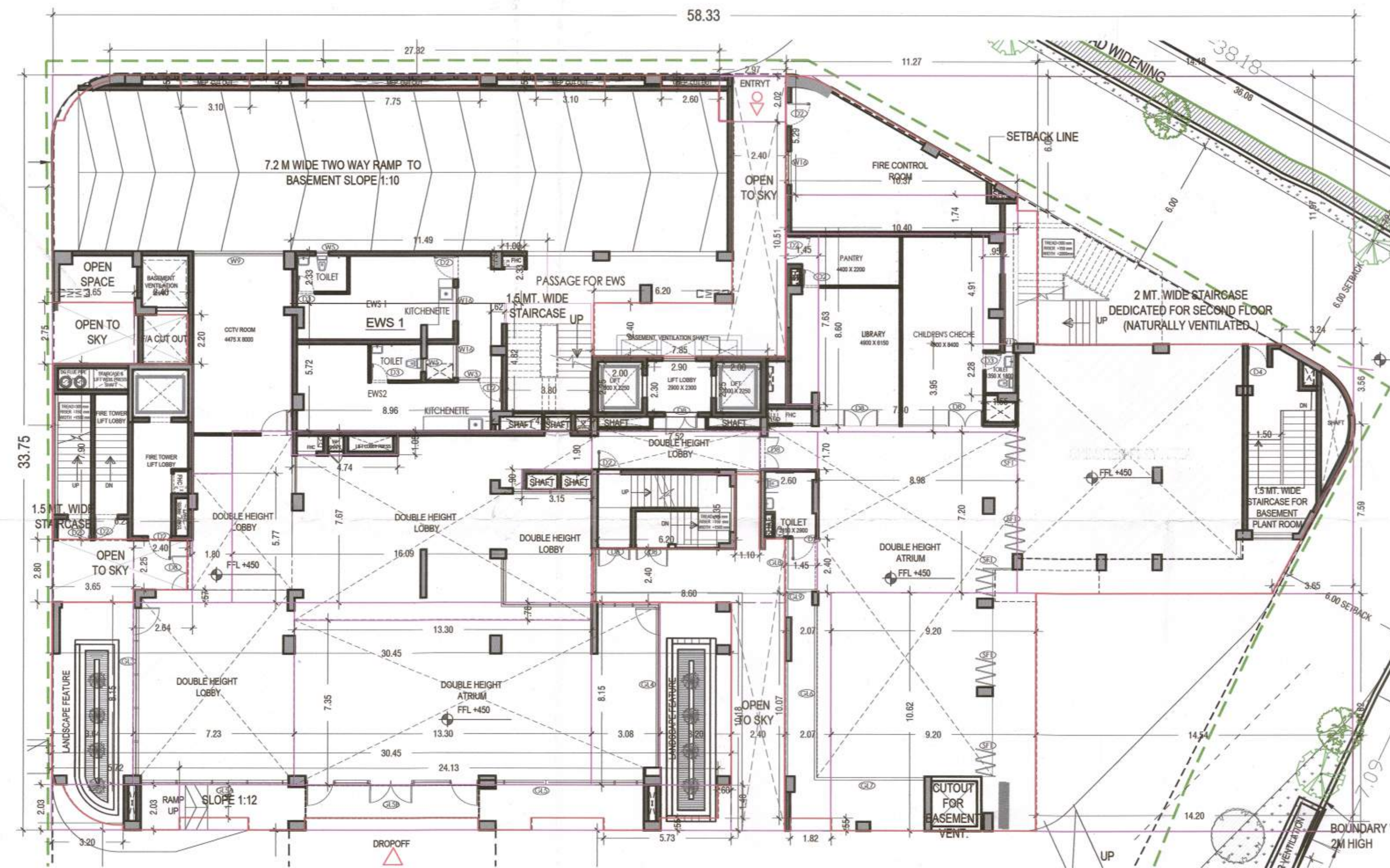
Drawing Title

GROUND FLOOR PLAN

Job No. 2019/09			Drawing No. TDI-04
Drawn RS	Checked PS	Approved NK	
Date	Scale		



GROUND FLOOR AREA DIAGRAM (FAR & NON FAR) REFERENCE LINE OF AREA DIAGRAM



GROUND FLOOR AREA DIAGRAM REFERENCE LINE OF AREA DIAGRAM

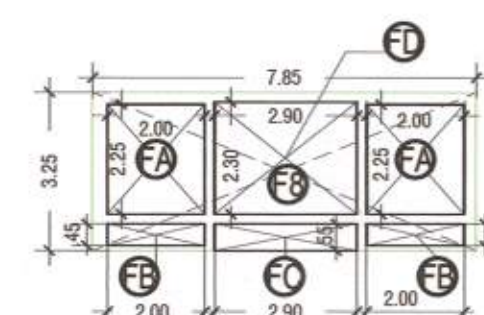
The Owner and Architect of the Plot/Project will strictly adhere to National Green Tribunal Guidelines taking which penal action in terms of Section 15 of the NGT Act shall be taken on each default.

Party will apply for Revalidation one month before the validity expiry of Plans.

Plans are valid for 05 years provided the construction started within One Year from the date of sanction.

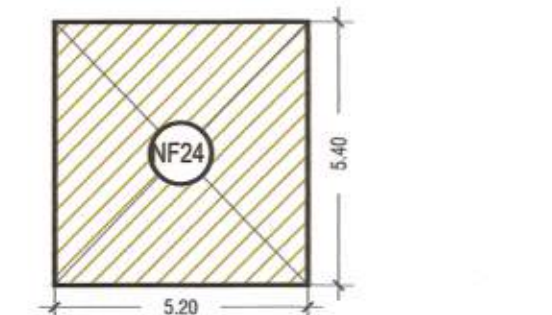
Projections whatsoever like Chajne Roof Projection, Balconies, Cornices etc. will Not be constructed/projected on Municipal Land particularly where the setback is Zero.

No Dwelling Unit will be Constructed more than Sanctioned Plans.



GUARD ROOM AND SWACH BHARAT AREA DIAGRAM

"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its notice and NDMC will stand indemnified against any Claim on this account."



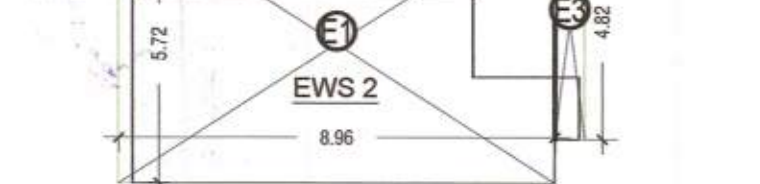
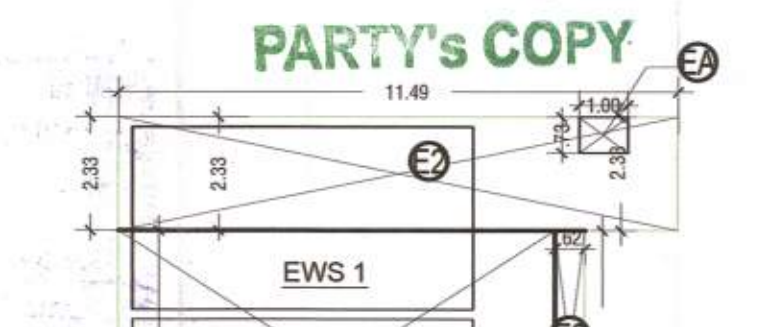
METER ROOM AREA DIAGRAM

EWS GROUND FLOOR FAR CALCULATIONS				
EWS GROUND FLOOR AREA ADDITIONS				
NO.	Code	LENGTH (M)	BREADTH (M)	AREA (Sq.m)
E1		11.48	2.33	26.77
E2		6.62	4.82	31.80
TOTAL ADDITIONS(A)				58.57
SUBTRACTIONS				
FA		1.00	0.73	0.73
TOTAL SUBTRACTIONS(B)				0.73
TOTAL FAR AREA FOR EWS AT GROUND FLOOR (C) = A-B				57.84
EWS CARPET AREA GROUND FLOOR				
EWS 1		7.00	3.75	26.25
E4		7.00	3.75	26.25
TOTAL				52.50
EWS 2		7.00	3.00	21.00
E6		8.68	0.90	7.81
E7		2.18	1.20	2.62
TOTAL				31.43
TOTAL CARPET AREA EWS GROUND FLOOR				83.93

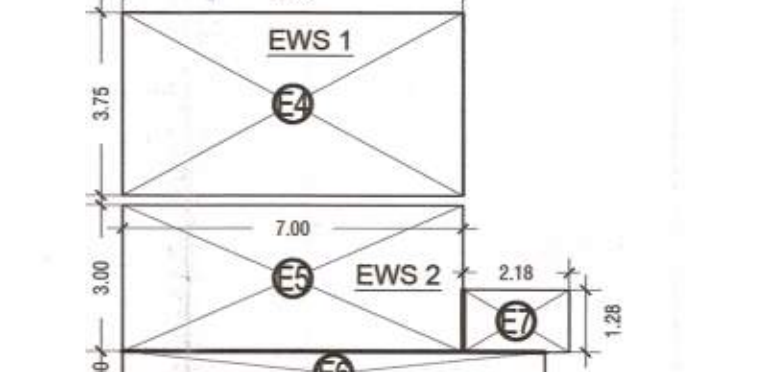
GROUND FLOOR FAR CALCULATIONS				
ADDITIONS				
FB		7.85	3.25	25.51
TOTAL ADDITIONS(B)				25.51
SUBTRACTIONS				
FA		2.00	2.25	4.50
FB		2.00	0.45	0.90
FC		2.90	0.55	1.60
FD		2.90	2.25	6.53
TOTAL SUBTRACTIONS(C)				13.53
TOTAL FAR GROUND FLOOR (F) = B - C				11.98

NON - FAR AREA CALCULATIONS				
ADDITION				
A.B.C.D		58.33	33.75	1
TOTAL ADDITIONS				1968.84
DEDUCTION				
1		14.18	11.97	1
2		11.34	6.03	1
3		3.24	3.96	1
4		3.68	7.58	1
5		10.62	5.1	1
6		2.40	10.18	1
7		8.66	2.40	1
8		1.10	3.25	1
9		3.20	2.03	2
10		3.60	2.75	1
11		2.4	2.25	1
12		3.80	2.25	1
13		2.60	2.25	1
14		3.10	0.55	4
15		7.00	0.55	2
16		2.60	0.55	1
17		2.40	2.00	1
18		2.40	10.55	1
19		6.20	2.40	1
20		1.60	0.55	1
21		3.20	0.50	1
22		0.60	1.48	1
TOTAL				626.76
NET FLOOR ENVELOPE AREA (G)				1441.88
TOTAL (H)				4.50
TOTAL (I)				4.50
SWACH BHARAT (WASH ROOM & ATM)				
NF23		2.45	2.84	1
NF24		1.47	2.25	1
NF25		2.3	2.00	1
NF26		1.8	2.25	1
TOTAL (J)				4.00
TOTAL (K)				28.36
METER ROOM				
NF24		5.20	5.40	1
TOTAL (L)				28.36
TOTAL GROUND FLOOR NON FAR AREA (G+H+K+J)+L				1407.38

STAIRCASE				
NF1		6.48	3.35	1
NF2		3.91	4.82	1
TOTAL (M)				40.48
LOBBY AREA				
NF4		13.30	7.35	1
NF5		24.13	1.48	1
NF6		5.24	2.03	1
NF7		3.68	8.15	1
NF8		3.10	8.15	1
NF9		3.20	8.15	1
NF10		8.98	1.20	1
NF11		8.20	10.62	1
NF12		2.07	10.70	1
NF13		2.60	1.70	1
TOTAL (N)				121.88
GROSS AREA (M)				
TOTAL (O)				366.31
FAR ON 25% OF PROPOSED ADDITIONAL GROUND COVERAGE FOR ATRIUM (U=0.88% or 21.28m ²)				
TOTAL (P)				7.80
LOBBY AREA				
NF5A		16.08	7.67	1
NF5B		13.30	0.78	1
NF6		1.80	5.77	1
NF7		2.44	0.57	1
NF8A		7.23	8.15	1
NF8B		7.52	1.50	1
TOTAL (Q)				218.89
DEDUCTION OF SHAFT				
S1		4.74	1.05	1
S2		3.15	0.90	1
TOTAL (R)				2.84
FIRE CONTROL ROOM				
NF15		10.40	5.28	1
NF16		10.40	1.74	1
TOTAL (S)				45.60
COMMUNITY AREA				
NF17		1.45	7.63	1
NF18		7.40	8.00	1
NF19		0.95	4.51	1
NF20		1.55	2.28	1
TOTAL (T)				82.90
FIRE TOWER				
NF21		6.25	7.90	1
TOTAL (U)				49.38



GROUND FLOOR EWS AREA DIAGRAM



GROUND FLOOR EWS CARPET AREA DIAGRAM

N. D. M. C.
Building Scheme No. NDMC (BP) 29/1/20
Date: 24-10-2019
Bldg. Clerk For Chief Architect

DOOR/WINDOW SCHEDULE				
LEGEND	WIDTH	HEIGHT	DOOR OR WINDOW LOCATION	LOCATION
(D1)	1000	2400	0	2400
(D2)	1000	2400	0	2400
(D3)	1000	2400	0	2400
(D4)	1000	2400	0	2400
(D5)	1000	2400	0	2400
(D6)	1000	2400	0	2400
(D7)	1000	2400	0	2400
(D8)	1000	2400	0	2400
(D9)	1000	2400	0	2400
(D10)	1000	2400	0	2400
(D11)	1000	2400	0	2400
(D12)	1000	2400	0	2400
(D13)	1000	2400	0	2400
(D14)	1000	2400	0	2400
(D15)	1000	2400	0	2400
(D16)	1000	2400	0	2400
(D17)	1000	2400	0	2400
(D18)	1000	2400	0	2400
(D19)	1000	2400	0	2400
(D20)	1000	2400	0	2400
(D21)	1000	2400	0	2400
(D22)	1000	2400	0	2400
(D23)	1000	2400	0	2400
(D24)	1000	2400	0	2400
(D25)	1000	2400	0	2400
(D26)	1000	2400	0	2400
(D27)	1000	2400	0	2400
(D28)	1000	2400	0	2400
(D29)	1000	2400	0	2400
(D30)	1000	2400	0	2400
(D31)	1000	2400	0	2400
(D32)	1000	2400	0	2400
(D33)	1000	2400	0	2400
(D34)	1000	2400	0	2400
(D35)	1000	2400	0	2400
(D36)	1000	2400	0	2400
(D37)	1000	2400	0	2400
(D38)	1000	2400	0	2400
(D39)	1000	2400	0	2400
(D40)	1000	2400	0	2400
(D41)	1000	2400	0	2400
(D42)	1000	2400	0	2400
(D43)	1000	2400	0	2400
(D44)	1000	2400	0	2400
(D45)	1000	2400	0	2400
(D46)	1000	2400	0	2400
(D47)	1000	2400	0	2400
(D48)	1000	2400	0	2400
(D49)	1000	2400	0	2400
(D50)	1000	2400	0	2400
(D51)	1000	2400	0	2400
(D52)	1000	2400	0	2400
(D53)	1000	2400	0	2400
(D54)	1000	2400	0	2400
(D55)	1000	2400	0	2400
(D56)	1000	2400	0	2400
(D57)	1000	2400	0	2400
(D58)	1000	2400	0	2400
(D59)	1000	2400	0	2400
(D60)	1000	2400	0	2400
(D61)	1000	2400	0	2400
(D62)	1000	2400	0	2400
(D63)	1000	2400	0	2400
(D64)	1000	2400	0	2400
(D65)	1000	2400	0	2400
(D66)	1000	2400	0	2400
(D67)	1000	2400	0	2400
(D68)	1000	2400	0	2400
(D69)	1000	2400	0	2400
(D70)	1000	2400	0	2400
(D71)	1000	2400	0	2400
(D72)	1000	2400	0	2400
(D73)	1000	2400	0	2400
(D74)	1000	2400	0	2400
(D75)	1000	2400	0	2400
(D76)	1000	2400	0	2400
(D77)	1000	2400	0	2400
(D78)	1000	2400	0	2400
(D79)	1000	2400	0	2400
(D80)	1000	2400	0	2400
(D81)	1000	2400	0	2400
(D82)	1000	2400	0	2400
(D83)	1000	2400	0	2400
(D84)	1000	2400	0	2400
(D85)	1000	2400	0	2400
(D86)	1000	2400	0	2400
(D87)	1000	2400	0	2400
(D88)	1000	2400	0	2400
(D89)	1000	2400	0	2400
(D90)	1000	2400	0	2400
(D91)	1000	2400	0	2400
(D92)	1000	2400	0	2400
(D93)	1000	2400	0	2400
(D94)	1000	2400	0	2400
(D95)	1000	2400	0	2400
(D96)	1000	2400	0	2400
(D97)	1000	2400	0	2400
(D98)	1000	2400	0	2400
(D99)	1000	2400	0	2400
(D100)	1000	2400	0	2400

SAISONED
Subject to Remaining of the
Sanctioning Officer vide
Comptroller's Order
Dated: 01/07/2019
Bldg. Clerk
For Chief Architect

RAJEEV SOOD
Chief Architect
N. D. M. C.

VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C

Er. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI

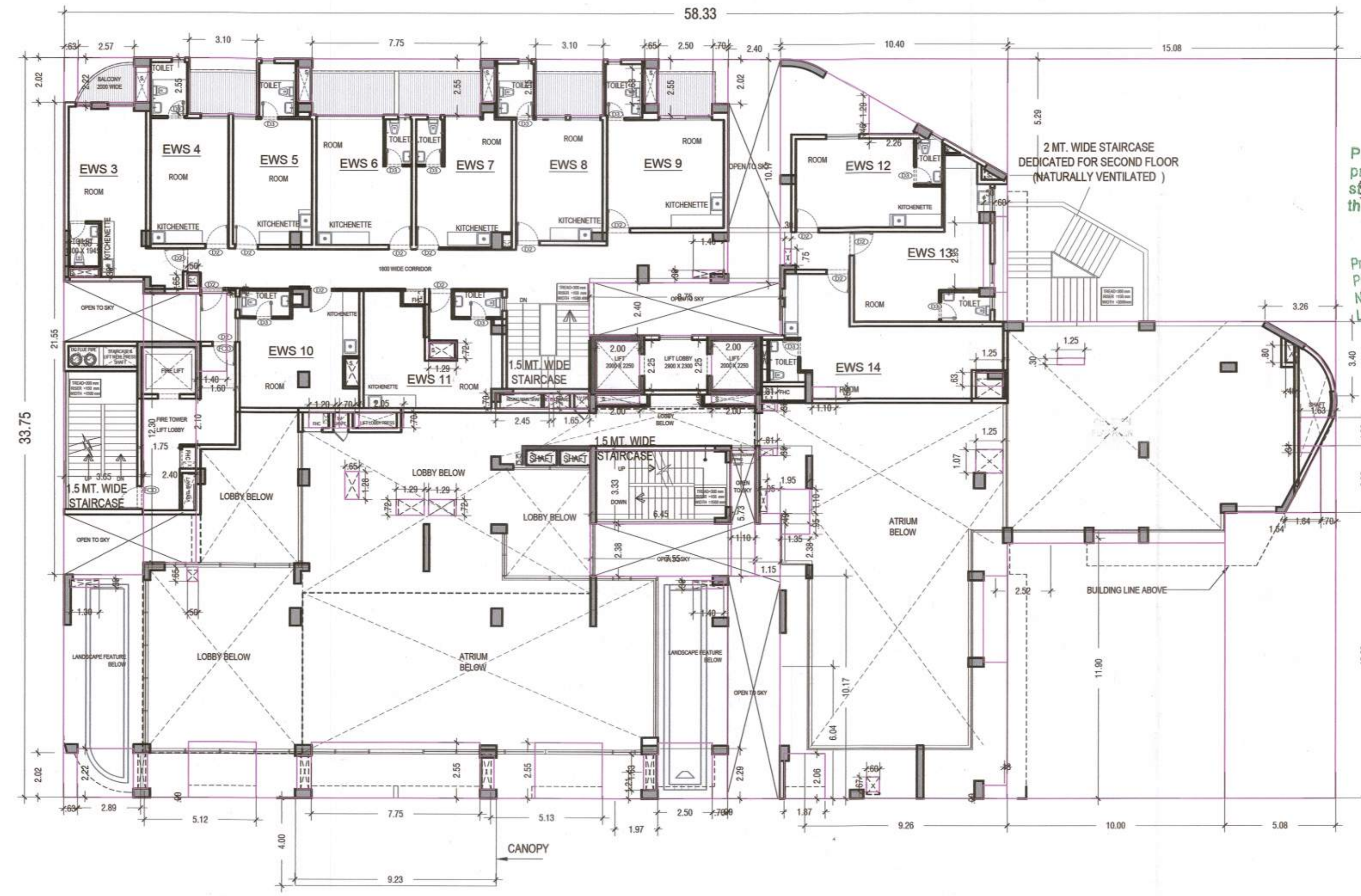
PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shrivastava
J.E. (BP) N-I
New Delhi Municipal Council
New Delhi.

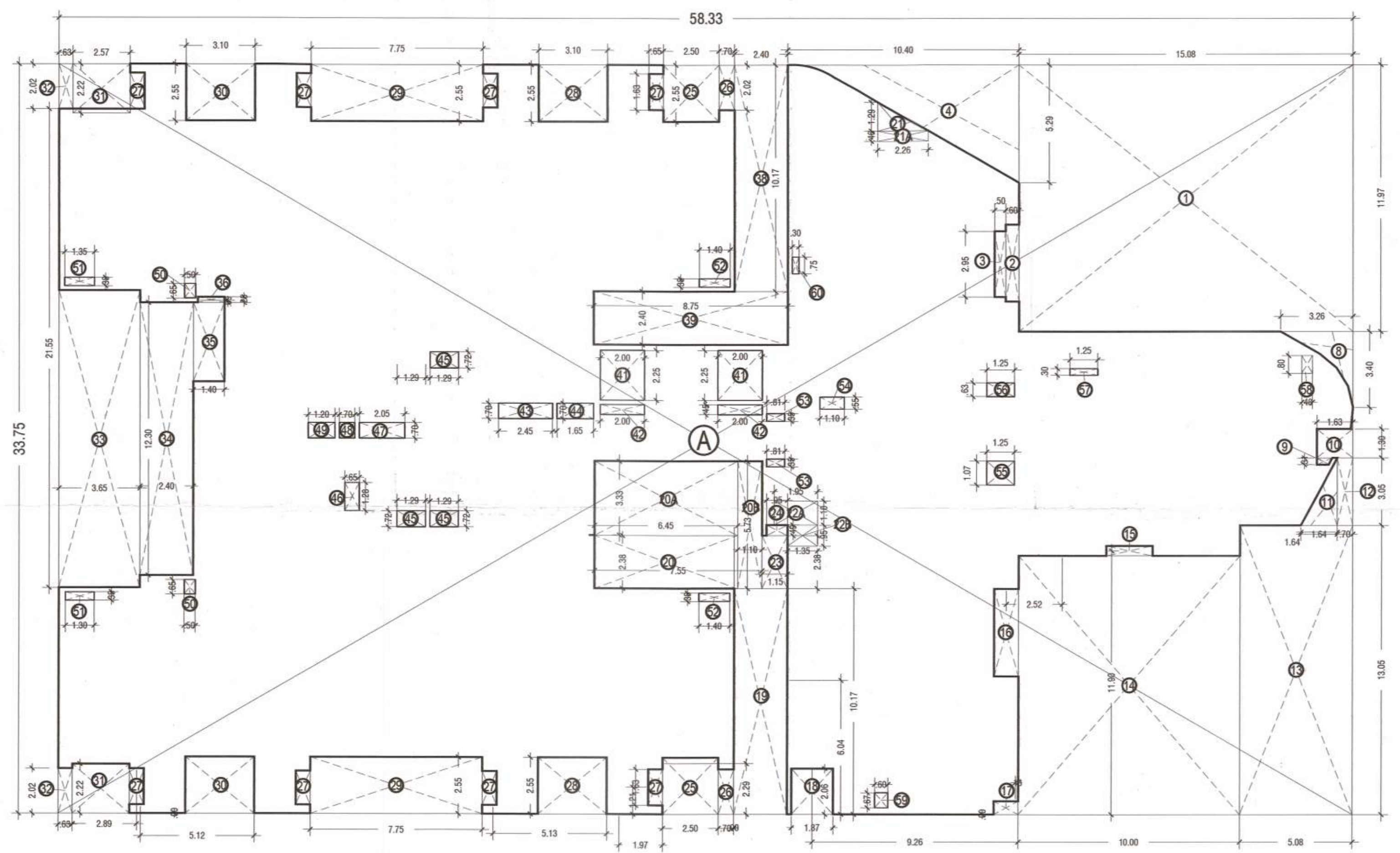
Architects:
ARCOP Associates Pvt. Ltd.
Plot No. A-45, Sec-4
Noida, Uttar Pradesh
Pin-201301, Sec-4, Noida
Ph: +91-124-495300 FAX: +91-124-495300

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4
Noida, Uttar Pradesh

Owner:
KAM



GROUND COVERAGE AREA DIAGRAM REFERENCE LINE OF AREA DIAGRAM



GROUND COVERAGE AREA DIAGRAM

"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any Claim on this Account."

Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

Projections whatsoever like Choline Roof Projection, Balconies, Cornices etc. shall not be constructed/projected on Municipal Land particularly where the sanction is Zero.

No Dwelling Unit will be Constructed more than Sanctioned Plans.

The Owner and Architect of the Plot/Project will strictly adhere to National Green Tribunal Guidelines/Guidelines which penal action in terms of Section 15 of the NGT Act shall be taken on each default.

Party will apply for Revalidation one month before the validity expiry of Plans.

N. D. M. C.
Building Scheme No. 12211 (A) 19/11/19-20
Date: 24-12-2019
Bldg. Clerk For Chief Architect

PARTY'S COPY

GROUND COVERAGE					
ADDITIONS					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (SqM)
1		58.33	33.75	1	1968.64
TOTAL ADDITIONS					1968.64
SUBTRACTION					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (SqM)
1		15.08	11.97	1	180.51
2		0.60	3.45	1	2.07
3		0.50	2.95	1	1.48
4	0.50	10.40	5.29	1	27.51
8	0.50	3.26	3.40	1	5.54
9		0.54	0.31	1	0.17
10		1.63	1.30	1	2.12
11	0.50	1.64	3.05	1	2.50
12		0.70	3.05	1	2.14
13		5.08	13.05	1	66.29
14		10.00	11.67	1	116.70
15		2.10	0.45	1	0.95
16		1.10	3.95	1	4.35
17		1.10	0.60	1	0.66
18		1.87	2.07	1	3.87
19		2.40	10.17	1	24.41
20		6.45	2.40	1	15.48
20A		6.45	3.33	1	21.48
20B		1.10	5.73	1	6.30
21	0.50	2.26	1.29	1	1.46
21A		2.26	0.46	1	1.04
22A		1.95	1.10	1	2.15
22B		1.35	0.95	1	1.28
23		1.15	2.38	1	2.74
24		0.95	0.48	1	0.46
25		2.50	2.55	2	12.75
26		0.70	2.02	2	2.83
27		0.65	1.63	8	8.48
28		3.10	2.55	2	15.81
29		7.55	2.55	2	38.51
30		3.10	2.55	2	15.81
31		2.57	2.22	2	11.41
32		0.63	2.02	2	2.55
33		3.65	13.40	1	48.91
34		2.40	12.32	1	29.57
35		1.40	3.55	1	4.97
36		1.20	0.25	1	0.30
38		2.40	10.17	1	24.41
39		8.75	2.40	1	21.00
41		2.00	2.25	2	9.00
42		2.00	0.45	2	1.80
43		2.40	0.70	1	1.68
44		1.65	0.70	1	1.16
45		1.29	0.72	3	2.79
46		0.65	1.28	1	0.83
47		0.70	2.05	1	1.44
48		0.70	0.70	1	0.49
49		1.20	0.70	1	0.84
50		0.50	0.65	2	0.65
51		1.30	0.30	2	0.78
52		1.40	0.38	2	1.06
53		0.81	0.35	2	0.57
54		1.10	0.55	1	0.61
55		1.25	1.07	1	1.34
56		1.25	0.63	1	0.79
57		1.25	0.30	1	0.38
58		0.48	0.80	1	0.38
59		0.60	0.67	1	0.40
60		0.30	0.75	1	0.23
TOTALSUBTRACTION					758.11
TOTAL GROUND COVERAGE					1210.53

Plans
SANCTIONED
Subject to Remarks of the
Sanctioning Officer vide
Competent Authority's Order
Dated: 24/12/2019
Bldg. Clerk
For Chief Architect

RAJEEV SOOD
Chief Architect
N. D. M. C.

VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C.

Er. **SANJEEV KR. SHARMA**
E.E. (BP)
N.D.M.C., NEW DELHI

PRAJOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shetye
J.E. (BP) N-1
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot-36B, Sector-32, Gurugram-122001
Ph: +91-124-495500 FAX: +91-124-495500

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4
NOIDA, Uttar Pradesh

Owner:
**KAMAL KUMAR, DN TANEJA &
SK PROMOTERS THR PRITHIPAL SINGH**
TDI Infocorp India Ltd. U.G. Floor, Vandana Building, Tolstoy Marg,
Connaught Place, New Delhi, 110001

Project:
PROPOSED GROUP HOUSING, AT PROPERTY
88/1-A, LADY HARDING ROAD NEW DELHI
ALSO KNOWN AS 14 LADY HARDING ROAD,
NEW DELHI.

Architect's Signature

PRASHANT KUMAR SINGH
Architect,
Council of Architecture
Registration No. CA/000111389

Owners' Signature
Kamal Kumar

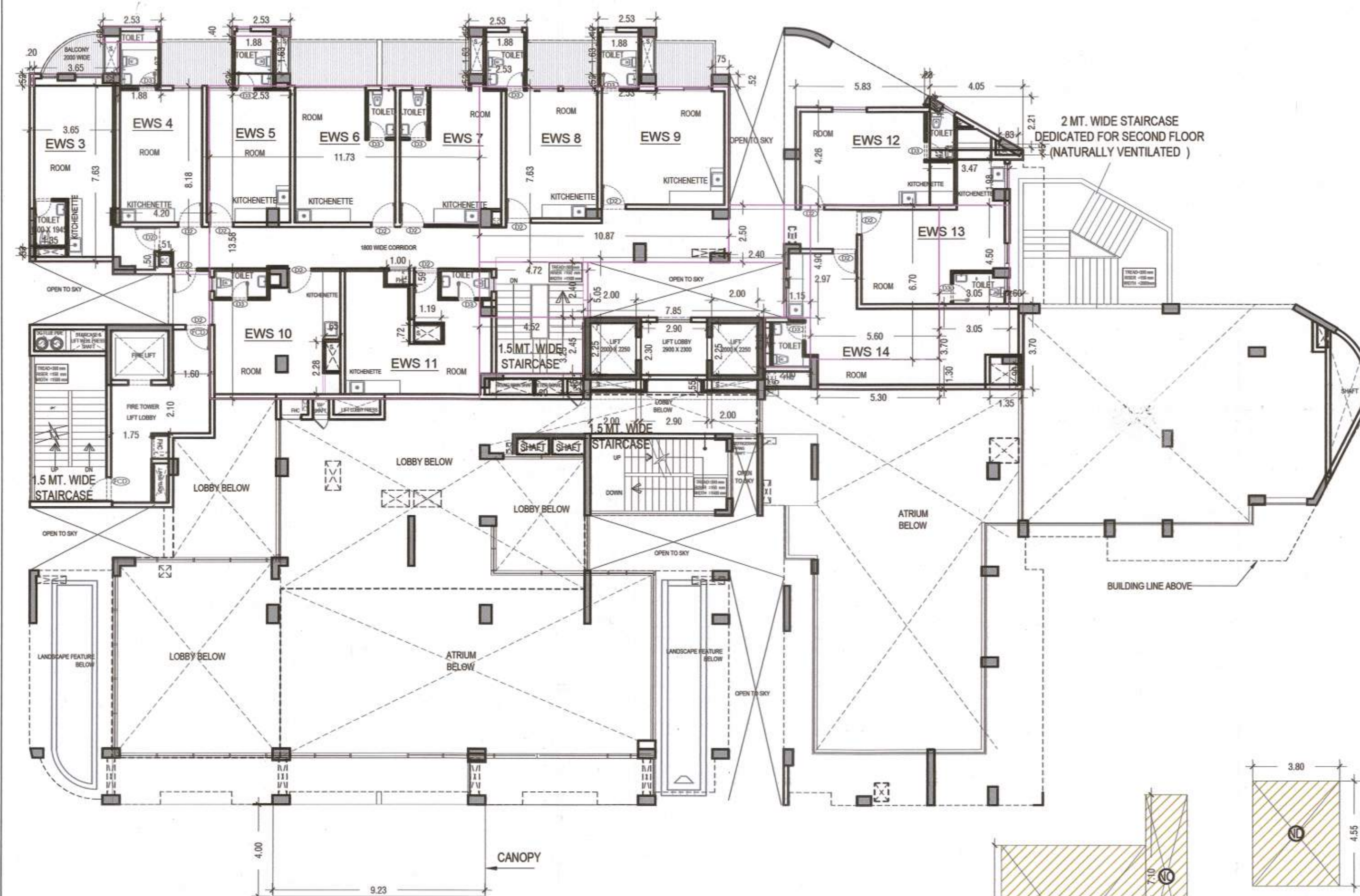
SK Promoters Thr Prithipal Singh
(Power of Attorney to Kamal Kumar)

D. N. Taneja
(Power of Attorney to Kamal Kumar)

Drawing Title
**GROUND FLOOR
AREA DIAGRAM**

Job No.
2019/09
Drawing No.
TDI-06

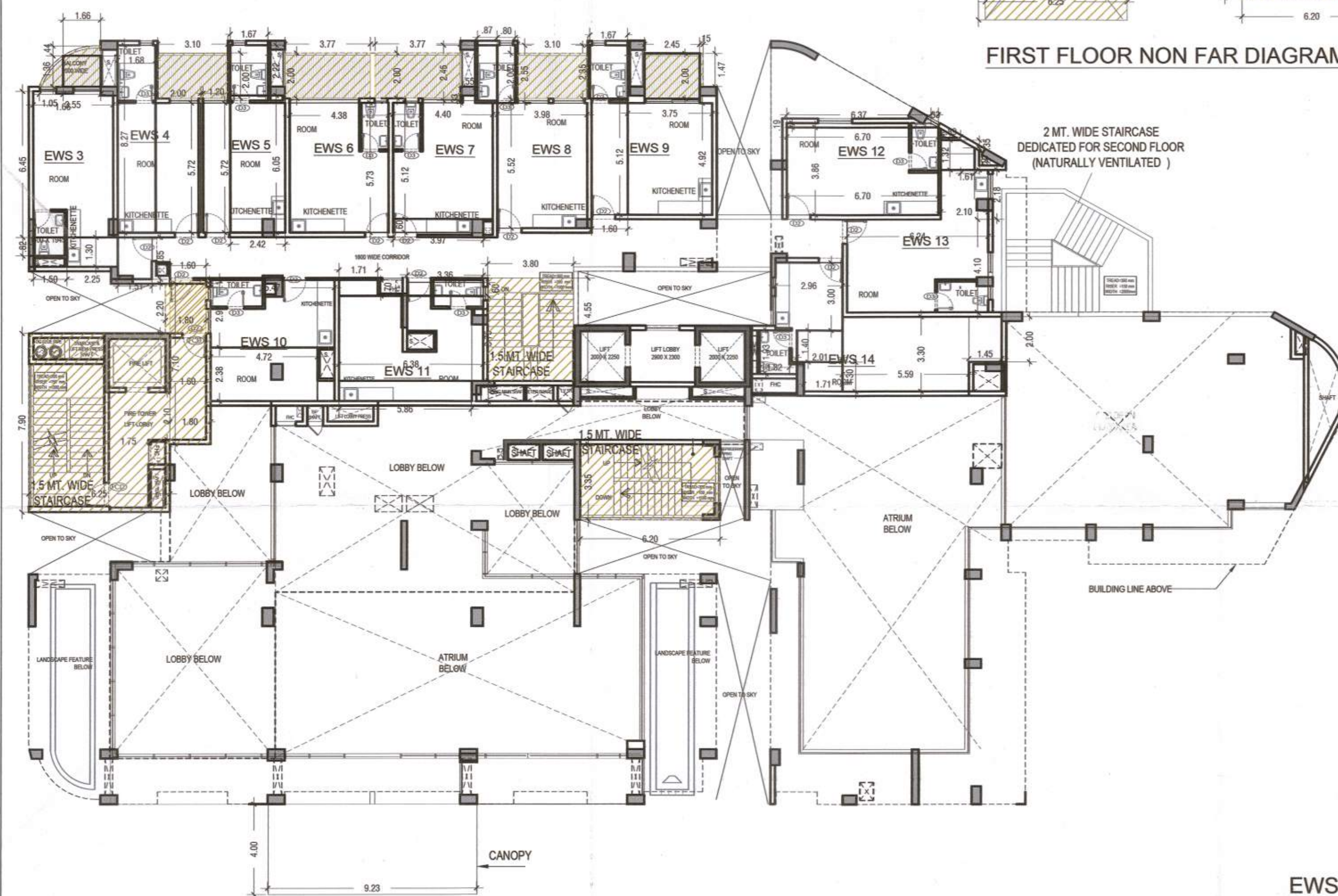
Drawn
RS
Date
Checked
PS
Scale
Approved
NK



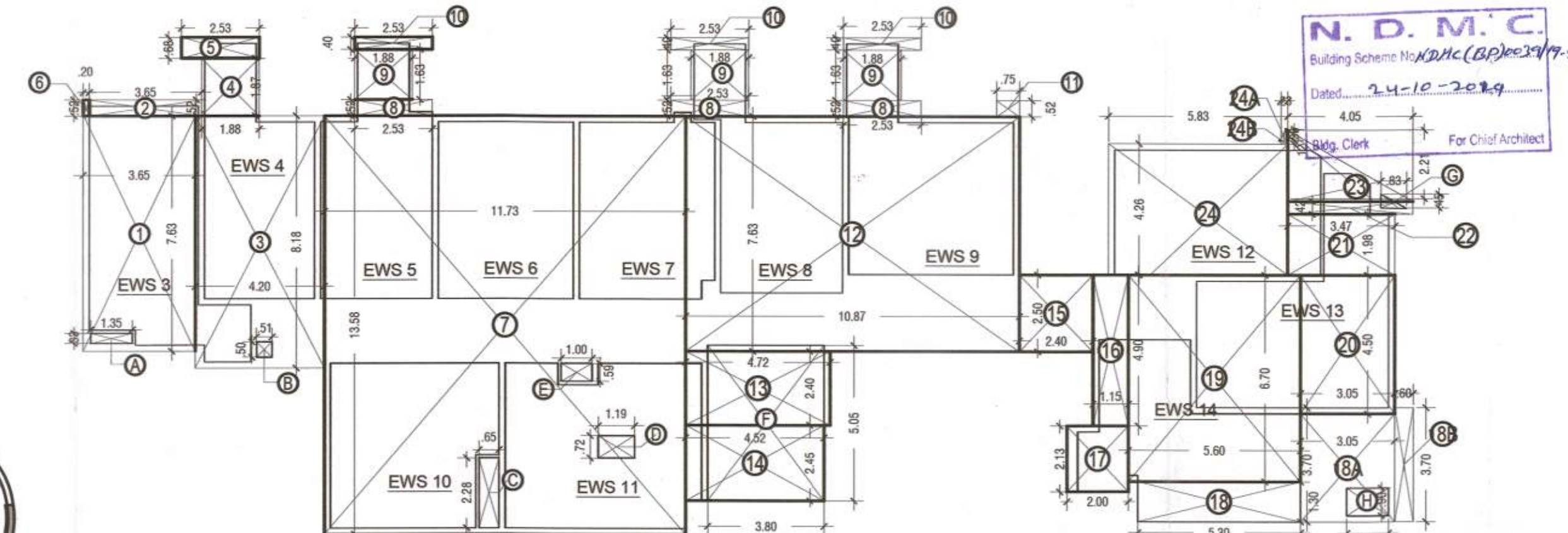
FIRST FLOOR PLAN

REFERENCE LINE OF AREA DIAGRAM

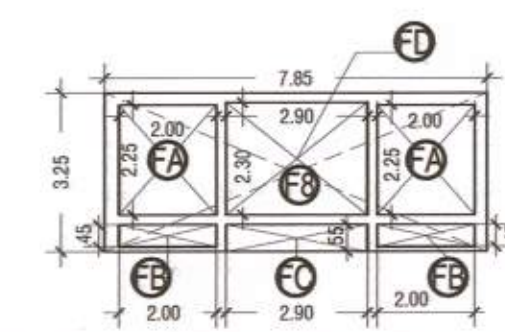
 FIRE RATED WALL
 FIRE CHECK DOOR



FIRST FLOOR PLAN (EWS CARPET AREA AND NON FAR AREA)

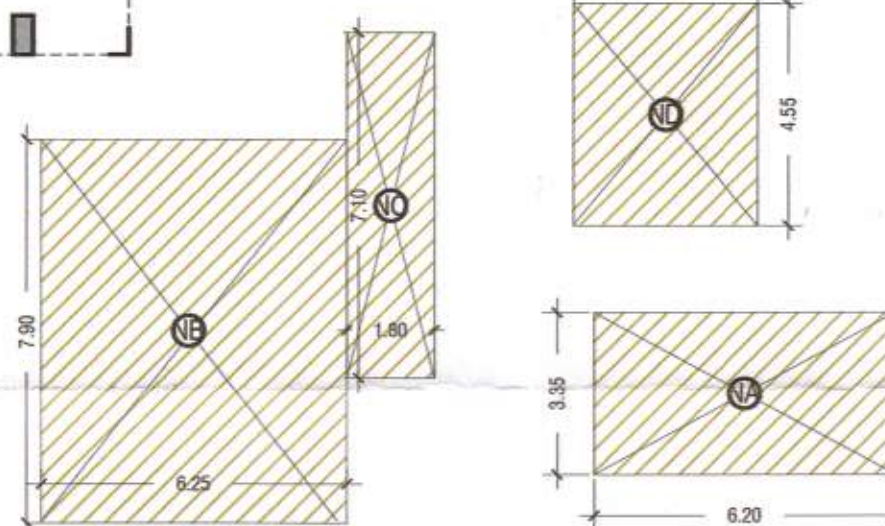


FIRST FLOOR EWS AREA DIAGRAM



FIRST FLOOR FAR DIAGRAM

FIRST FLOOR FAR AREA CALCULATIONS					
ADDITIONS					
FB		7.85	3.25	1	25
TOTAL ADDITIONS(E)					9
SUBTRACTIONS					
FA		2.90	2.25	2	25
FB		2.90	0.45	2	1
FC		2.90	0.55	1	1
FD		2.90	2.30	1	6
TOTAL SUBTRACTIONS(F)					19
TOTAL FAR GROUND FLOOR (G) = E - F					6

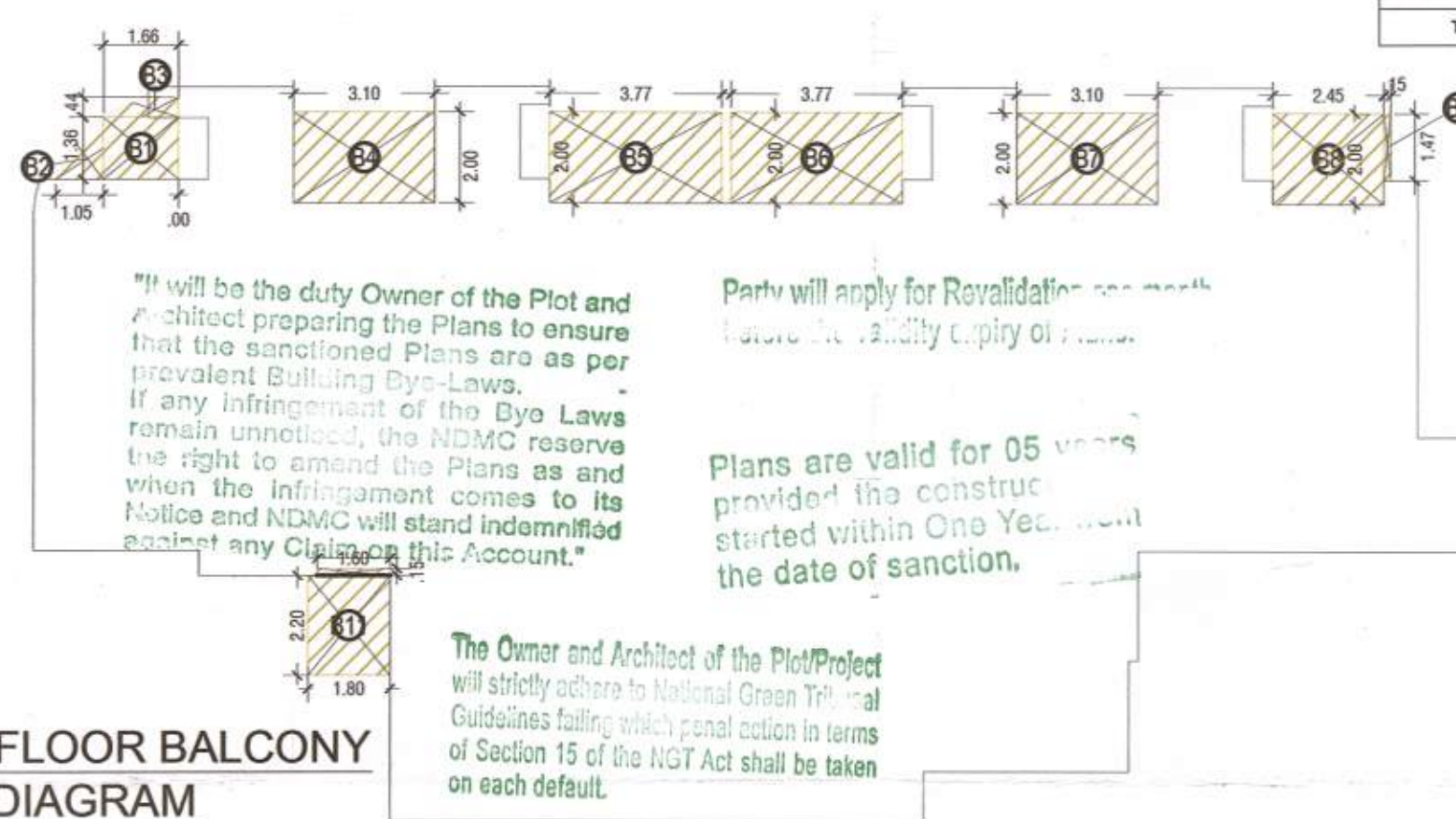


FIRST FLOOR NON FAR DIAGRAM

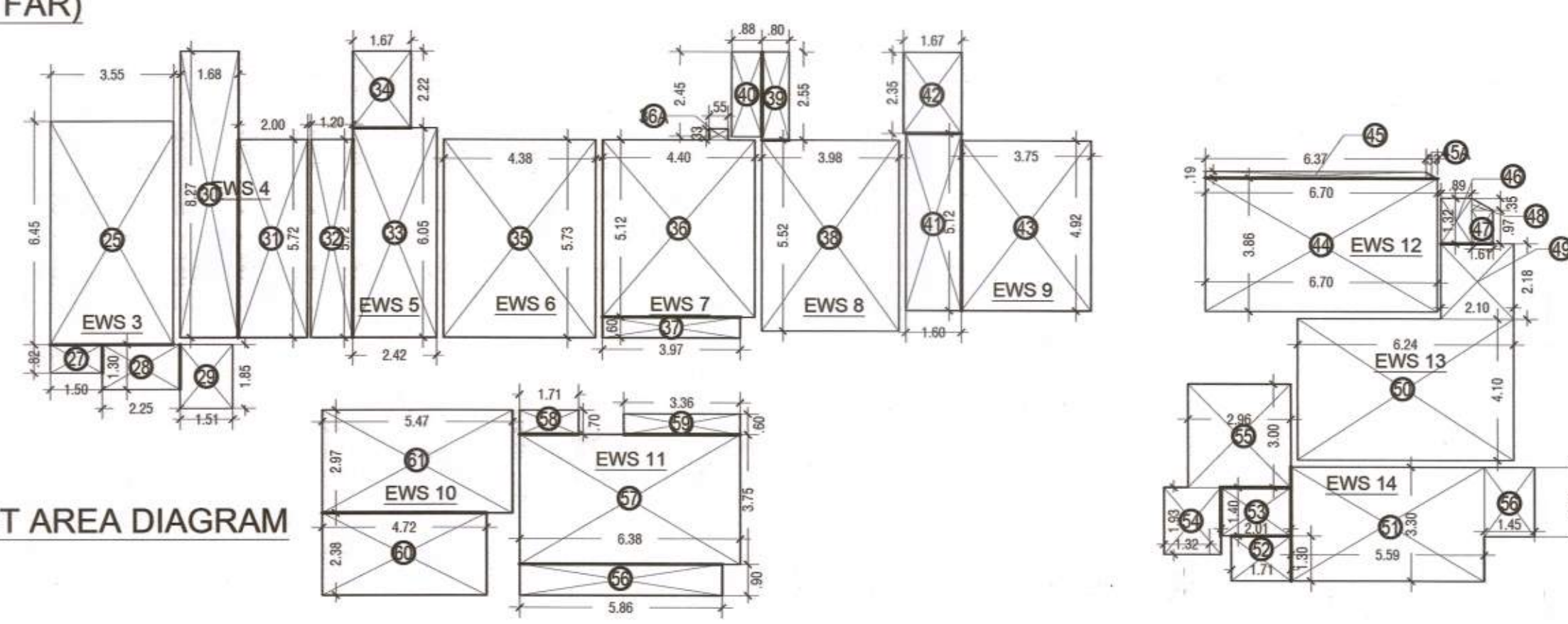
EWS 1			
25	3.95	6.45	1
26	1.50	0.35	1
28	2.25	1.30	1
29	1.51	1.90	1
		TOTAL	4
EWS 4			
30	1.60	8.27	1
31	2.00	5.72	1
		TOTAL	2
EWS 5			
32	1.20	5.72	1
33	2.42	6.05	1
34	1.67	2.22	1
		TOTAL	3
EWS 6			
35	4.38	5.73	1
		TOTAL	2
EWS 7			
36	4.40	5.12	1
36A	0.55	0.33	1
37	3.97	0.80	1
		TOTAL	3
EWS 8			
38	3.50	5.52	1
39	0.80	2.55	1
40	0.87	2.45	1
		TOTAL	3
EWS 9			
41	1.60	5.12	1
42	1.67	2.35	1
43	3.75	4.90	1
		TOTAL	3
EWS 10			
44	4.72	2.38	1
45	5.47	2.97	1
		TOTAL	2
EWS 11			
46	5.80	0.90	1
47	6.58	3.70	1
48	1.71	0.70	1
49	3.35	0.70	1
		TOTAL	4
EWS 12			
49	6.70	3.88	1
45	6.37	0.18	1
45A	0.50	0.33	0.19
		TOTAL	3
EWS 13			
46	0.80	1.32	1
47	0.01	0.97	1
48	0.50	0.01	0.35
49	2.10	2.18	1
50	6.24	4.10	1
		TOTAL	5
EWS 14			
51	5.50	3.30	1
52	1.71	1.30	1
53	2.01	1.40	1
54	1.32	1.03	1
55	2.16	3.00	1
		TOTAL	5
TOTAL CARPET AREA FIRST FLOOR (RS)			

FIRST FLOOR AREA CALCULATIONS					
EW3 FIRST FLOOR AREA					
NO.	Code	LENGTH (M)	BREATH (M)	Nos.	AREA (sqm)
1		4.59	0.52	1	2.39
2		3.65	0.52	1	1.90
3		4.59	0.52	1	2.39
4		1.85	0.87	1	1.61
5		2.53	0.68	1	1.72
6		2.53	0.52	1	1.32
7		11.72	13.68	1	159.26
8		2.53	0.52	3	3.95
9		1.85	1.83	3	9.98
10		2.53	0.45	3	3.54
11		0.88	0.32	1	0.28
12		0.88	0.43	1	0.38
13		4.72	2.45	1	11.53
14		4.52	2.45	1	11.07
15		2.46	2.50	1	6.09
16		1.15	4.90	1	5.64
17		1.15	1.13	1	1.29
18		5.50	1.30	1	7.15
19		3.95	0.50	1	1.98
20		0.60	3.70	1	2.22
21		0.60	0.70	1	0.42
22		3.55	4.50	1	15.97
23		3.55	4.50	1	15.97
24		4.50	0.42	1	1.90
25	0.80	4.05	0.21	1	0.84
26	0.80	9.85	0.36	1	3.48
27A	0.50	0.23	0.36	0.4	0.33
28	0.50	0.23	0.42	0.4	0.39
TOTAL ADDITION(S)					474.52
TOTAL FAR AREA FOR EW3 AT FIRST FLOOR (C) = A+B					121.30
FIRST FLOOR NON FAR AREA CALCULATION					
STAIRCASE					
NA		6.25	3.35	1	20.77
NO		3.80	4.50	1	17.10
TOTAL (B)					37.87
FINE WORK					
NS		6.25	7.90	1	49.38
NC		1.65	7.90	1	13.19
TOTAL (D)					62.57

FIRST FLOOR BALCONY AREA CALCULATIONS (NON FAR)					
B1		1.66	1.36	1	2.26
B2	0.5	1.05	1.36	1	0.71
B3	0.5	1.86	0.44	1	0.37
B4		3.1	2.00	1	0.20
B5		3.77	2.00	1	7.54
B6		3.77	2.00	1	7.54
B7		3.1	2.00	1	0.20
B8		4.65	2.00	1	4.90
B9		0.15	1.47	1	0.22
B10		1.65	0.15	1	0.24
B11		0.80	0.20	1	0.98
TOTAL BALCONY AREA (A)					49.14
TOTAL FIRST FLOOR NON AREA (H+J+K)					143.8



FIRST FLOOR BALCONY
AREA DIAGRAM
(NON FAR)



EWS CARPET AREA DIAGRAM

"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any Claims on this Account."

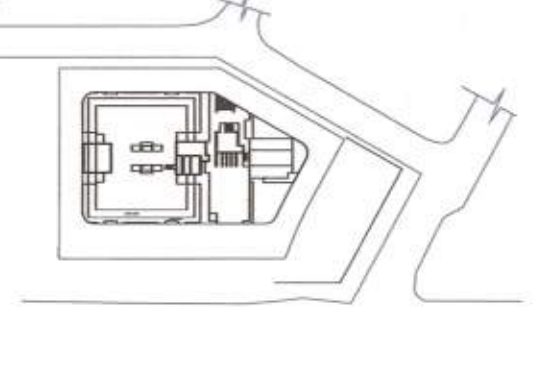
Party will apply for Revalidation one month before the validity expiry of license.

Plans are valid for 05 years provided the construction started within One Year from the date of sanction.

The Owner and Architect of the Plot/Project will strictly adhere to National Green Tribunal Guidelines failing which penal action in terms of Section 15 of the NGT Act shall be taken on each default.

Projections whatsoever like Chajjas, Roof Projection, Balconies, Cornices etc shall not be constructed/projected. Municipal

No Dwelling Unit will be
Constructed more than
Sanctioned Plans.



RAJEEV SOOD
Chief Architect
N. D. M. C.
VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C
Er. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI

PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL CORP.


Savitri Shakyawar
J.E. (BP) N-1
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot- 36b, Sector-32, Gurugram-122001
Ph: +91-124-4595500 FAX: +91-124-4595550

Structure:
Civtech Consultants Pvt. Ltd.
Plot No. A 45, Sec-4
NOIDA, Uttar Pradesh

Owner:
**KAMAL KUMAR, DN TANEJA &
SK PROMOTERS THR PRITHIPAL SINGH**
TDI Infracorp India Ltd, U.G. Floor, Vandana Building, Tok
Connaught Place, New Delhi - 110001

Project: PROPOSED GROUP HOUSING , AT PROPERTY 88/1-A, LADY HARDINGE ROAD NEW DELHI ALSO KNOWN AS 14 LADY HARDINGE ROAD , NEW DELHI.

Architect's Signature 

PRASHANT KUMAR SINGH
Architect,
Council of Architecture
Registration No. CA/2007/41369

Owners' Signature _____

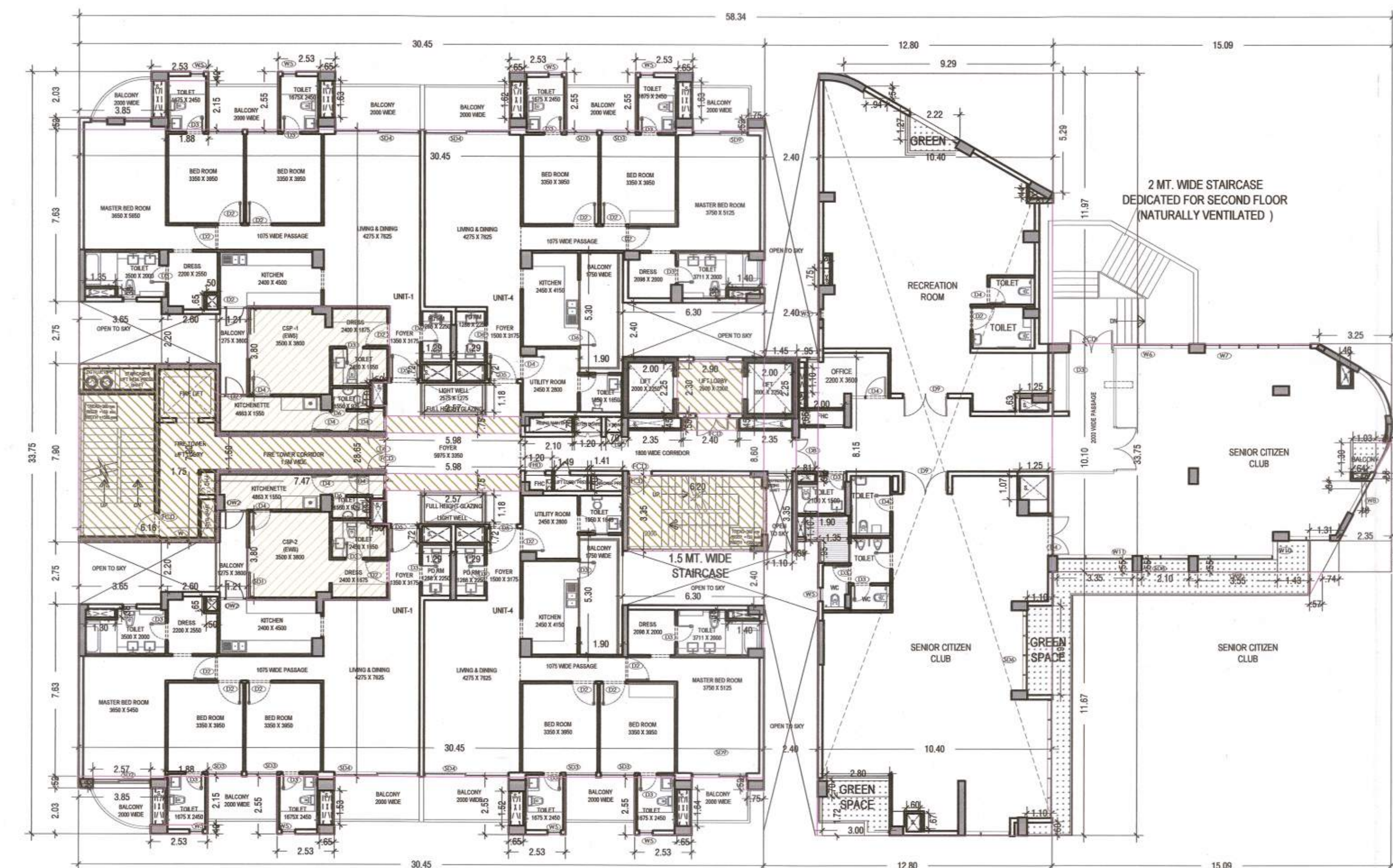
SK Promoters THR Prithipal Singh
(Power of Attorney to Kamal Kumar)

D. N. Taneja
(Power of Attorney to Kamal Kumar)

Drawing Title

FIRST FLOOR

Job No. 2019/09			Drawing No. TDI-07
Drawn RS	Checked PS	Approved NK	
Date	Scale		

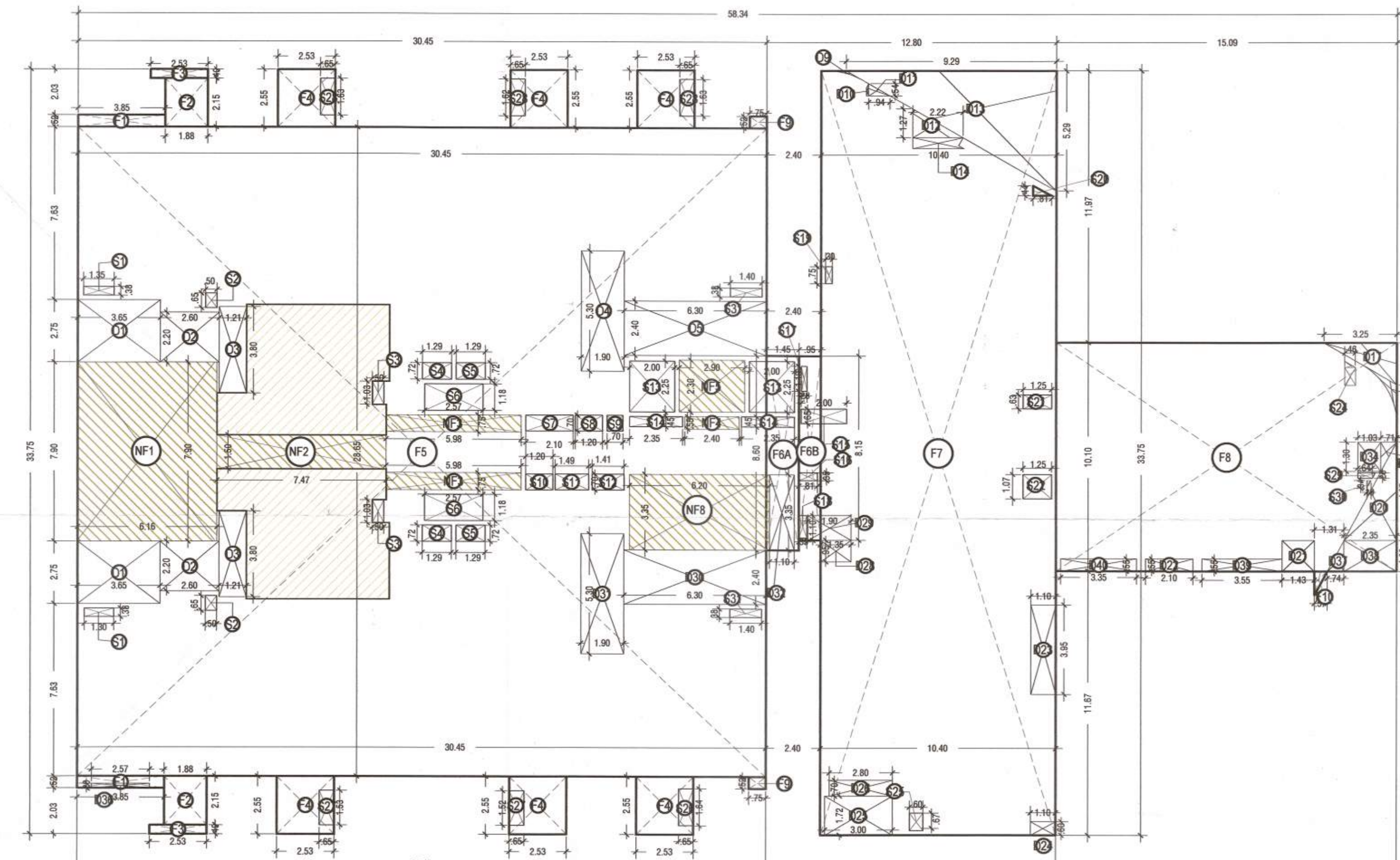


2ND FLOOR PLAN

FCD FIRE CHECK DOOR

NOTE: M.V. : MECHANICALLY VENTILATED TOILET
 FIRE RATED WALL
 FCD FIRE CHECK DOOR
 SERVICE SHAFT

REFERENCE LINE OF AREA DIAGRAM



SECOND FLOOR PLAN

FAR DIAGRAM

SECOND FLOOR FAR AREA					
ADDITIONS					
NO	Coef.	LENGTH (M)	BREADTH (M)	Area	AREA (A)
F1	1.00	3.80	0.52	2	
F2	1.00	1.88	1.14	2	
F3	2.33	0.53	0.40	2	
F4	2.33	0.53	0.40	2	
F5	1.30	40.45	28.05	1	0
F6a	1.00	3.42	8.00	1	
F7	0.75	0.52	0.20	2	
F10	0.50	0.57	0.74	2	
				TOTAL ADDITIONS (A)	
DEDUCTIONS					
NO	Coef.	LENGTH (M)	BREADTH (M)	Area	AREA (A)
D1	1.00	3.80	2.75	2	2
D2	2.88	0.53	0.40	2	2
D3	1.31	3.80	2	2	
D4	1.80	5.30	1	1	1
D5	6.30	2.40	1	1	1
D6a	0.30	3.80	2.40	1	
D10	1.80	5.30	1	1	
D32	1.10	3.35	1	1	
				TOTAL (B)	
BYPASS (OPEN TO SKY)					
NO	Coef.	LENGTH (M)	BREADTH (M)	Area	AREA (A)
S1	2.82	0.80	0.50	2	
S2	6.50	0.50	1.10	2	
S4	1.20	0.72	2	2	
S5	0.26	0.72	2	2	
S6	2.57	1.18	2	2	
S7	2.10	0.70	1	1	
S10	1.20	0.70	1	1	
S19	1.30	0.70	1	1	
S20	0.70	0.70	1	1	
S11	1.48	0.70	2	2	
S12	1.41	0.70	2	2	
S13	2.00	2.25	2	2	
S14	2.84	0.45	2	2	
S28	0.80	1.64	1	1	
S29	0.80	1.64	1	1	
S30	0.80	1.64	1	1	
S31	1.40	0.38	2	2	
				TOTAL (B)	2
EWS/ COMMUNITY SERVICE PERSONNEL (CSP)					
CSP-1					
E1	7.57	1.30	1	1	1
E2	4.80	0.50	1	1	1
E3	5.46	4.46	1	1	2
E4	0.76	3.37	1	1	
				TOTAL (C)	3
CSP-2					
E1	7.57	1.30	1	1	1
E2	1.48	0.50	1	1	1
E3	5.50	4.40	1	1	2
E4	0.76	3.37	1	1	
				TOTAL (C)	3
EWS/CSP TOTAL AREA FOR ONE TYPEAL FLOOR (E = C + D)					
				TOTAL SUBTRACTION (E = E + F)	7
				TOTAL SECOND FLOOR FAR AREA (G = A - B)	30

"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any Claim on this Account."

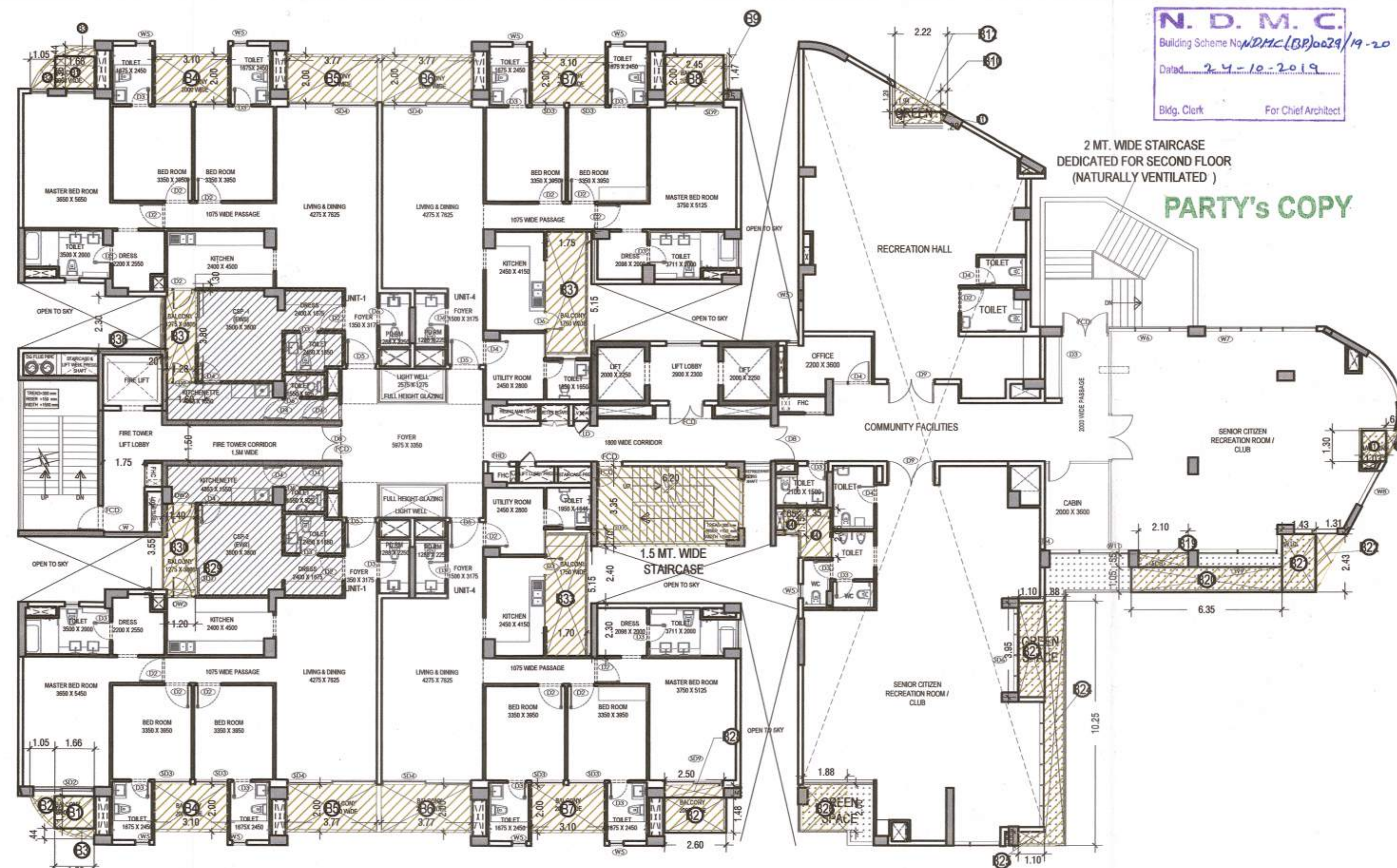
Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

Party will apply for Revalidation one month before the validity expiry of Plans.

The Owner and Architect of the Plot/Project will strictly adhere to National Green Tribunal Guidelines which penal action in terms of Section 15 of the NGT Act shall be taken on each default.

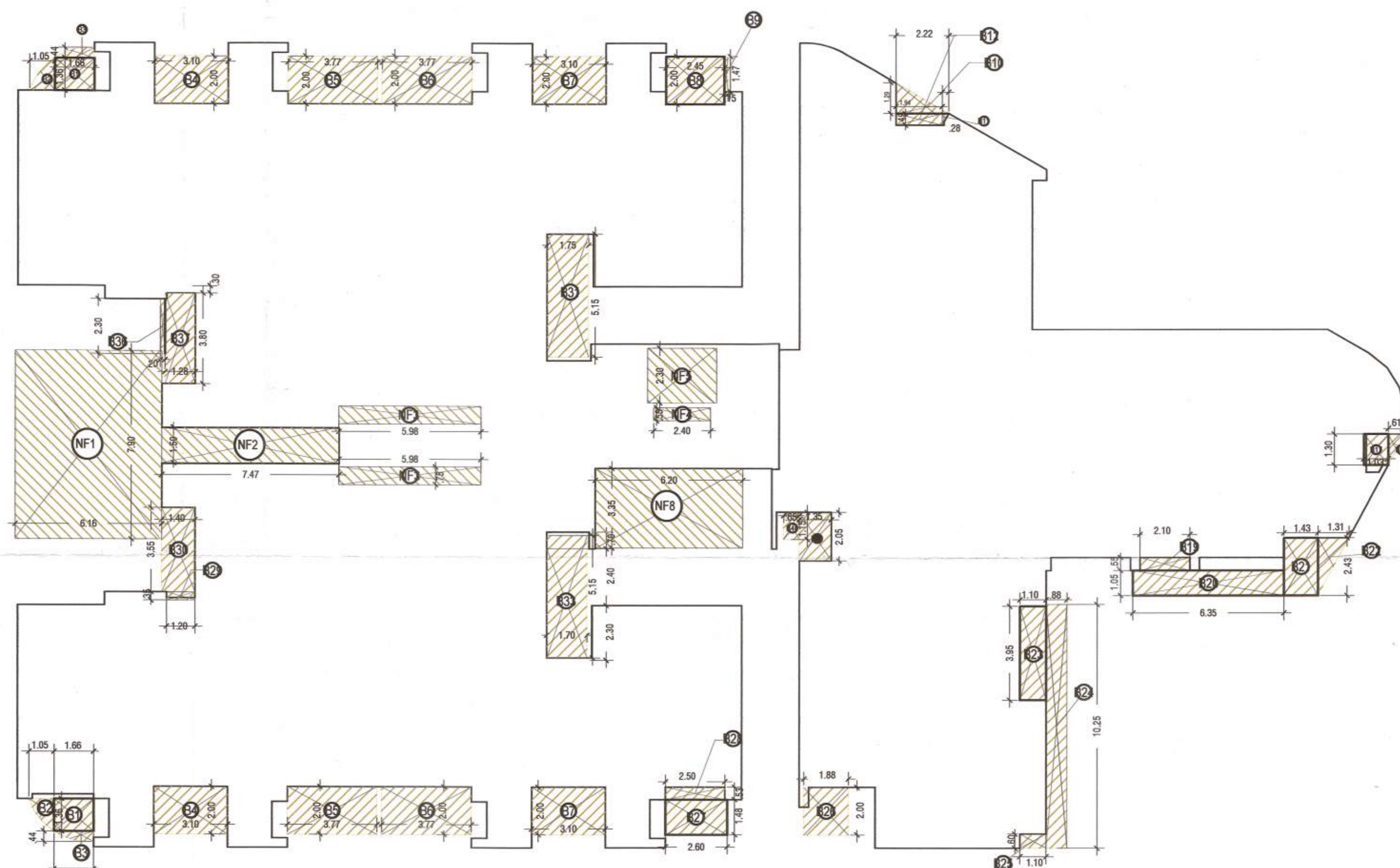
Projections whatsoever like Chajjas, Roof Projection, Balconies, Cornices etc shall not be constructed/erected on Municipal Land particularly where the setback is Zero.

No Dwelling Unit will be constructed more than Sanctioned Plans.



2ND FLOOR PLAN

FCD FIRE CHECK DOOR



SECOND FLOOR PLAN
NON-FAR DIAGRAM

N. D. M. C.
Building Scheme No. NDMC(BP)0429/19-20
Dated: 24-10-2019
Bldg. Clerk For Chief Architect

2 MT. WIDE STAIRCASE
DEDICATED FOR SECOND FLOOR
(NATURALLY VENTILATED)

PARTY'S COPY

RAJEEV SOOD
Chief Architect
N. D. M. C.

Er. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI



VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C.

PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shrivastava
J.E. (BP) N-1
New Delhi Municipal Council
New Delhi.

SECOND FLOOR NON FAR AREA CALCULATION					
ADDITIONS					
CORRIDOR					
NF5	2.90	2.30	1		6.67
NF4	2.40	0.55	1		1.32
NF3	5.98	0.75	2		8.97
TOTAL (L)					16.96
STAIRCASE					
NF8	6.20	3.35	1		20.77
TOTAL (M)					20.77
FIRE TOWER					
NF1	6.16	7.90	1		48.66
NF2	7.47	1.50	1		11.21
TOTAL (N)					59.87
SECOND FLOOR BALCONY - NON FAR AREA CALCULATION					
B1	1.66	1.36	2		4.52
B2	0.5	1.05	1.36	2	1.43
B3	0.5	1.66	0.44	2	0.73
B4	3.1	2	2		12.40
B5	3.77	2	2		15.08
B6	3.77	2	2		15.08
B7	3.1	2	2		12.40
B8	2.45	2	1		4.90
B9	0.15	1.47	1		0.22
B10	0.5	2.22	1.29	1	1.43
B11	0.5	0.28	0.49	1	0.07
B12	1.94	0.49	1		0.95
B17	1.03	1.3	1		1.34
B18	0.5	1.3	0.61	1	0.40
B19	1.47	0.82	1		1.21
B20	5.02	1.6	1		8.03
B21	2.1	0.55	1		1.16
B22	6.45	1.05	1		6.77
B23	3.35	0.55	1		1.84
B24	0.9	0.45	1		0.41
B25	2	3.95	1		7.90
B26	1.88	2	1		3.76
B27	2.6	1.48	1		3.85
B28	2.6	0.53	1		1.38
B29	1.2	0.35	1		0.42
B30	1.4	3.55	1		4.97
B31	1.7	5.15	1		8.76
B33	1.7	5.15	1		8.76
B36	0.2	2.3	1		0.46
B37	1.28	3.8	1		4.86
B40	0.55	1.15	1		0.63
B41	1.45	2.21	1		3.20
TOTAL BALCONY AREA (R)					139.30
TOTAL SECOND FLOOR NON FAR AREA = L+M+N+R					236.90

Architects:

ARCOP Associates Pvt. Ltd.
Plot No. A-45, Sec-4
NOIDA, Uttar Pradesh

Structure:

Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4
NOIDA, Uttar Pradesh

Owner:

KAMAL KUMAR, DN TANEJA &
SK PROMOTERS THR PRITHIPAL SINGH
TMI Infocorp India Ltd, U.G. Floor, Vardana Building, Tolstoy Marg,
Connaught Place, New Delhi - 110001

Project:

PROPOSED GROUP HOUSING, AT PROPERTY
88/1-A, LADY HARDING ROAD NEW DELHI
ALSO KNOWN AS 14 LADY HARDING ROAD,
NEW DELHI.

Architect's Signature

Prashant Kumar Singh
Architect,
Council of Architects
Registration No. CA/007741389

Owners' Signature

Kamal Kumar

[Signature]

SK Promoters Thr Prithipal Singh
(Power of Attorney to Kamal Kumar)

[Signature]

D. N. Taneja
(Power of Attorney to Kamal Kumar)

[Signature]

Drawing Title

SECOND FLOOR
AREA DIAGRAM

Job No.

2019/09

Drawn

RS

Date

Checked

PS

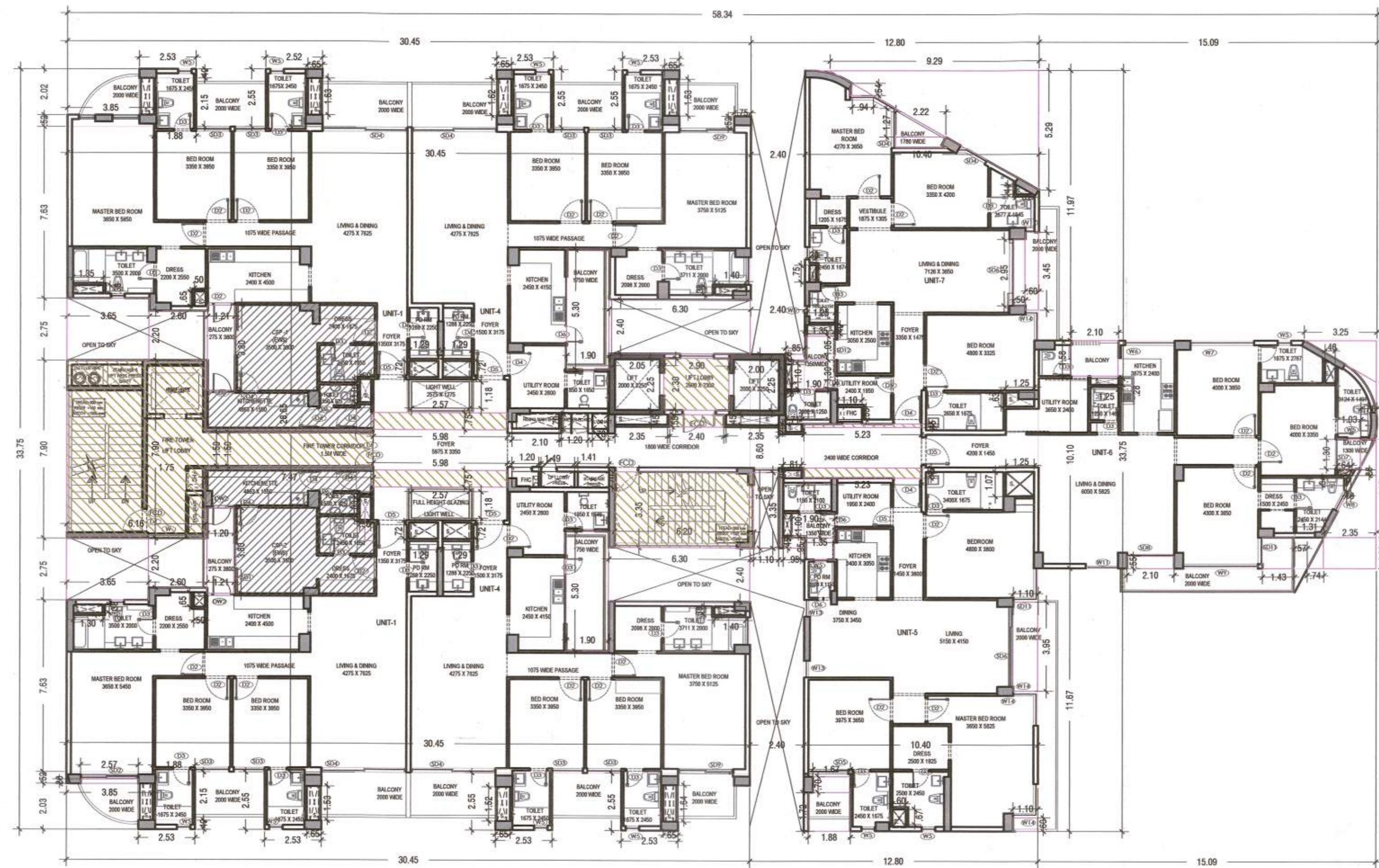
Scale

Approved

NK

Drawing No.

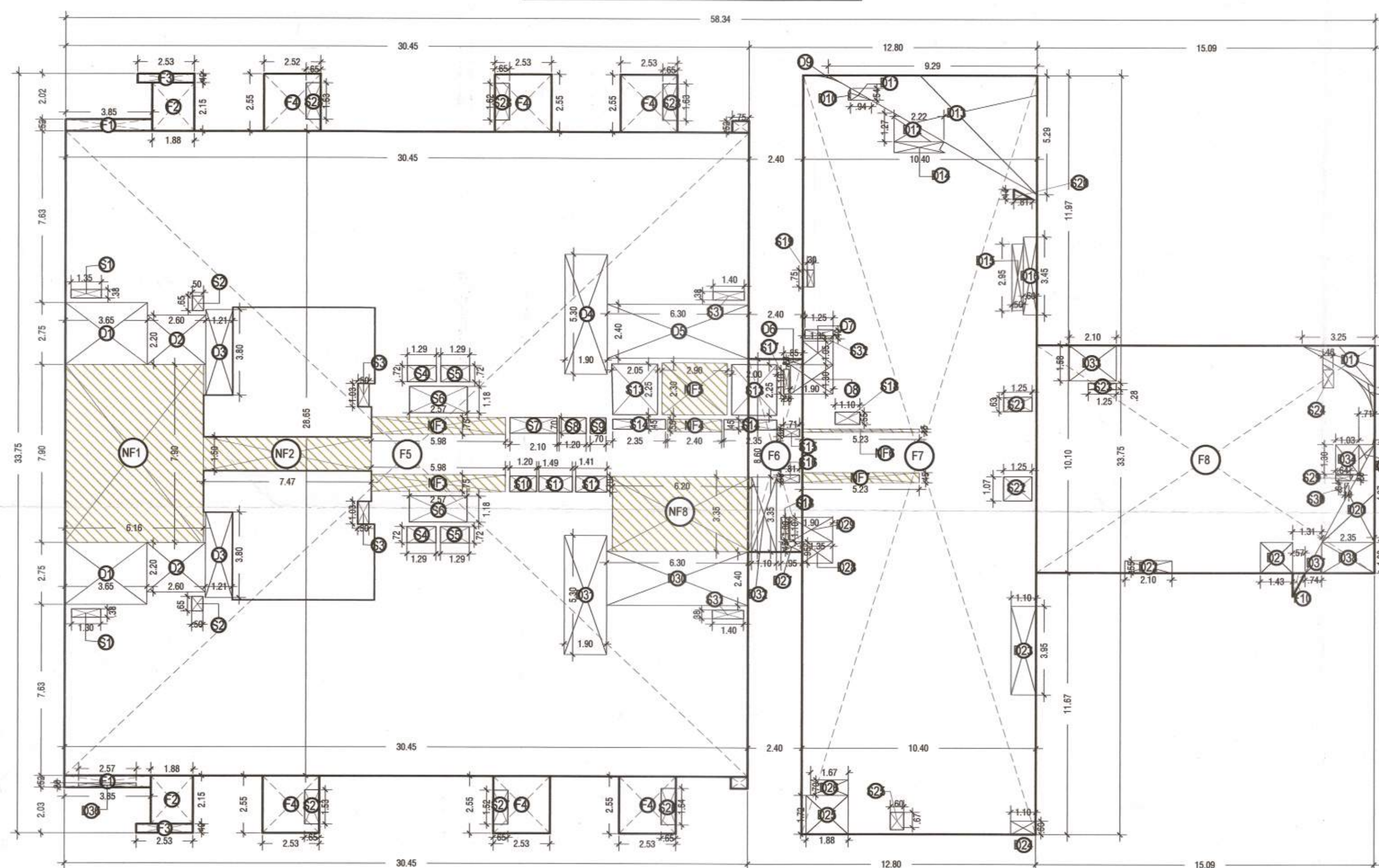
TDI-09



TYPICAL FLOOR PLAN (3RD TO 8TH FLOOR)

NOTE: M.V. = MECHANICALLY VENTILATED TOILET
 ■ FIRE RATED WALL
 FCD FIRE CHECK DOOR
 □ SERVICE SHAFT

REFERENCE LINE OF AREA DIAGRAM



TYPICAL FLOOR PLAN (3RD TO 8TH FLOOR)
 FAR DIAGRAM

TYPICAL FLOOR (3RD TO 8TH FLOOR EACH) FAR AREA CALCULATION						
ADDITIONS						
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (SQM)	
F1	3.85	0.52	2	2	4.00	
F2	1.88	2.15	2	2	8.00	
F3	2.53	0.40	2	2	2.02	
F4	2.53	2.55	6	38.71		
F5	30.45	28.65	1	872.35		
F6	2.40	8.60	1	20.64		
F7	10.40	33.75	1	351.00		
F8	15.09	10.10	1	152.41		
F9	0.75	0.52	2	0.78		
F10	0.57	0.74	1	0.21		
TOTAL ADDITIONS (A)					1455.25	
DEDUCTIONS						
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (SQM)	
D1	3.85	2.75	2	20.08		
D2	2.80	2.20	2	11.44		
D3	1.21	3.80	2	9.20		
D4	1.90	5.30	1	10.07		
D5	6.30	2.40	1	15.12		
D6	0.85	0.25	1	0.21		
D7	1.35	1.05	1	1.42		
D8	1.90	1.30	1	2.47		
D9				0.55		
D10	0.50	0.94	0.40	1	0.45	
D11	0.50	2.22	1.27	1	1.41	
D12	0.50	9.25	5.25	1	24.57	
D13				1.02		
D14	0.50	2.95	1	1.48		
D15	0.50	3.45	1	2.07		
D16	3.25	1.85	1	6.01		
D17				0.52		
D18	0.50	2.35	4.37	1	6.15	
D19				1.97		
D20	1.43	1.38	1	1.97		
D21	1.00	1.30	1	1.30		
D22	1.10	3.95	1	4.35		
D23	1.10	0.60	1	0.66		
D24	1.80	1.72	1	3.10		
D25	1.67	0.70	1	1.17		
D26	0.95	0.45	1	0.43		
D27	0.65	0.25	1	0.16		
D28	1.90	1.10	1	2.09		
D29	6.30	2.40	1	15.12		
D30	1.80	5.30	1	9.54		
D31	1.10	3.35	1	3.69		
D32	2.10	1.58	1	3.32		
D33	1.05	1.30	1	1.36		
D34	0.50	0.71	1.30	1	0.48	
D35	2.57	0.20	3	1.54		
D36	0.50	1.38	1	0.67		
D37	2.35	1.38	1	3.24		
TOTAL (B)					169.22	
SHAFTS (OPEN TO SKY)						
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (SQM)	
S1	1.35	0.38	2	1.02		
S2	0.95	0.50	2	0.95		
S3	0.50	1.03	2	1.03		
S4	1.25	0.72	2	1.80		
S5	1.25	0.72	2	1.80		
S6	2.57	1.18	2	6.07		
S7	2.10	0.70	1	1.47		
S8	1.20	0.70	1	0.84		
S9	0.70	0.70	1	0.49		
S10	1.20	0.70	1	0.84		
S11	1.48	0.70	1	1.04		
S12	1.41	0.70	1	0.99		
S13	2.00	2.25	2	9.00		
S14	2.35	0.45	2	2.12		
S15	0.70	0.35	1	0.25		
S16	0.81	0.35	1	0.28		
S17	0.28	1.10	1	0.31		
S18	1.00	0.35	1	0.35		
S19	0.30	0.75	1	0.23		
S20	0.81	0.44	1	0.36		
S21	1.25	0.63	1	0.79		
S22	1.25	1.07	1	1.34		
S23	1.25	0.28	1	0.35		
S24				0.45		
S25	0.60	0.87	1	0.53		
S26	0.65	1.84	1	1.07		
S27	0.65	1.52	2	1.95		
S28	0.65	1.83	3	3.18		
S29	0.65	0.25	1	0.16		
S30	0.15	0.34	1	0.05		
S31	1.40	0.38	2	1.08		
S32	1.25	0.40	1	0.50		
TOTAL (C)					42.14	
EWS/ COMMUNITY SERVICE PERSONNEL (CSP)						
CSP-1						
E1	7.57	1.35	1	10.22		
E2	1.40	0.50	1	0.70		
E3	5.56	4.40	1	24.48		
E4	0.75	3.37	1	2.56		
TOTAL (D)					37.94	
CSP-2						
E1	7.57	1.35	1	10.22		
E2	1.40	0.50	1	0.70		
E3	5.56	4.40	1	24.48		
E4	0.75	3.37	1	2.56		
TOTAL (E)					37.94	
BWS/CSP TOTAL AREA FOR TYPICAL FLOOR (B+C+D)						
TOTAL SUBTRACTION (P-B+E+L+M+N+O)					367.99	
* TYPICAL FLOOR TOTAL FAR AREA G = (A-P)					1062.25	

TYPICAL FLOOR NON FAR AREA CALCULATION					
NO.	COEFF.	LENGTH (M)	BREADTH (M)	NOS.	AREA (SQM)
NF1	5.23	0.15	1	0.78	
NF2	5.23	0.40	1	2.09	
NF3	2.50	2.30	1	5.75	
NF4	2.40	0.55	1	1.32	
NF5	5.95	0.75	2	8.93	
TOTAL (F)					26.10
STAIRCASE					
SC1	6.20	3.35	1	20.77	
TOTAL (G)					26.77
FIRE TOWER					
FT1	6.18	7.95	1	49.08	
FT2	7.47	1.50	1	11.21	
TOTAL (H)					60.29

Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

"It will be the duty of the Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye Laws remain unnoticed, the NDMC reserves the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any claim on this Account."

No Dwelling Unit will be constructed more than Sanctioned Plans.

EWS / CSP (AREA DIAGRAM)

EWS / CSP CARPET AREA

EWS/COMMUNITY SERVICE PERSONNEL (CSP)					
CSP-1					
E1	7.57	1.35	1	10.22	
E2	1.40	0.50	1	0.70	
E3	5.56	4.40	1	24.48	
E4	0.75	3.37	1	2.56	
TOTAL (C)					37.94
CSP-2					
E1	7.57	1.35	1	10.22	
E2	1.40	0.50	1	0.70	
E3	5.56	4.40	1	24.48	
E4	0.75	3.37	1	2.56	
TOTAL (E)					37.94
EWS/CSP TOTAL AREA FOR TYPICAL FLOOR (B+C+D)					
TOTAL SUBTRACTION (P-B+E+L+M+N+O)					367.99
* TYPICAL FLOOR TOTAL FAR AREA G = (A-P)					1062.25

EWS/COMMUNITY SERVICE PERSONNEL (CSP) CARPET AREA					
CSP-1 CARPET AREA					
E1	7.29	1.05	1	7.45	
E2	1.31	0.50	1	0.69	
E3	5.36	4.40	1	23.56	
E4	0.75	3.18	1	2.36	
TOTAL CARPET AREA (B)					34.38
CSP-2 CARPET AREA					
E1	7.29	1.05	1	7.45	
E2	1.31	0.50	1	0.69	
E3	5.36	4.40	1	23.56	
E4	0.75	3.18	1	2.36	
TOTAL CARPET AREA (D)					34.38
TOTAL CARPET AREA K = (B+D)					
TOTAL CARPET AREA					68.76

Architects:
 ARCOP Associates Pvt. Ltd.
 Plot-34b, Sector-32, Gurugram-122001
 Ph: +91-124-495500 FAX: +91-124-495550

Structure:
 Civitech Consultants Pvt. Ltd.
 Plot No. A-45, Sec-4
 NOIDA, Uttar Pradesh

Owner:
 KAMAL KUMAR, DN TANEJA &
 SK PROMOTERS THR PRITHIPAL SINGH
 TDI Infracore India Ltd, U.G. Floor, Vardhna Building, Takht Marg,
 Connaught Place, New Delhi-110001

Project:
 PROPOSED GROUP HOUSING, AT PROPERTY
 88/1-A, LADY HARDINGE ROAD NEW DELHI
 ALSO KNOWN AS 14 LADY HARDINGE ROAD,
 NEW DELHI.

Architect's Signature: *Prashant Kumar Singh*
 PRASHANT KUMAR SINGH
 Architect,
 Council of Architects
 Registration No. GA2020711389

Owners' Signature:
 Kamal Kumar
 SK Promoters Thr Prithipal Singh
 (Power of Attorney to Kamal Kumar)

D. N. Taneja
 (Power of Attorney to Kamal Kumar)

Drawing Title:
 TYPICAL FLOOR AREA
 (3RD TO 8TH FLOOR)

Job No.
 2019/09

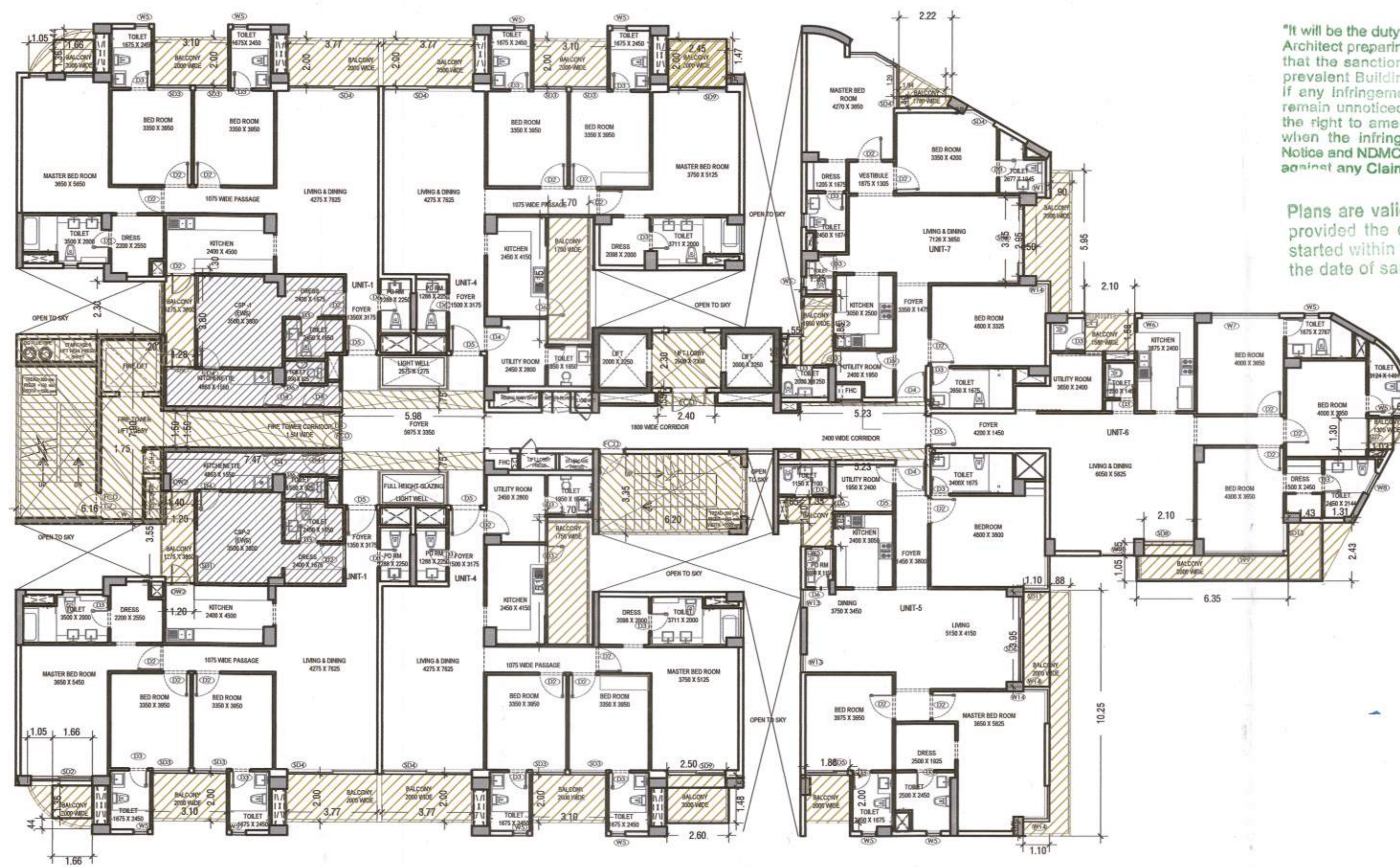
Drawn
 RS

Checked
 PS

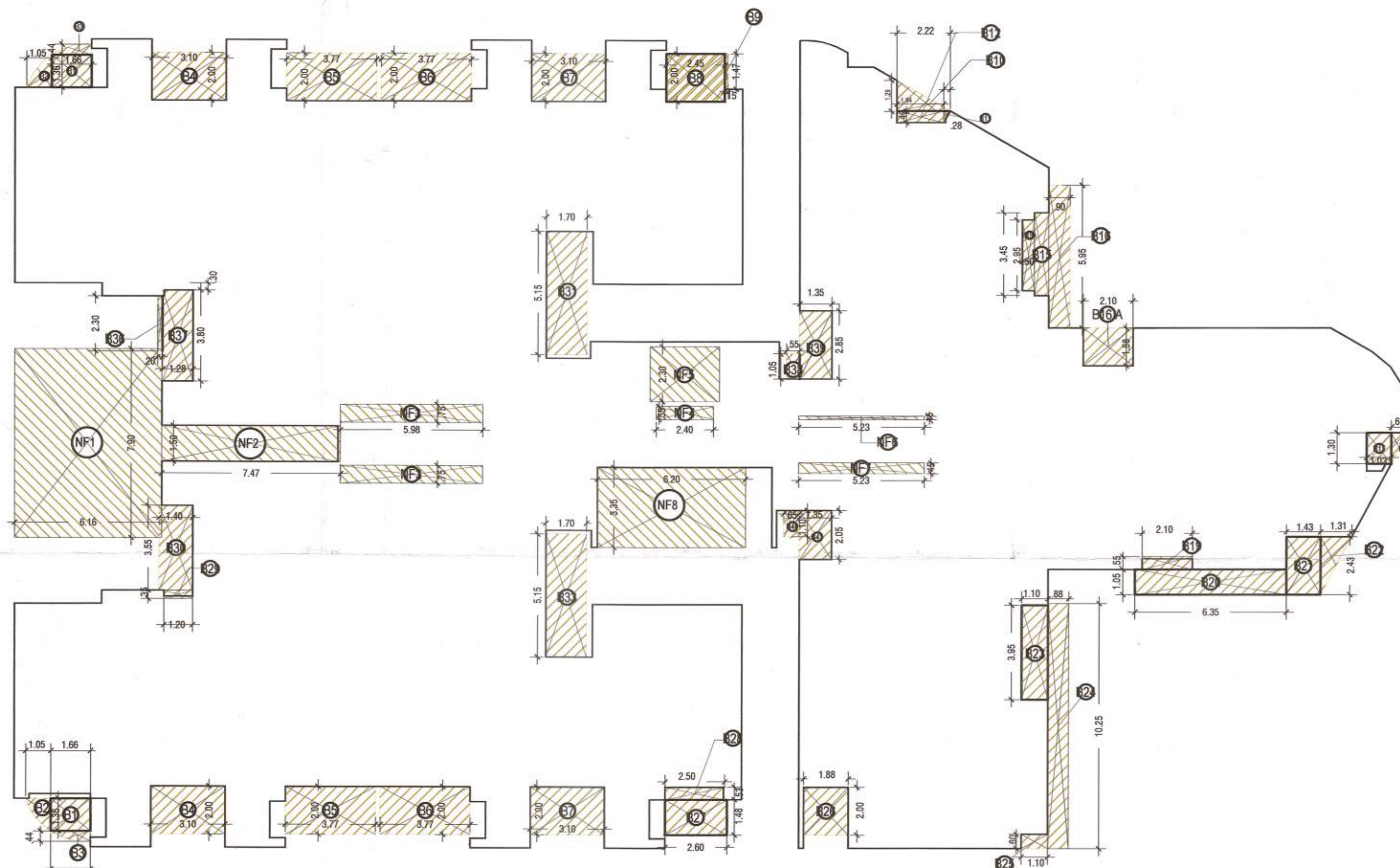
Approved
 NK

Date
 Scale

Drawing No.
 TDI-10



TYPICAL FLOOR PLAN (3RD TO 8TH FLOOR)



TYPICAL FLOOR PLAN (3RD TO 8TH FLOOR)
 NON FAR DIAGRAM

"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any Claim on this Account."

Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

No Dwelling Unit will be Constructed more than Sanctioned Plans.

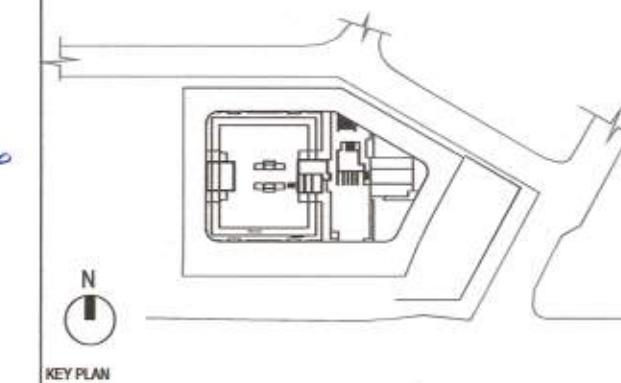
Party will apply for Revalidation one month before the validity expiry of Plans.

The Owner and Architect of the Plot/Project will strictly adhere to National Green Tribunal Guidelines failing which penal action in terms of Section 15 of the NGT Act shall be taken on each default.

Projections whatsoever like Chajjas, Roof Projection, Balconies, Cornices etc shall Not be constructed/projected on Municipal Land particularly where the setback is Zero.

TYPICAL FLOOR NON FAR AREA CALCULATION				
CORRIDOR				
NF6	5.23	0.15	1	0.78
NF7	5.23	0.45	1	2.35
NF5	2.90	2.30	1	6.67
NF4	2.40	0.55	1	1.32
NF3	5.98	0.75	2	8.97
TOTAL (L)				20.10
STAIRCASE				
NF8	6.20	3.35	1	20.77
TOTAL (M)				20.77
FIRE TOWER				
NF1	6.16	7.90	1	48.66
NF2	7.47	1.50	1	11.21
TOTAL (N)				59.87
TYPICAL FLOOR BALCONY - NON FAR AREA CALCULATION				
B1	1.66	1.36	2	4.52
B2	0.5	1.05	2	1.43
B3	0.5	1.66	2	0.73
B4	3.1	2	2	12.40
B5	3.77	2	2	15.08
B6	3.77	2	2	15.08
B7	3.1	2	2	12.40
B8	2.45	2	1	4.90
B9	0.15	1.47	1	0.22
B10	0.5	2.22	1.29	1.43
B11	0.5	0.28	0.49	1.07
B12	1.94	0.49	1	0.95
B15	0.6	3.45	1	2.07
B15A	0.5	2.95	1	1.48
B16	0.9	5.95	1	5.36
B16A	2.1	1.57	1	3.30
B17	1.03	1.3	1	1.34
B18	0.5	1.3	0.61	0.40
B19	2.1	0.55	1	1.16
B20	6.35	1.05	1	6.67
B21	1.43	2.43	1	3.47
B22	0.5	1.31	2.43	1.59
B23	1.1	3.95	1	4.35
B24	0.88	10.25	1	9.02
B25	1.1	0.6	1	0.66
B26	1.88	2	1	3.76
B27	2.6	1.48	1	3.85
B28	2.5	0.53	1	1.33
B29	1.2	0.35	1	0.42
B30	1.4	3.55	1	4.97
B31	1.7	5.15	1	8.76
B33	1.7	5.15	1	8.76
B35	1.9	2.3	1	4.37
B36	0.2	2.3	1	0.46
B37	1.28	3.8	1	4.86
B38	0.55	1.3	1	0.72
B39	1.35	3.1	1	4.19
B40	0.55	1.15	1	0.63
B41	1.45	2.21	1	3.20
TOTAL (P)				160.32
TOTAL TYPICAL FLOOR NON FAR AREA = L+M+N+P				261.06
* = 3RD TO 8TH FLOORS ARE TYPICAL FLOORS				

N. D. M. C.
 Building Scheme No. NDMC/BS/2019/19-20
 Dated: 24-10-2019
 Bldg. Clerk For Chief Architect
PARTY'S COPY



RAJEEV SOOD
 Chief Architect
 N. D. M. C.

Dr. SANJEEV KR. SHARMA
 E.E. (BP)
 N.D.M.C., NEW DELHI

VIJAY KAUSHAL
 DEPUTY CHIEF ARCHITECT
 N.D.M.C.

PRAMOD SHARMA
 ASSISTANT ENGINEER
 ARCHITECT DEPARTMENT
 NEW DELHI MUNICIPAL COUNCIL

Savitri Shakyawar
 J.E. (BP) N-I
 New Delhi Municipal Council
 New Delhi.

Architects:
 ARCOP Associates Pvt. Ltd.
 Plot-34b, Sector-32, Connaught Place, New Delhi-110001
 Ph: +91-124-495020 FAX: +91-124-495020

Structure:
 Civitech Consultants Pvt. Ltd.
 Plot No. A-45, Sec-4
 NOIDA, Uttar Pradesh

Owner:
 KAMAL KUMAR, DN TANEJA &
 SK PROMOTERS THR PRITHIPAL SINGH
 TDI Infocorp India Ltd, U.G. Floor, Vardana Building, Toli Marg,
 Connaught Place, New Delhi - 110001

Project:
 PROPOSED GROUP HOUSING, AT PROPERTY
 88/1-A, LADY HARDINGE ROAD NEW DELHI
 ALSO KNOWN AS 14 LADY HARDINGE ROAD,
 NEW DELHI.

Architect's Signature
 PRASHANT KUMAR SINGH
 Architect,
 Council of Architecture
 Registration No. CA/2007/11989

Owners' Signature

Kamal Kumar

SK Promoters THR Prithipal Singh
 (Power of Attorney to: Kamal Kumar)

D. N. Taneja
 (Power of Attorney to: Kamal Kumar)

Drawing Title

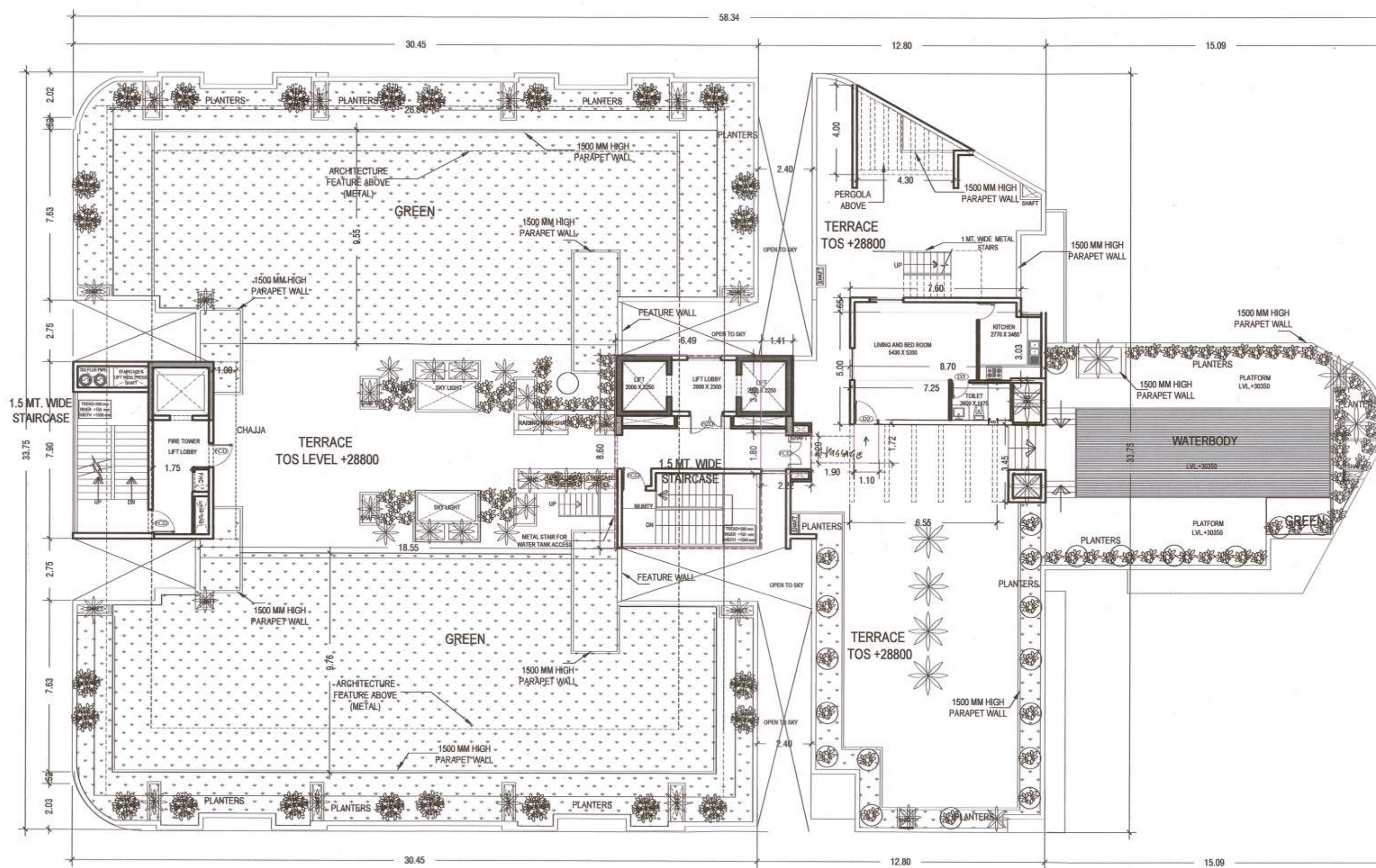
TYPICAL FLOOR AREA
 (3RD TO 8TH FLOOR)

Job No.
 2019/09
 Drawn
 RS
 Date

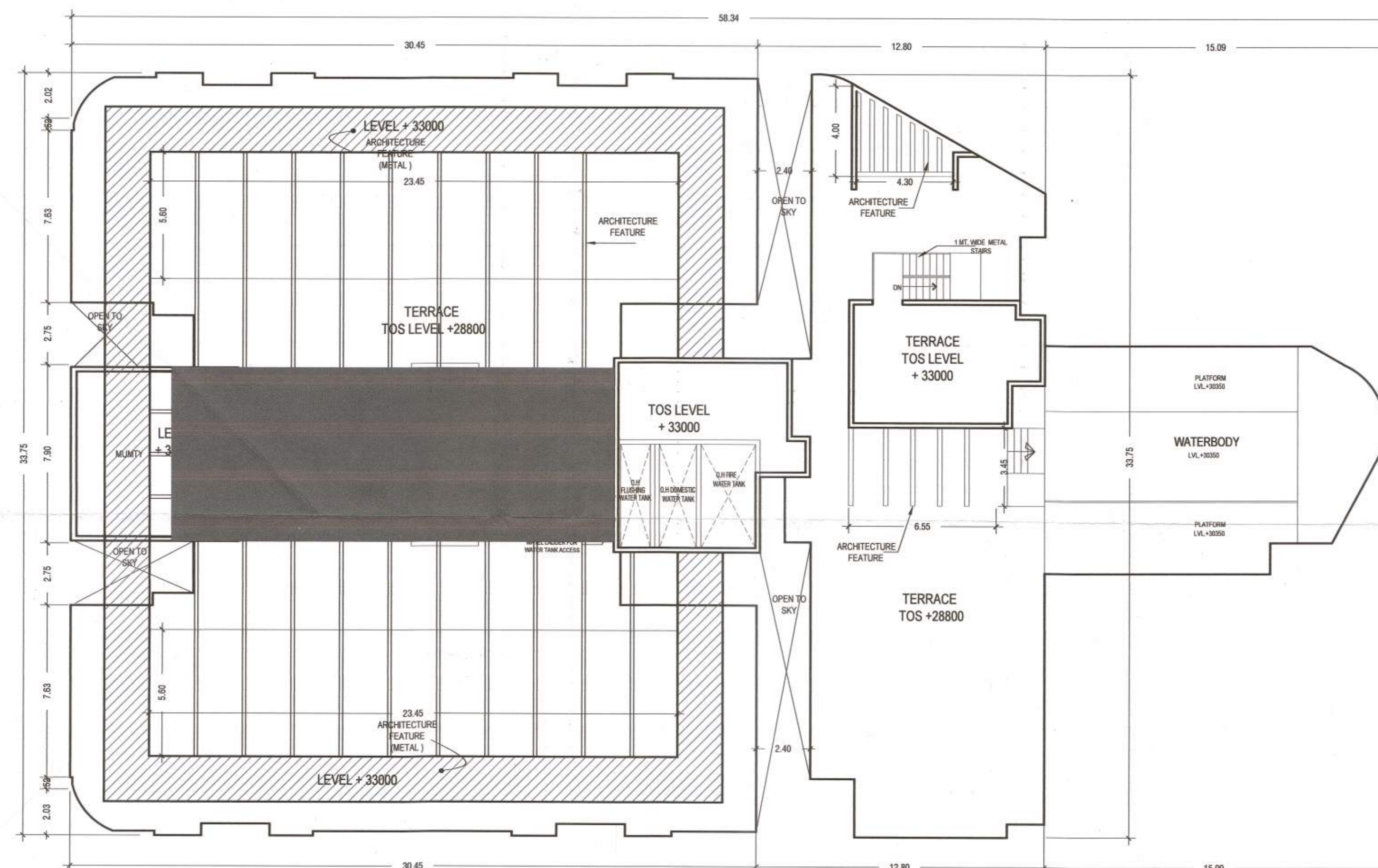
Checked
 PS
 Scale

Approved
 NK
 TDI-11

Drawing No.



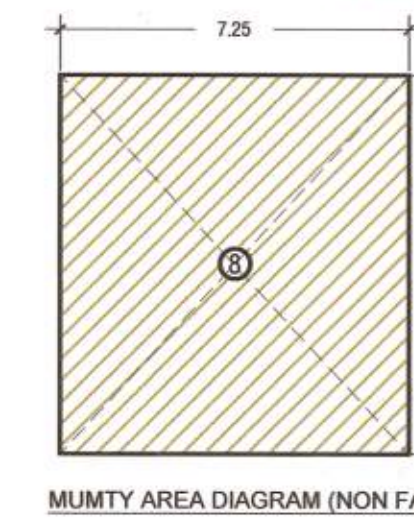
9th FLOOR PLAN



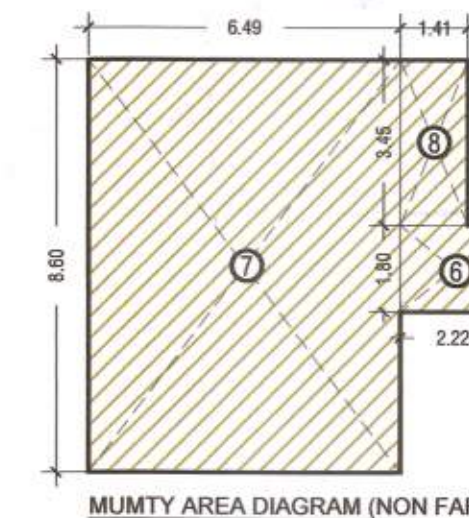
TERRACE PLAN

Party will apply for Revalidation one month before the validity expiry of Plans.

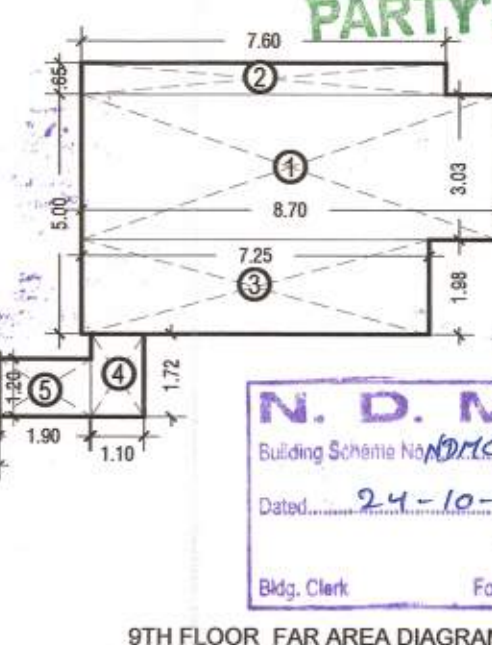
The Owner and Architect of the Plot/Project will submit to the National Green Tribunal Guidelines for the panel action in terms of Section 15 of the NGT Act shall be taken on each default.



MUMTY AREA DIAGRAM (NON FAR)



MUMTY AREA DIAGRAM (NON FAR)



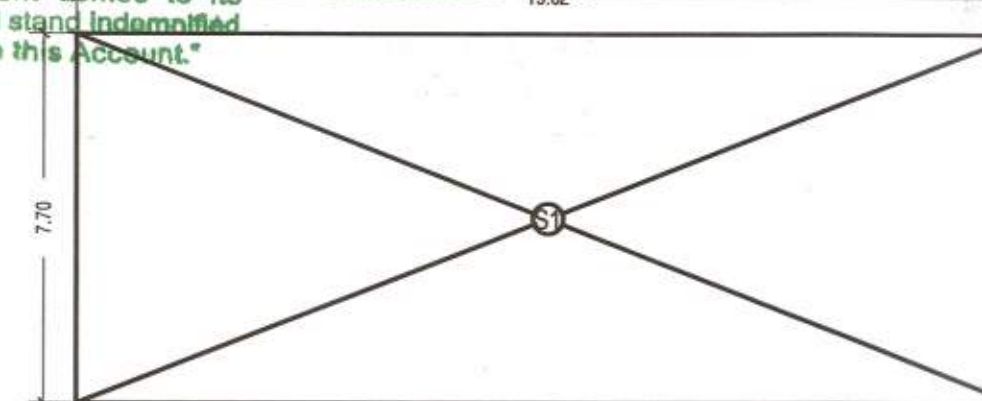
9TH FLOOR FAR AREA DIAGRAM

9TH FLOOR PLAN AREA DIAGRAM

"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye Laws remain unnotified, the NDMC reserve the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any Claim on this Account."

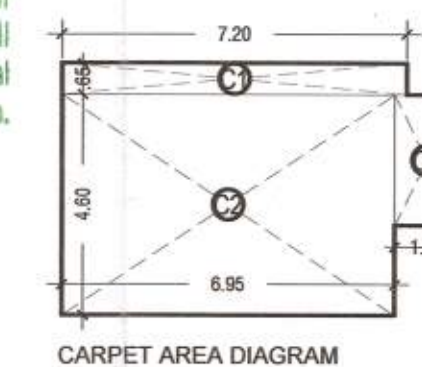
Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

Projections whatsoever like Chajjas, Roof Projection, Balconies, Cornices etc shall Not be constructed/Projected on Municipal Land particularly where the setback is Zero.

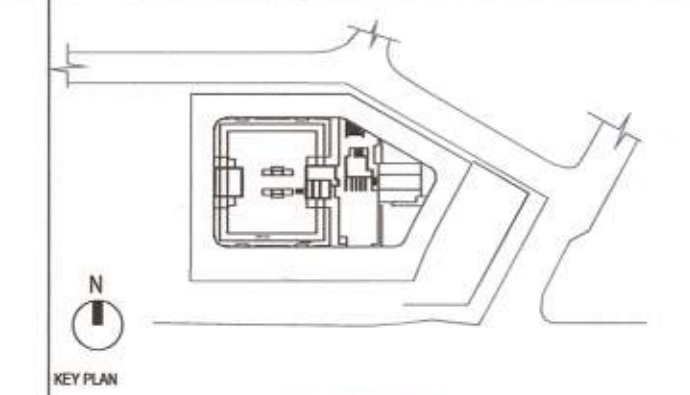


SOLAR PANEL AREA DIAGRAM

No Dwelling Unit will be Constructed more than Sanctioned Plans.



CARPET AREA DIAGRAM



RAJEEV SOOD
Chief Architect
N. D. M. C.

VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C.

Er. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI

PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shakyawar
J.E. (BP) N-I
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot-38b, Sector-32, Gurugram-122001
Ph: +91-124-4995330 FAX: +91-124-4995330

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4
NOIDA, Uttar Pradesh

Owner:
KAMAL KUMAR, DN TANEJA &
SK PROMOTERS THR PRITHIPAL SINGH
TDI Infocorp India Ltd. U.G. Floor, Vardana Building, Toklay Marg,
Connaught Place, New Delhi - 110001

Project:
PROPOSED GROUP HOUSING, AT PROPERTY
88/1-A, LADY HARDINGE ROAD NEW DELHI
ALSO KNOWN AS 14 LADY HARDINGE ROAD,
NEW DELHI.

Architect's Signature
PRASHANT KUMAR SINGH
Architect,
Council of Architecture
Registration No. CA/2007/11369

Owners' Signature
Kamal Kumar

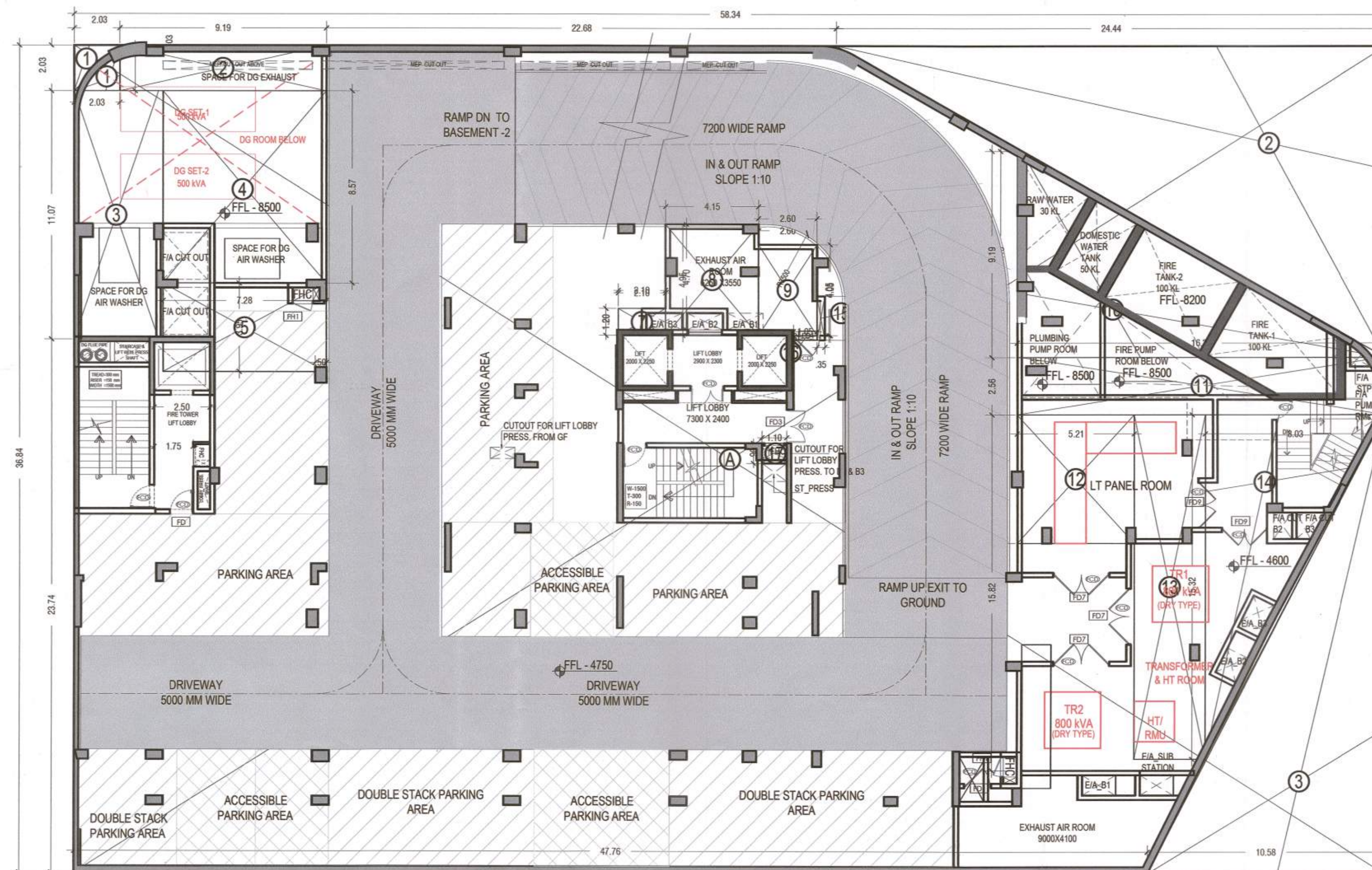
SK Promoters THR Prithipal Singh
(Power of Attorney to Kamal Kumar)

D. N. Taneja
(Power of Attorney to Kamal Kumar)

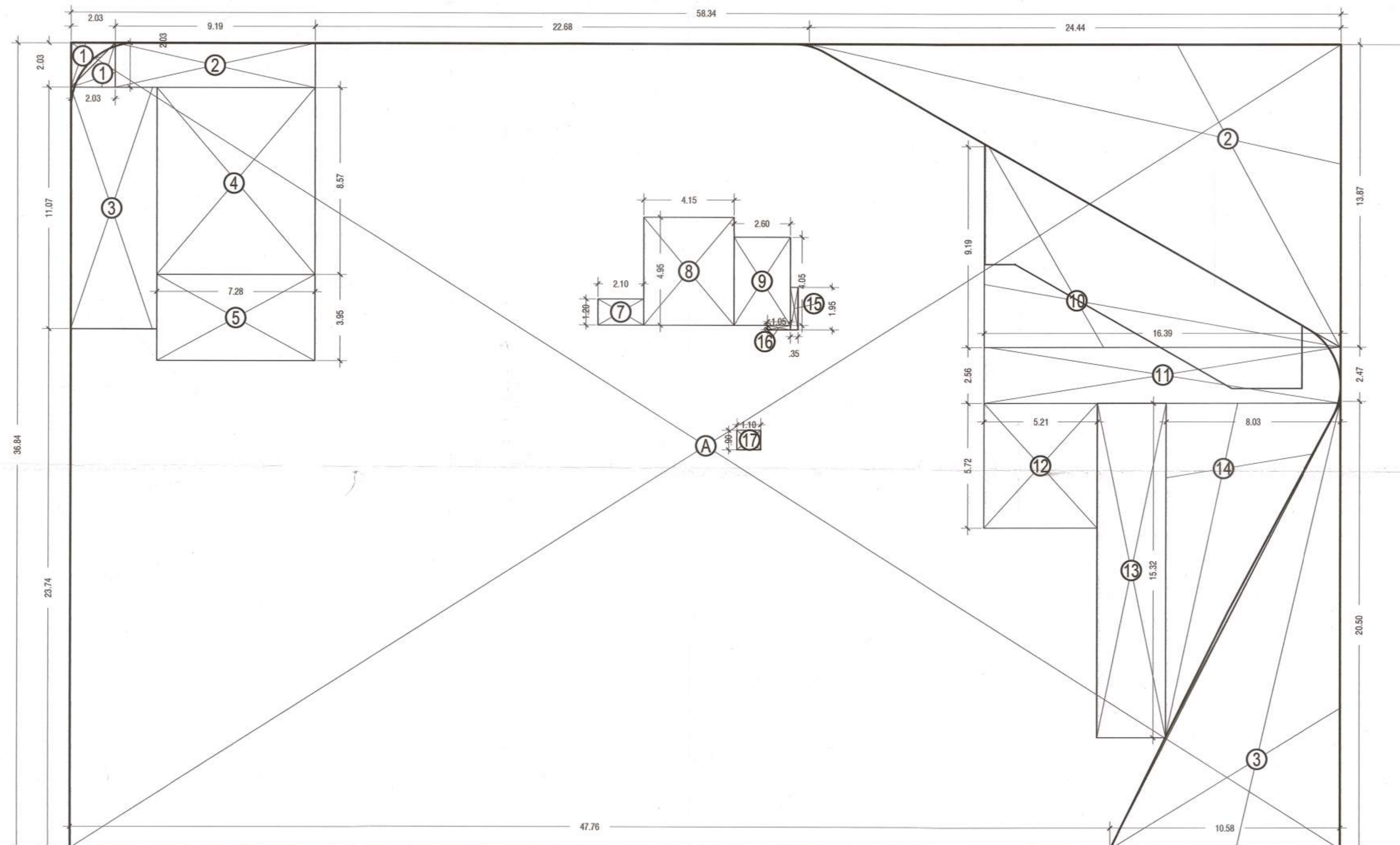
Drawing Title
9TH AND TERRACE FLOOR

Job No.
2019/09
Drawn
RS
Date
Checked
PS
Scale
Approved
NK
Drawing No.
TDI-12

9TH FLOOR FAR AREA CALCULATION					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (Sqm)
1		8.70	3.03	1	26.36
2		7.60	0.65	1	4.94
3		7.25	1.98	1	14.36
4		1.10	1.72	1	1.89
5		1.90	1.20	1	2.28
TOTAL 9TH FLOOR FAR AREA					49.83
9TH FLOOR CARPET AREA CALCULATION					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (Sqm)
1		6.95	4.60	1	31.97
2		7.20	0.65	1	4.68
3		1.35	2.73	1	3.69
TOTAL 9TH FLOOR CARPET AREA					40.34
TERRACE (MUMTY & MACHINE ROOM) NON FAR AREA CALCULATION					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (Sqm)
6		2.22	1.80	1	4.00
7		6.49	8.60	1	55.81
8		1.41	3.45	1	4.86
9		7.25	7.90	1	57.28
TOTAL 9TH FLOOR NON FAR AREA					121.95
AREA CALCULATION - SOLAR PANEL					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (Sqm)
S1		19.62	7.70	1	151.07
TOTAL SOLAR AREA					151.07



BASEMENT -1 PLAN



BASEMENT -1 AREA DIAGRAM

"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its notice and NDMC will stand indemnified against any claim on this Account."

No Dwelling Unit will be constructed more than Sanctioned Plans.

The Owner and Architect of the Plot/Project will adhere to the National Green Tribunal Guidelines, taking which special action in terms of Section 15 of the NGT Act shall be taken on each default.

Projections whatsoever like Chajjas, Roof Projection, Balconies, Cornices etc shall not be constructed/erected on the dual Land particularly where the setback is Zero.

Plans are valid for 05 years provided the construction started within One Year from the date of sanction.

Party will apply for Revalidation one month before the validity expiry of Plans.

N. D. M. C.
Building Scheme No. NDMC (B/P) 2039/19-20
Dated: 24-10-2019
Bldg. Clerk For Chief Architect

PARTY'S COPY

TOTAL AREA COVERED AT BASEMENT 1					
ADDITIONS					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (Sqm)
A		58.34	36.84	1	2149.25
TOTAL ADDITIONS					2149.25

SUBTRACTION					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (Sqm)
1	0.5	2.03	2.03	1	2.06
2	0.5	24.44	13.87	1	169.49
3	0.5	10.58	20.50	1	108.45
TOTAL SUBTRACTION					280.00
TOTAL BASEMENT 1 AREA					1869.249

SERVICE AREA AT BASEMENT 1					
ADDITIONS					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (Sqm)
1	0.50	2.03	2.03	1	2.06
2		9.19	2.03	1	18.66
3		3.95	11.07	1	43.73
4		7.28	8.57	1	62.39
5		2.30	3.95	1	9.09
7		2.10	1.20	1	2.52
8		4.15	4.95	1	20.54
9		2.60	4.05	1	10.53
10	0.50	16.39	9.19	1	75.31
11		16.39	2.56	1	41.96
12		5.81	15.82	1	91.91
13	0.50	10.59	20.42	1	108.12
14		8.35	4.59	1	38.33
15		1.05	1.95	1	2.05
16		0.35	0.20	1	0.07
17		1.10	0.90	1	0.99
TOTAL ADDITIONS					528.25
TOTAL BASEMENT 1 SERVICE AREA					528.252

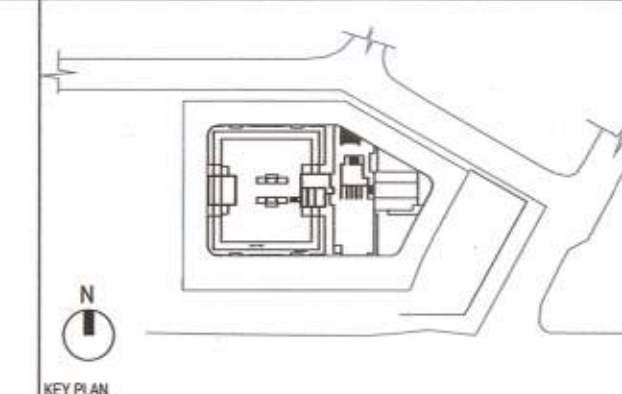
AREA STATEMENT OF BASEMENT 1

TOTAL BASEMENT AREA (X) = 1869.25 Sqm.
TOTAL SERVICE AREA (Y) = 528.25 Sqm.
SERVICE AREA PERCENTAGE = $X/Y \times 100 = 28.25\%$
NET PARKING AREA = $X - Y = 1341.00$ Sqm.

PERMISSIBLE PARKING @ $16M^2/ECS = 1341.00/16 = 84$ ECS

TOTAL ECS PROVIDED = 84 ECS
ACCESSIBLE PARKING REQUIRED = 4 FOR 100 PARKING SPACES
ACCESSIBLE PARKING PROVIDED = 4 NOS

FIRE DOOR (FCD)					
NO.	FD	1200	2250	0	2450
1	FD1	1200	2250	0	2450
2	FD2	1500	2250	0	2450
3	FD3	1500	2250	0	2450
4	FD7	2500	3000	0	3000
5	FD8	2100	3000	0	3000
6	FH1	2100	2250	100	2450
7	FD9	2000	2150	100	2150



RAJEEV SOOD
Chief Architect
N. D. M. C.

VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C.

ER. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI

PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shrivastava
J.E. (BP) N-1
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot-34B, Sector-32, Gurgaon-122011
Ph: +91-124-4995300 FAX: +91-124-4995300

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4
NOIDA, Uttar Pradesh

Owner:
KAMAL KUMAR, DN TANEJA & SK PROMOTERS THR PRITHIPAL SINGH
TDI Infocorp India Ltd. U.G. Floor, Vardana Building, Tolstoy Marg, Connaught Place, New Delhi - 110001

Project:
PROPOSED GROUP HOUSING, AT PROPERTY 88/1-A, LADY HARDING ROAD NEW DELHI ALSO KNOWN AS 14 LADY HARDING ROAD, NEW DELHI.

Architect's Signature
PRASHANT KUMAR SINGH
Architect
Council of Architects
Registration No. CA/2007/1369

Owners' Signature

Kamal Kumar

SK Promoters THR Prithipal Singh
(Power of Attorney to Kamal Kumar)

D. N. Taneja
(Power of Attorney to Kamal Kumar)

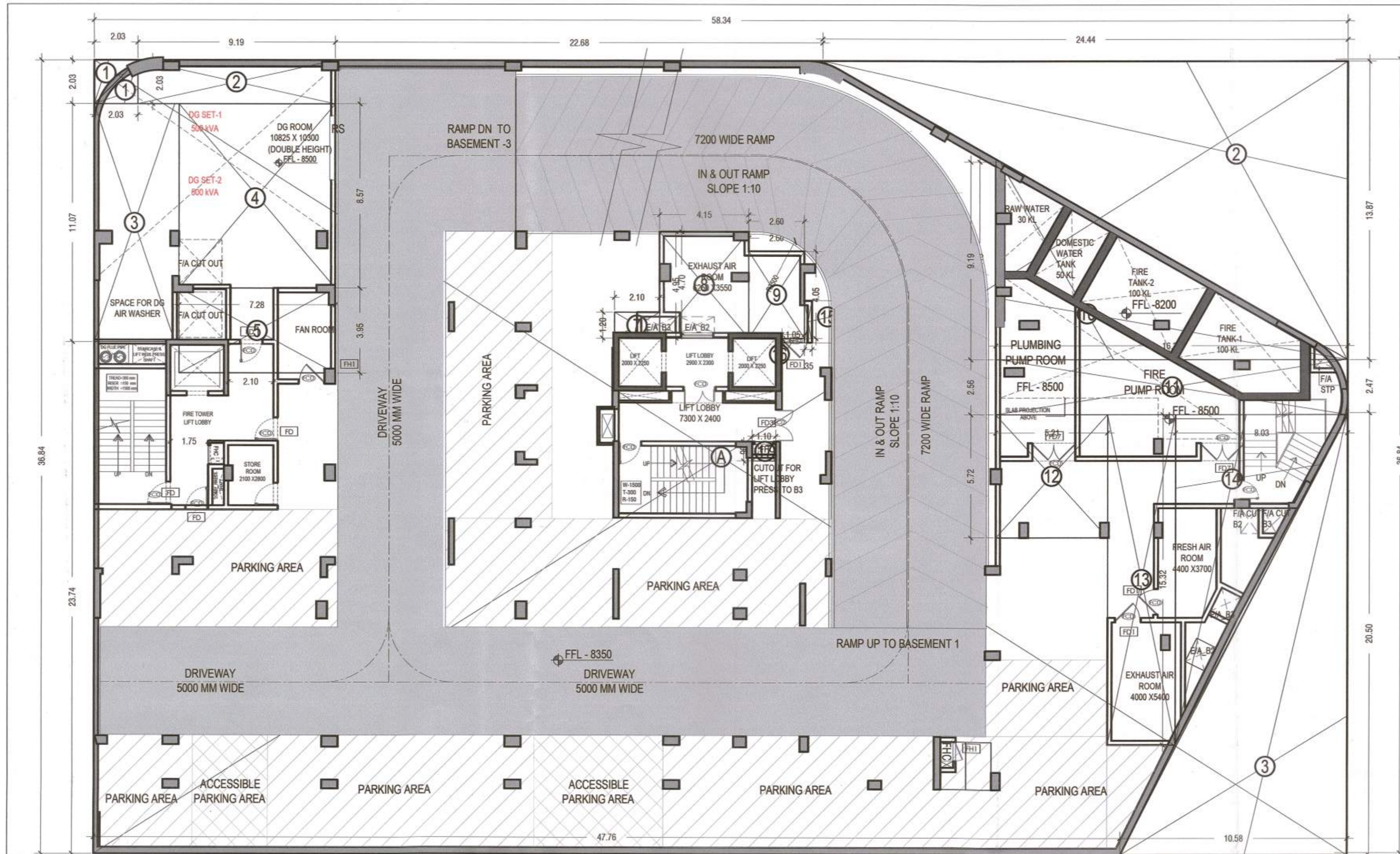
Drawing Title
BASEMENT-1 & AREA DIAGRAM

Job No.
2019/09
Drawn
RS
Date

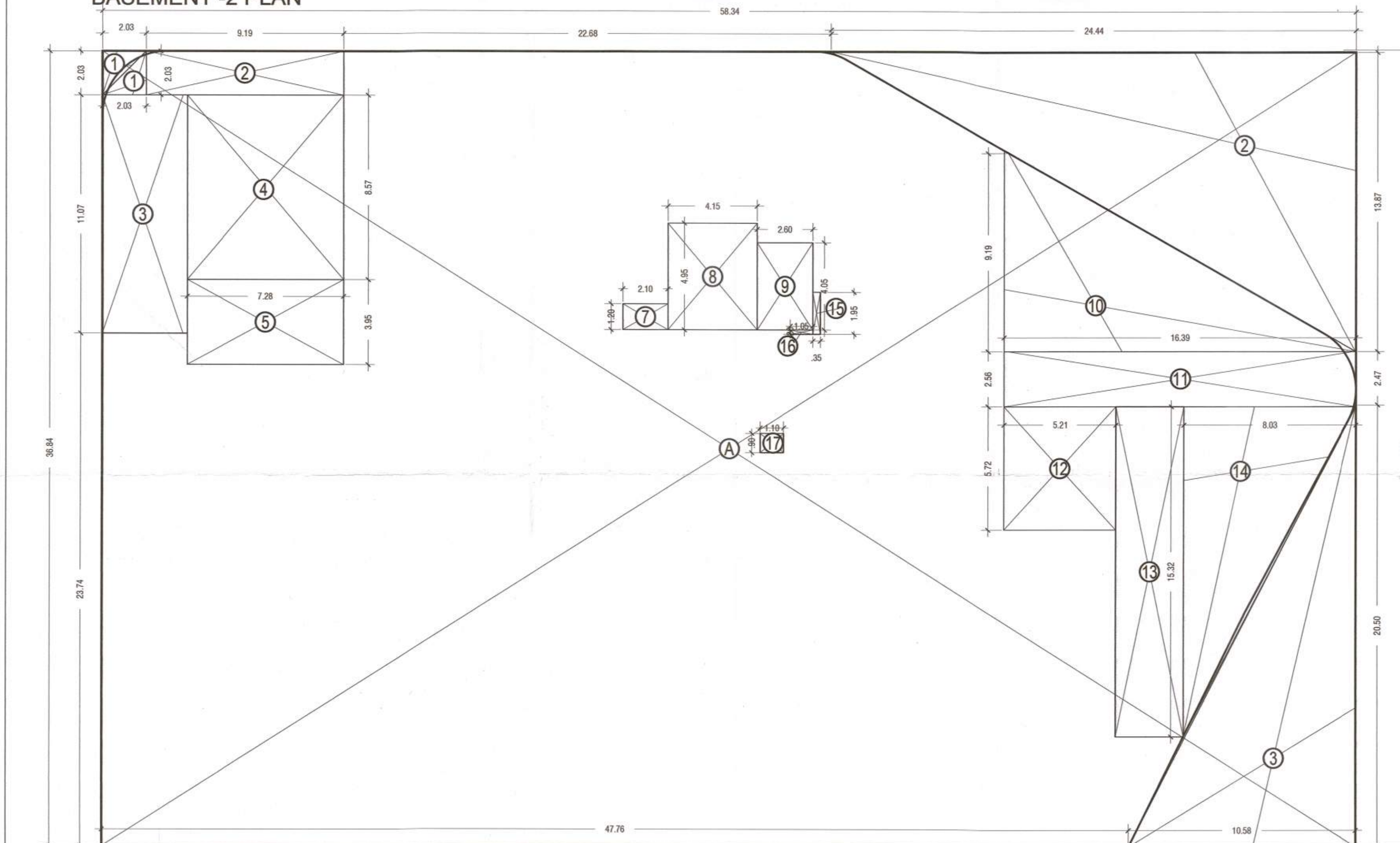
Checked
PS
Scale

Approved
NK

Drawing No.
TDI-13



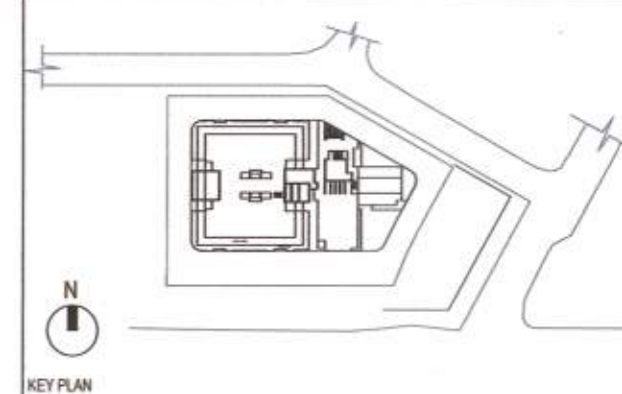
BASEMENT -2 PLAN



BASEMENT -2 AREA DIAGRAM

PARTY'S COPY

N. D. M. C.
Building Scheme No. 2019/11-20
Dated: 24-10-2019
Bldg. Clerk For Chief Architect



RAJEEV SOOD
Chief Architect
N. D. M. C.

VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C

Dr. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI

PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shukla
J.E. (BP) N-1
New Delhi Municipal Council
New Delhi.

TOTAL AREA COVERED AT BASEMENT 2					
ADDITIONS					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (Sqm)
A		58.34	36.84	1	2149.25
TOTAL ADDITIONS					2149.25

SUBTRACTION					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (Sqm)
1	0.5	2.03	2.03	1	2.06
2	0.5	24.44	13.87	1	169.49
3	0.5	10.58	20.50	1	108.45
TOTAL SUBTRACTION					280.00
TOTAL BASEMENT 2 AREA					1869.249

SERVICE AREA AT BASEMENT 2					
ADDITIONS					
NO.	Coeff.	LENGTH (M)	BREADTH (M)	Nos.	AREA (Sqm)
1	0.50	2.03	2.03	1	2.06
2		9.19	2.03	1	18.66
3		3.95	11.07	1	43.73
4		7.28	8.57	1	62.39
5		7.28	3.95	1	28.76
7		2.10	1.20	1	2.52
8		4.15	4.95	1	20.54
9		2.60	4.05	1	10.53
10	0.50	16.39	9.19	1	75.31
11		16.39	2.56	1	41.96
12		5.21	5.72	1	29.80
13		3.16	15.32	1	48.41
14	0.50	8.03	15.32	1	61.51
15		1.05	1.95	1	2.05
16		0.35	0.20	1	0.07
17		1.10	0.90	1	0.99
TOTAL ADDITIONS					449.28
TOTAL BASEMENT 2 SERVICE AREA					449.281

AREA STATEMENT OF BASEMENT 2

TOTAL BASEMENT AREA (X) = 1869.25 Sqm.
TOTAL SERVICE AREA (Y) = 449.28 Sqm.
SERVICE AREA PERCENTAGE = $Y/X \times 100 = 24.03\%$
NET PARKING AREA = $X-Y = 1419.97$ Sqm.

PERMISSIBLE PARKING @ 32M²/ECS = $1419.97/32 = 44$ ECS

TOTAL ECS PROVIDED = $1419.97/32 = 44$ ECS

ACCESSIBLE PARKING REQUIRED = 3 FOR 50 PARKING SPACES
ACCESSIBLE PARKING PROVIDED = 3 NOS

Parties will apply for Revalidation one month before the validity expiry of Plans.

No Dwelling Unit will be constructed more than Sanctioned Plans.

FIRE DOOR (FCD)					
NO.	FD	LENGTH (M)	BREADTH (M)	AREA (Sqm)	ROOM
1	FD1	1200	2250	0	E/A ROOM
2	FD2	1500	2250	0	STR.
3	FD3	1500	2250	0	LIFT LOBBY
4	FD7	2500	3000	0	D.G.
5	FD8	2100	3000	0	STP
6	FH1	2100	2250	100	STP
7	FD9	2000	2150	100	STP

Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

It will be the duty of the Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye-Laws remains unremedied, the NDMC reserve the right to amend the Plans as and when the infringement comes to its notice and NDMC will stand indemnified on this account.

Architects:
ARCOP Associates Pvt. Ltd.
Plot-36B, Sector-32, Gurgaon-122001
Ph: +91-124-495500 FAX: +91-124-495500

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4
Noida, Uttar Pradesh

Owner:
KAMAL KUMAR, DN TANEJA &
SK PROMOTERS THR PRITHIPAL SINGH
TDI Infocorp India Ltd, U.G. Floor, Vardhna Building, Tolstoy Marg,
Connaught Place, New Delhi - 110001

Project:
PROPOSED GROUP HOUSING, AT PROPERTY
88/1-A, LADY HARDINGE ROAD NEW DELHI
ALSO KNOWN AS 14 LADY HARDINGE ROAD,
NEW DELHI.

Architect's Signature
PRASHANT KUMAR SINGH
Architect,
Council of Architects
Registration No. CA/2007/1369

Owners' Signature

Kamal Kumar

SK Promoters Thr Prithipal Singh
(Power of Attorney to: Kamal Kumar)

D. N. Taneja
(Power of Attorney to: Kamal Kumar)

Drawing Title
BASEMENT-2 & AREA DIAGRAM

Job No. 2019/09	Checked PS	Approved NK	Drawing No. TDI-14
Drawn RS	Date	Scale	

Notwithstanding the duty of the Owner of the Plot and the Architect to ensure that the sanctioned Plans are as per the prevalent Building Bye-Laws, if any infringement of the Bye-Laws is noticed, the N.D.M.C. reserves the right to amend the Plans as and when the infringement comes to its notice and the infringer shall stand indemnified against any claim on this account.

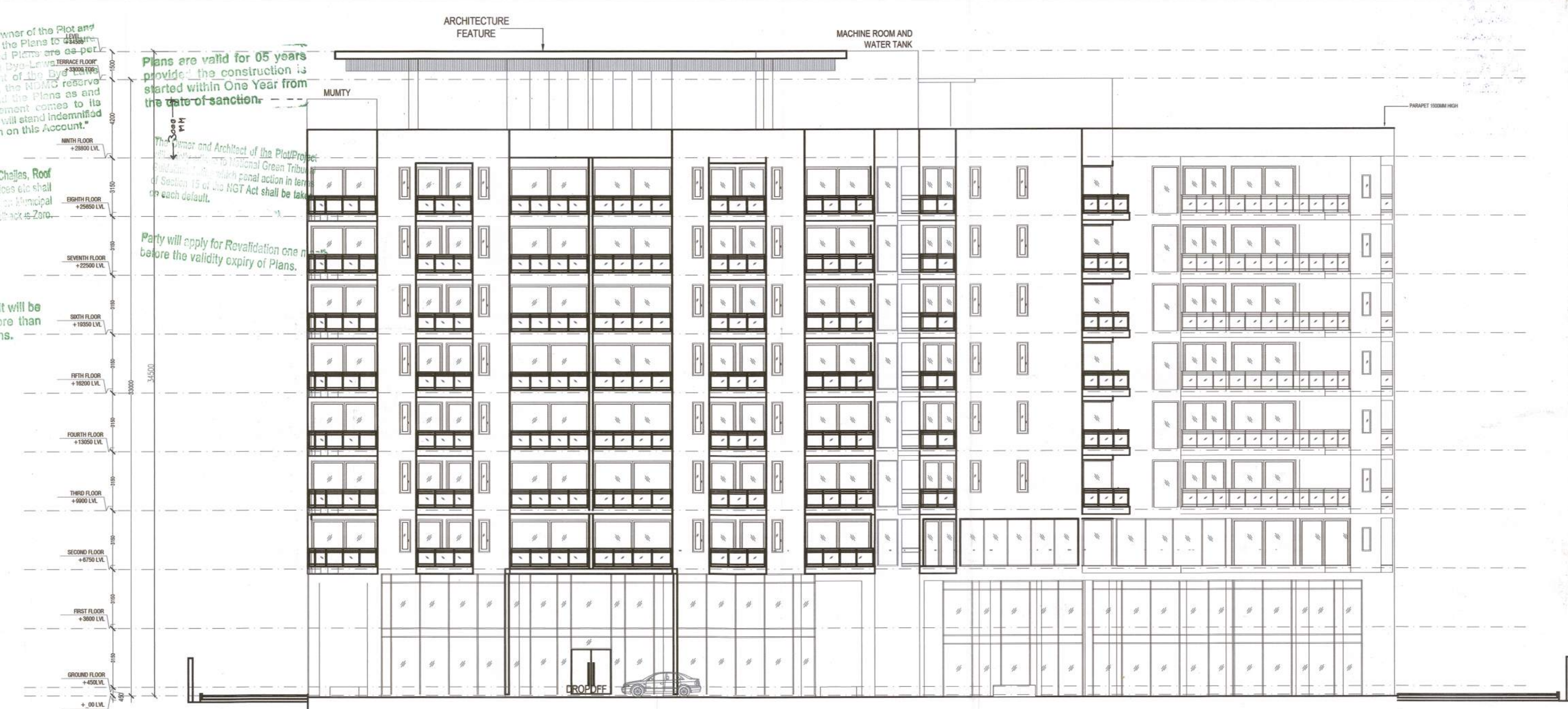
Projections whatsoever like Chajjas, Roof Projection, Balconies, Cornices etc. shall not be constructed/projected on Municipal particularly where the setback is Zero.

No Dwelling Unit will be constructed more than Sanctioned Plans.

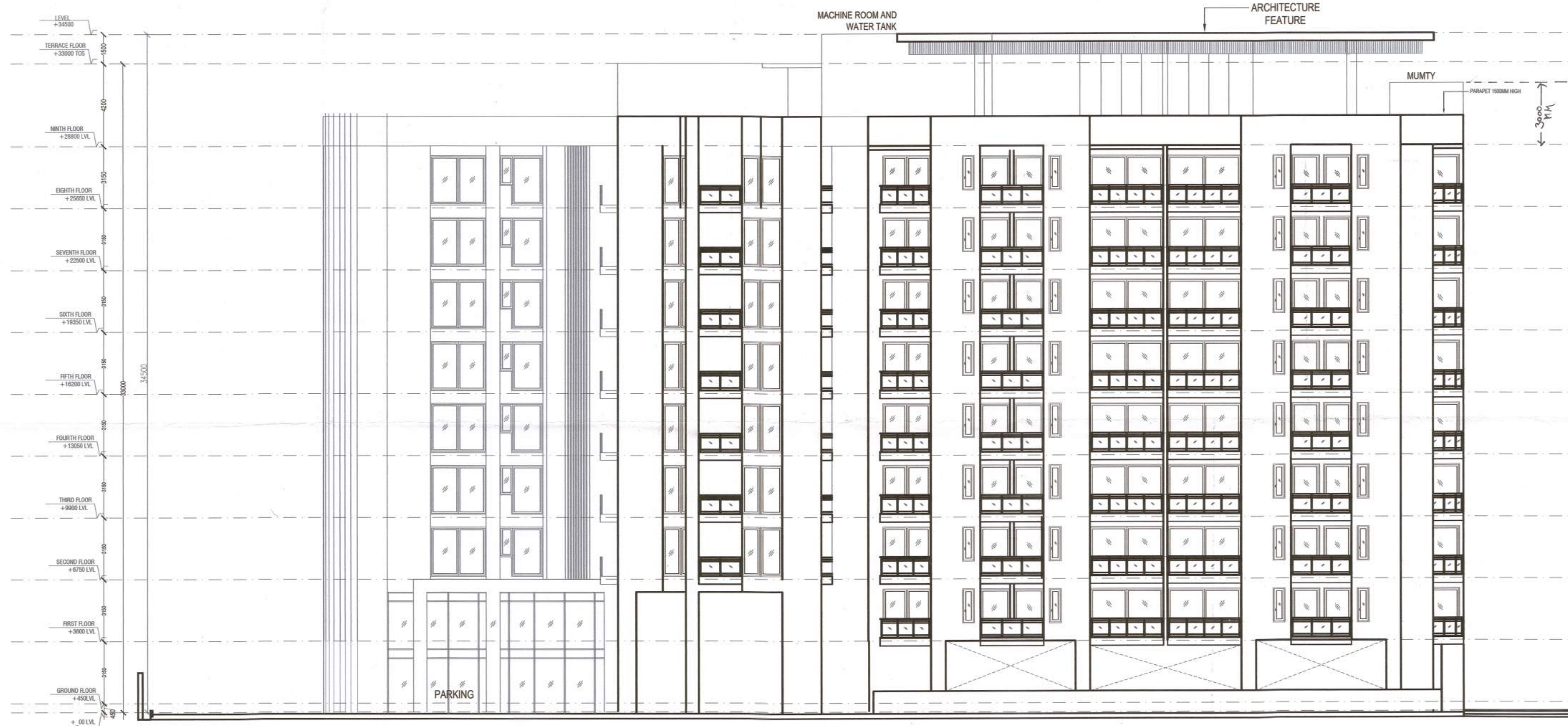
Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

This Owner and Architect of the Plot/Project shall be liable to National Green Tribunal for any such panel action in terms of Section 15 of the NGT Act shall be taken on each default.

Party will apply for Revalidation one month before the validity expiry of Plans.

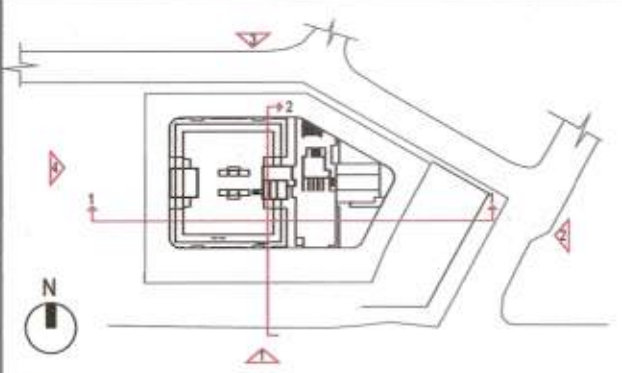


ELEVATION - 1



ELEVATION - 3

PARTY'S COPY
N. D. M. C.
Building Scheme No. NDMC/AB/0029/17-20
Dated: 24-10-2019
Bldg. Clerk For Chief Architect



Rajeev Sood
RAJEEV SOOD
Chief Architect
N. D. M. C.

Vijay Kaushal
VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C.

Sanjeev K.R. Sharma
SANJEEV K.R. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI

Pramod Sharma
PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shakyawar
SAVITRI SHAKYAWAR
J.E. (BP) N-I
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot No. 34b, Sector-32, Gurgaon-122001
Ph: +91-124-4595300 FAX: +91-124-4595330

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4
NOIDA, Uttar Pradesh

Owner:
KAMAL KUMAR, DN TANEJA & SK PROMOTERS THR PRITHIPAL SINGH
TDI Intracorp India Ltd, U.G. Floor, Vardana Building, Tolstoy Marg, Connaught Place, New Delhi - 110001

Project:
PROPOSED GROUP HOUSING, AT PROPERTY 88/1-A, LADY HARDINGE ROAD NEW DELHI ALSO KNOWN AS 14 LADY HARDINGE ROAD, NEW DELHI.

Architect's Signature
Prashant Kumar Singh
PRASHANT KUMAR SINGH
Architect,
Council of Architects
Registration No. CA/2007/141389

Owners' Signature

Kamal Kumar

SK Promoters Thr Prithipal Singh
(Power of Attorney to Kamal Kumar)

D. N. Taneja
(Power of Attorney to Kamal Kumar)

Drawing Title

ELEVATIONS

Job No.
2019/09

Drawn
RS

Checked
PS

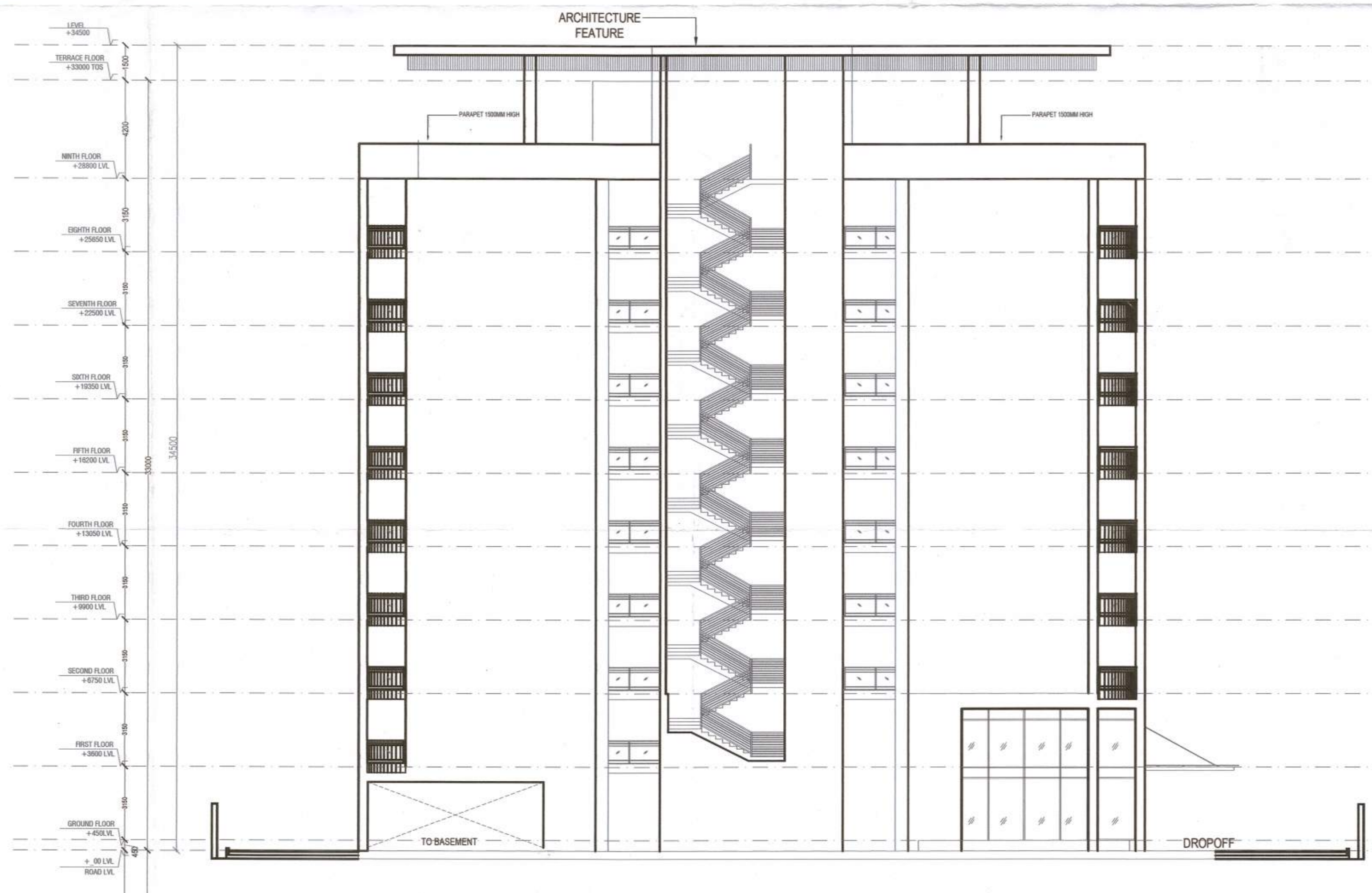
Approved
NK

Drawing No.

TDI-16



ELEVATION - 2



ELEVATION - 4

"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye Laws. If any infringement of the Bye Laws remain unnotified, the NDMC reserve the right to amend the Plans as and when the infringement comes to its notice and NDMC will stand indemnified against any claim on this Account."

Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

The Owner and Architect of the Plot/Project will be liable to National Green Tribunal Guidelines for any penal action in terms of Section 15 of the NGT Act shall be taken on each default.

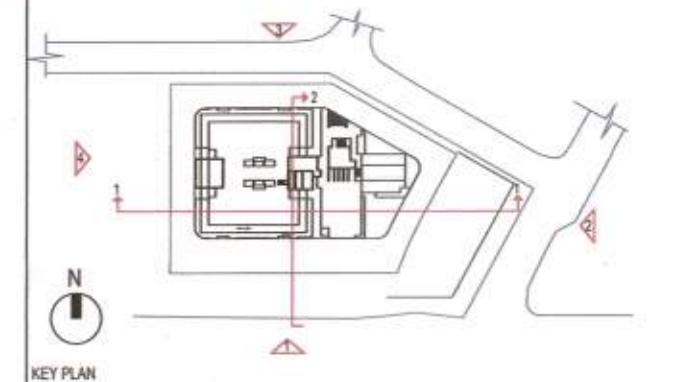
Party will apply for Revalidation one month before the validity expiry of Plans.

Projections whatsoever like Chajjas, Roof Projection, Balconies, Cornices etc shall not be constructed beyond the Municipal Line particularly where the setback is Zero.

No Dwelling Unit will be Constructed more than Sanctioned Plans.

PARTY'S COPY

N. D. M. C.
Building Scheme No. NDMC/2019/37/19-20
Dated: 24-10-2019
Bldg. Clerk For Chief Architect



RAJEEV SOOD
Chief Architect
N. D. M. C.

Er. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI

VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C.

PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shrivastava
J.E. (BP) N-1
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot-36B, Sector-32, Gurugram-122001
Ph: +91-124-4995300 FAX: +91-124-4995330

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4
NOIDA, Uttar Pradesh

Owner:
KAMAL KUMAR, DN TANEJA &
SK PROMOTERS THR PRITHIPAL SINGH
TDI Infocorp India Ltd, U.G. Floor, Vardana Building, Tolstoy Marg,
Connaught Place, New Delhi - 110001

Project:
PROPOSED GROUP HOUSING, AT PROPERTY
88/1-A, LADY HARDINGE ROAD NEW DELHI
ALSO KNOWN AS 14 LADY HARDINGE ROAD,
NEW DELHI.

Architect's Signature
PRASHANT KUMAR SINGH
Architect,
Council of Architects
Registration No. CA200741369

Owners' Signature

Kamal Kumar

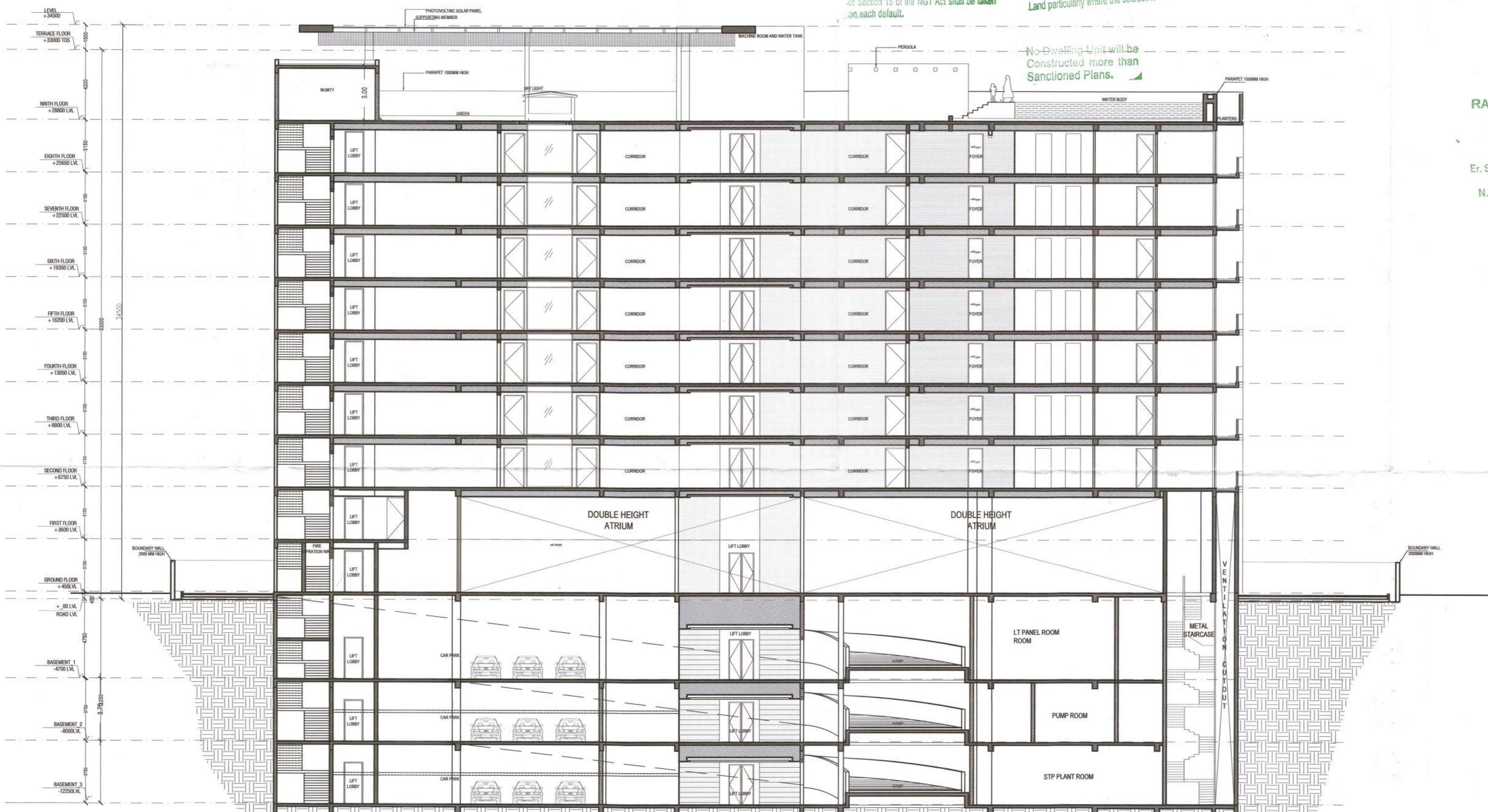
SK Promoters Thr Prithipal Singh
(Power of Attorney to Kamal Kumar)

D. N. Taneja
(Power of Attorney to Kamal Kumar)

Drawing Title

ELEVATIONS

Job No. 2019/09	Checked PS	Approved NK	Drawing No. TDI-17
Drawn RS	Date	Scale	



SECTION - 1

"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any Claim on this Account."

The Owner and Architect of the Plot/Project will jointly come to National Green Tribunal (NGT) for which penal action in terms of Section 15 of the NGT Act shall be taken on each default.

Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

Party will apply for Revalidation one month before the validity expiry of Plans.

Projections whatsoever like Chajjas, Roof Projection, Balconies, Cornices etc shall Not be constructed/projected on Municipal Land particularly where the setback is Zero.

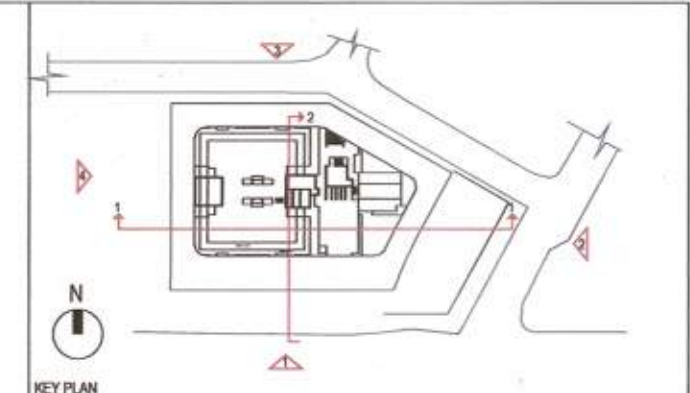
No Dwelling Unit will be Constructed more than Sanctioned Plans.



PARTY'S COPY

RAJEEV SOOD
Chief Architect
N. D. M. C.

Er. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI



VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C.

PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shakyawar
J.E. (BP) N-1
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot- 34b, Sector-32, Gurugram-122001
Ph: +91-124-495500 FAX: +91-124-495500

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A 45, Sec-4
NOIDA, Uttar Pradesh

Owner:
KAMAL KUMAR, DN TANEJA &
SK PROMOTERS THR PRITHIPAL SINGH
TDI Infocorp India Ltd, U.G. Floor, Vardana Building, Toklay Marg,
Connaught Place, New Delhi - 110001

Project:
PROPOSED GROUP HOUSING, AT PROPERTY
88/1-A, LADY HARDINGE ROAD NEW DELHI
ALSO KNOWN AS 14 LADY HARDINGE ROAD,
NEW DELHI.

Architect's Signature
PRASHANT KUMAR SINGH
Architect,
Council of Architects
Registration No. CA200711380

Owners' Signature

Kamal Kumar

SK Promoters THR Prithipal Singh
(Power of Attorney to Kamal Kumar)

D. N. Taneja
(Power of Attorney to Kamal Kumar)

Drawing Title
SECTION

Job No.
2019/09

Drawn
RS
Date

Checked
PS
Scale

Approved
NK

Drawing No.
TDI-18



SECTION -2

"It will be the duty Owner of the Plot and Architect preparing the Plans to ensure that the sanctioned Plans are as per prevalent Building Bye-Laws. If any infringement of the Bye Laws remain unnoticed, the NDMC reserve the right to amend the Plans as and when the infringement comes to its Notice and NDMC will stand indemnified against any Claim on this Account."

Plans are valid for 05 years provided the construction is started within One Year from the date of sanction.

Party will apply for Revalidation one month before the validity expiry of Plans.

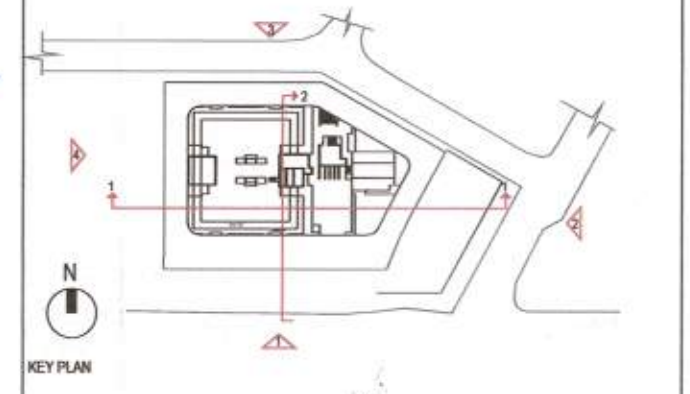
The Owner and Architect of the Plot/Project will strictly adhere to National Green Tribunal Guidelines falling which penal action in terms of Section 15 of the NGT Act shall be taken on each default.

Projections whatsoever like Chajjas, Roof Projection, Balconies, Cornices etc shall Not be constructed/projected on Municipal Land particularly where the setback is Zero.

No Dwelling Unit will be Constructed more than Sanctioned Plans.

N. D. M. C.
Building Scheme No. NDMC(BP)29/17-20
Dated: 24-10-2019
Bldg. Clerk For Chief Architect

PARTY's COPY



RAJEEV SOOD
Chief Architect
N. D. M. C.

Er. SANJEEV KR. SHARMA
E.E. (BP)
N.D.M.C., NEW DELHI

VIJAY KAUSHAL
DEPUTY CHIEF ARCHITECT
N.D.M.C.

PRAMOD SHARMA
ASSISTANT ENGINEER
ARCHITECT DEPARTMENT
NEW DELHI MUNICIPAL COUNCIL

Savitri Shakyawar
J.E. (BP) N-I
New Delhi Municipal Council
New Delhi.

Architects:
ARCOP Associates Pvt. Ltd.
Plot- 34b, Sector-32, Gurgaon-122001
Ph: +91-124-495300 FAX: +91-124-495330

Structure:
Civitech Consultants Pvt. Ltd.
Plot No. A-45, Sec-4
NOIDA, Uttar Pradesh

Owner:
KAMAL KUMAR, DN TANEJA &
SK PROMOTERS THIR PRITHIPAL SINGH
TDI Infocorp India Ltd. U.G. Floor, Vardha Building, Tokay Marg,
Connaught Place, New Delhi - 110001

Project:
PROPOSED GROUP HOUSING, AT PROPERTY
88/1-A, LADY HARDING ROAD NEW DELHI
ALSO KNOWN AS 14 LADY HARDING ROAD,
NEW DELHI.

Architect's Signature
PRASHANT KUMAR SINGH
Architect,
Council of Architecture
Registration No. CA4002741389

Owners' Signature

Kamal Kumar	
SK Promoters Thir Prithipal Singh (Power of Attorney to Kamal Kumar)	
D. N. Taneja (Power of Attorney to Kamal Kumar)	

Drawing Title
SECTION

Job No. 2019/09	Checked PS	Approved NK	Drawing No. TDI-19
Drawn RS	Date	Scale	