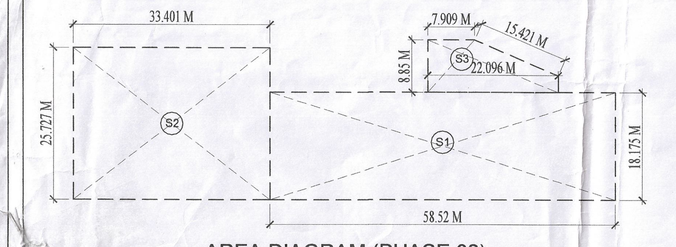



AREA DIAGRAM (PHASE 02)

| PHASE 02 | | | | | |
|---|---|---|---|---|---|
| AREA STATEMENT | | | | | |
| TITLE | NO. | SHAPE | LENGTH (L) (IN MM) | WIDTH (W) (IN MM) | AREA (L X W) (IN SQM) |
| ADDITION | | | | | |
| S1 | 1 | REC | 33401 | 25727 | 859.315 |
| S2 | 1 | REC | 58520 | 18175 | 1063.601 |
| S3 | 1 | AS PER POLYLINE | | | 152.664 |
| TOTAL PHASE 02 (A1) | | | | | 2075.580 |
| PHASE 02 AREA= | | | | | 0.5 ACRES |

# PHASEWISE PROJECT COMPONENTS FOR RERA REGISTRATION PURPOSE

**PHASE-1**

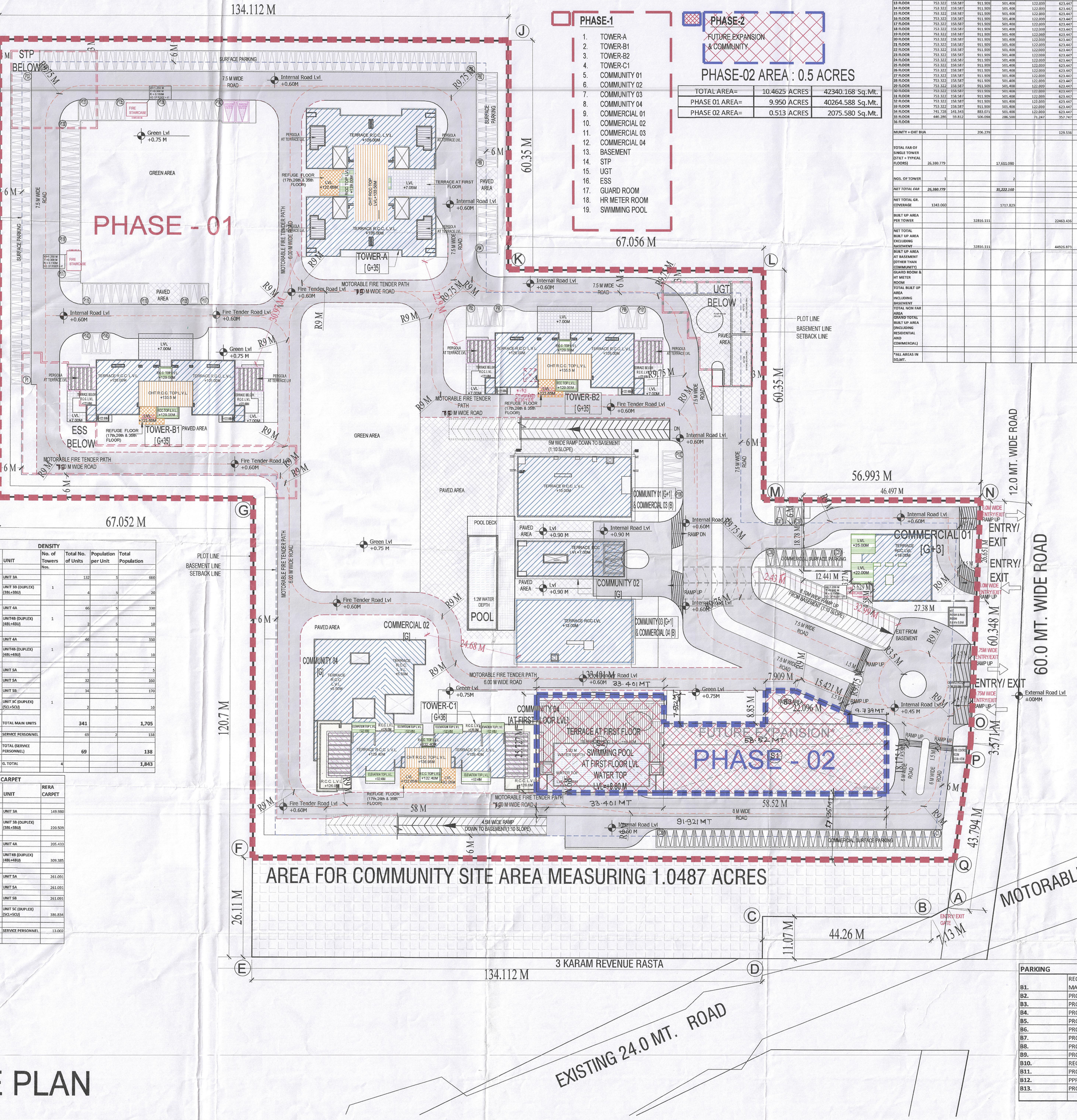
1. TOWER-A
2. TOWER-B1
3. TOWER-B2
4. TOWER-C1
5. COMMUNITY 01
6. COMMUNITY 02
7. COMMUNITY 03
8. COMMUNITY 04
9. COMMERCIAL 01
10. COMMERCIAL 02
11. COMMERCIAL 03
12. COMMERCIAL 04
13. BASEMENT
14. STP
15. UGT
16. ESS
17. GUARD ROOM
18. HR METER ROOM
19. SWIMMING POOL

**PHASE-2**

FUTURE EXPANSION & COMMUNITY

PHASE-02 AREA : 0.5 ACRES

| | | |
|---|---|---|
| TOTAL AREA= | 10.4625 ACRES | 42340.168 Sq.Mt. |
| PHASE 01 AREA= | 9.950 ACRES | 40264.588 Sq.Mt. |
| PHASE 02 AREA= | 0.513 ACRES | 2075.580 Sq.Mt. |




SITE PLAN

| DENSITY | | | | | |
|---|---|---|---|---|---|
| SITE LAYOUT | UNIT | No. of Towers Nos. | Total No. of Units | Population per Unit | Total Population |
| TOWER (A) | UNIT 3A | 1 | 132 | 5 | 660 |
| | UNIT 3B (DUPLEX) (3BL+3BU) | | 4 | 5 | 20 |
| TOWER B1 | UNIT 4A | 1 | 66 | 5 | 330 |
| | UNIT4B (DUPLEX) (4BL+4BU) | | 2 | 5 | 10 |
| TOWER B2 | UNIT 4A | 1 | 66 | 5 | 330 |
| | UNIT4B (DUPLEX) (4BL+4BU) | | 2 | 5 | 10 |
| TOWER C1 | UNIT 5A | 1 | 1 | 5 | 5 |
| | UNIT 5A | | 32 | 5 | 160 |
| | UNIT 5b | | 34 | 5 | 170 |
| | UNIT 5C (DUPLEX) (5CL+5CU) | | 2 | 5 | 10 |
| TOTAL | TOTAL MAIN UNITS | | 341 | | 1,705 |
| TOWER C1 | SERVICE PERSONNEL | | 69 | 2 | 138 |
| TOTAL | TOTAL (SERVICE PERSONNEL) | | 69 | | 138 |
| G. TOTAL | G. TOTAL | 4 | | | 1,843 |

| RERA CARPET | | | |
|---|---|---|---|
| SITE LAYOUT | | UNIT | RERA CARPET |
| TOWER (A) | UNIT 3A | | 149.550 |
| | UNIT 3B (DUPLEX) (3BL+3BU) | | 220.506 |
| TOWER B1 & B2 | UNIT 4A | | 205.433 |
| | UNIT4B (DUPLEX) (4BL+4BU) | | 309.385 |
| TOWER C1 | UNIT 5A | | 261.091 |
| | UNIT 5A | | 261.091 |
| | UNIT 5B | | 261.091 |
| | UNIT 5C (DUPLEX) (5CL+5CU) | | 386.834 |
| TOWER C1 | SERVICE PERSONNEL | | 13.002 |

FLOOR WISE FAR AREA STATEMENT

| FLOORS | TOWER-A (G+ 35) FAR | NON FAR | BUILT UP AREA | TOWER-B1 & B2 (G+ 35) FAR | NON FAR | BUILT UP AREA | TOWER-C1 (G+ 38) FAR | NON FAR | BUILT UP AREA | COMMUNITY 01 (G+1) FAR | NON FAR | BUILT UP AREA | COMMUNITY 02 (G) FAR | NON FAR | BUILT UP AREA | COMMUNITY 03 (G+1) FAR | NON FAR | BUILT UP AREA | COMMUNITY 04 (G+1) FAR | NON FAR | BUILT UP AREA | TOTAL FOR RESIDENTIAL |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| GROUND COVERAGE AREA( BASEMENT FLOOR | 1343.060 | | | 858.311 | | | 1835.601 | | | 480.000 | | | 272.650 | | | 480.000 | | | 348.450 | | | |
| GROUND/ STILT | 331.142 | 794.526 | 1127.671 | 276.700 | 502.260 | 778.960 | 369.844 | 1114.756 | 1484.599 | 480.000 | | | 178.636 | 32.660 | 211.296 | 480.000 | | | 476.198 | 401.256 | 877.454 | |
| 1ST FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.348 | 77.838 | 613.186 | 399.920 | 57.475 | 457.395 | | | | 411.566 | 58.400 | 469.966 | 291.545 | 11.245 | 234.789 | |
| 2ND FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 3 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 4 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 5 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 6 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 7 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 8 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 9 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 10 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 11 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 12 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 13 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 14 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 15 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 16 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 17 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 18 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 19 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 20 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 21 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 22 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 23 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 24 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 25 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 26 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 27 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 28 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 29 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 30 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 31 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 32 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 33 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 143.825 | 764.267 | | | | | | | | | | | | | |
| 34 FLOOR | 753.322 | 158.587 | 911.909 | 501.408 | 122.010 | 623.447 | 535.620 | 144.641 | 764.267 | | | | | | | | | | | | | |
| 35 FLOOR | 745.728 | 145.343 | 883.071 | 501.408 | 120.020 | 621.428 | 530.620 | 144.641 | 764.265 | | | | | | | | | | | | | |
| 36 FLOOR | 446.280 | 59.812 | 506.088 | 286.500 | 71.247 | 357.747 | 320.440 | 143.825 | 764.267 | | | | | | | | | | | | | |
| | | | | | | | 331.136 | 327.450 | 658.586 | | | | | | | | | | | | | |
| MUMTY + OHT BUA | | | 206.279 | | | 129.535 | | | 111.944 | | | | | | | | | | | | | |
| TOTAL FAR OF SINGLE TOWER (STILT + TYPICAL FLOORS) | 26,380.779 | | 17,631.090 | | | 22,117.334 | | | 879.920 | | | | 178.636 | | 891.566 | | | 694.836 | | | | 1,203.073 | | | 359.195 | | | 240.825 | | | 231.840 | | | |
| NOS. OF TOWER | 1 | | | 2 | | | 1 | | | | | | 1 | | 1 | | | 1 | | | | 1 | | | 1 | | | 1 | | | 1 | | |
| NET TOTAL FAR | 26,380.779 | | 35,222.160 | | | 22,117.334 | | | 879.920 | | | | 178.636 | | 891.566 | | | 694.836 | | | 86,355.230 | SQ.MT. | 1,203.073 | | | 359.195 | | | 240.825 | | | 231.840 | | | 2,035.833 | SQ.MT. |
| NET TOTAL GR. COVERAGE | 1343.060 | | 1717.829 | | | 1835.601 | | | 480.000 | | | | 272.650 | | 480.000 | | | 348.450 | | | 6,477.007 | SQ.MT. | 350.804 | | | 168.563 | | | 0.000 | | | 0.000 | | | 519.367 | SQ.MT. |
| BUILT UP AREA PER TOWER | | | 32816.111 | | | 22463.436 | | | 28453.248 | | | 927.230 | | | 263.296 | | | 946.164 | | | 734.743 | | | | 1440.032 | | | 359.195 | | | 298.300 | | | 290.240 | | |
| NET TOTAL BUILT UP AREA EXCLUDING BASEMENT | | | 32816.111 | | | 44926.873 | | | 28453.248 | | | 927.230 | | | 263.296 | | | 946.164 | | | 734.743 | 1,09,065.664 | SQ.MT. | | 1440.032 | | | 359.195 | | | 298.300 | | | 290.240 | 2,387.766 | SQ.MT. |
| BUILT UP AREA AT BASEMENT (OTHER THAN COMMUNITY) | | | | | | | | | | | | | | | | | | | | | | 32,229.003 | SQ.MT. | | | | | | | | | | | | | |
| GUARD ROOM & AT METER ROOM | | | | | | | | | | | | | | | | | | | | | | 28.000 | SQ.MT. | | | | | | | | | | | | | |
| TOTAL BUILT UP AREA INCLUDING BASEMENT | | | | | | | | | | | | | | | | | | | | | | 1,43,323.245 | SQ.MT. | | | | | | | | | | | | | |
| TOTAL NON FAR AREA | | | | | | | | | | | | | | | | | | | | | | 54,968.035 | SQ.MT. | | | | | | | | | | | | | |
| GRAND TOTAL BUILT UP AREA (INCLUDING RESIDENTIAL AND COMMERCIAL) | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | 1,43,711.031 | SQ.MT. |

*ALL AREAS IN SQ.MT.

| | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | | COMMERCIAL 01 (G+ 3) | | | | COMMERCIAL 02 (G) (BELOW CS TOWER) | | | | COMMERCIAL 03 (BASEMENT) (BELOW COMMUNITY 03) | | | | COMMERCIAL 04 (BASEMENT) (BELOW COMMUNITY 03) | | | | TOTAL FOR COMMERCIAL |
| | | FAR | NON FAR | BUILT UP AREA | | FAR | NON FAR | BUILT UP AREA | | FAR | NON FAR | BUILT UP AREA | | FAR | NON FAR | BUILT UP AREA | | |
| GROUND COVERAGE AREA( BASEMENT FLOOR | | 350.804 | | | | 168.563 | | | | 0.000 | | | | 0.000 | | | | |
| GROUND/ STILT | | 350.804 | | | | | | | | 240.825 | 57.475 | 298.300 | | 231.840 | 58.400 | 290.240 | | DDT (N) MEMBER BPAC |
| 1ST FLOOR | | 284.390 | 49.019 | 333.409 | | 353.195 | | 353.195 | | | | | | | | | | |
| 2ND FLOOR | | 284.390 | 49.019 | 333.409 | | | | | | | | | | | | | | |
| 3 FLOOR | | 284.390 | 49.019 | 333.409 | | | | | | | | | | | | | | |
| MUMTY | | | | | | | | 95.0518 | | | | | | | | | | |
| TOTAL FAR OF SINGLE TOWER (STILT + TYPICAL FLOORS) | | 1,203.073 | | | | 359.195 | | | | 240.825 | | | | 231.840 | | | | |
| NOS. OF TOWER | | 1 | | | | 1 | | | | 1 | | | | 1 | | | | |
| NET TOTAL FAR | | 1,203.073 | | | | 359.195 | | | | 240.825 | | | | 231.840 | | | | 2,035.833 | SQ.MT. |
| NET TOTAL GR. COVERAGE | | 350.804 | | | | 168.563 | | | | 0.000 | | | | 0.000 | | | | 519.367 | SQ.MT. |
| BUILT UP AREA PER TOWER | | | | 1440.032 | | | | 359.195 | | | | 298.300 | | | | 290.240 | | |
| NET TOTAL BUILT UP AREA EXCLUDING BASEMENT | | | | 1440.032 | | | | 359.195 | | | | 298.300 | | | | 290.240 | | 2,387.766 | SQ.MT. |
| BUILT UP AREA AT BASEMENT (OTHER THAN COMMUNITY) | | | | | | | | | | | | | | | | | | |
| GUARD ROOM & AT METER ROOM | | | | | | | | | | | | | | | | | | |
| TOTAL BUILT UP AREA INCLUDING BASEMENT | | | | | | | | | | | | | | | | | | |
| TOTAL NON FAR AREA | | | | | | | | | | | | | | | | | | |
| GRAND TOTAL BUILT UP AREA (INCLUDING RESIDENTIAL AND COMMERCIAL) | | | | | | | | | | | | | | | | | | 1,43,711.031 | SQ.MT. |

*ALL AREAS IN SQ.MT.

SANCTIONED
TO BE READ WITH THE OFFICE
MEMO NO.: 22626
DATED : 05/07/2024

(Dilesh Kumar)
PA(HQ)

| OVERALL SITE AREA STATEMENT | | | | | |
|---|---|---|---|---|---|
| A. | PLOT AREA | 42,340.168 | SQ.MT. | 10.4625 | ACRES |
| B. | COMMUNITY PLOT AREA SURRENDER TO GOVT. | 4,243.912 | SQ.MT. | 1.0487 | ACRES |
| C. (A-B) | SITE AREA AFTER LAND SURRENDER | 38,096.237 | SQ.MT. | 9.414 | ACRES |
| D.(4% of (A)) | PERMISSIBLE COMMERCIAL PLOT AREA (4% OF PLOT AREA) (INCLUDING SURRENDERED COMMUNITY PLOT AREA) 4.0% | 1,693.607 | SQ.MT. | 0.419 | ACRES |
| E.(2.6% of (A)) | PROPOSED COMMERCIAL PLOT AREA 2.6% | 1,100.844 | SQ.MT. | | |
| F. (FAR on (E)) | PERMISSIBLE F.A.R. FOR COMMERCIAL (1.75 (Main FAR)) 1.75 | 1,926.478 | SQ.MT. | | |
| G. (FAR on (E)) | PERMISSIBLE F.A.R. FOR COMMERCIAL ( 0.12 (Green Building (IGBC GOLD, Registration No-GH2300315, December 2023)) 0.12 | 132.101 | SQ.MT. | | |
| H=F+G | TOTALPERMISSIBLE F.A.R. FOR COMMERCIAL (1.75 (Main FAR) + 0.12 (Green Building (IGBC GOLD, Registration No-GH2300315, December 2023))) 1.87 | 2,058.579 | SQ.MT. | | |
| I. | PROPOSED F.A.R. FOR COMMERCIAL 01 | 1,203.973 | SQ.MT. | | |
| J. | PROPOSED F.A.R. FOR COMMERCIAL 02 at Ground Level | 359.195 | SQ.MT. | | |
| K. | PROPOSED F.A.R. FOR COMMERCIAL 03 in Basement (Below Community 01) | 240.825 | SQ.MT. | | |
| L. | PROPOSED F.A.R. FOR COMMERCIAL 04 in Basement (Below Community 03) | 231.840 | SQ.MT. | | |
| M.=I+J+K+L | TOTAL PROPOSED F.A.R. FOR COMMERCIAL 1.849 | 2,035.833 | SQ.MT. | | |
| | **RETAIL SHOPPING FOR LOCAL NEEDS** | | | | |
| | MINIMUM REQUIRED FAR FOR RETAIL SHOPPING FOR LOCAL NEEDS @50% OF PROPOSED FAR 50.00% | 1,017.92 | SQ.MT. | | |
| | PROPOSED FAR FOR RETAIL SHOPPING FOR LOCAL NEEDS (COMMERCIAL 02+ COMMERCIAL 03+COMMERCIAL 04) | 831.859 | SQ.MT. | | |
| | PROPOSED FAR FOR RETAIL SHOPPING FOR LOCAL NEEDS (COMMERCIAL 01 (SECOND FLOOR)) | 284.390 | SQ.MT. | | |
| | TOTAL PROPOSED FAR FOR RETAIL SHOPPING FOR LOCAL NEEDS | 1,116.249 | SQ.MT. | | |
| N.(on (E)) | PERMISSIBLE GROUND COVERAGE FOR COMMERCIAL (@50% OF COMMERCIAL SITE AREA) 50.00% | 550.422 | SQ.MT. | | |
| N1 | PROPOSED GROUND COVERAGE OF COMMERCIAL 01 | 350.804 | SQ.MT. | | |
| N2 | PROPOSED GROUND COVERAGE OF COMMERCIAL 02 at Ground Level | 168.563 | SQ.MT. | | |
| O. | TOTAL PROPOSED GROUND COVERAGE FOR COMMERCIAL 47.18% | 519.367 | SQ.MT. | | |
| P.=A-E | RESIDENTIAL PLOT AREA FOR FAR CALCULATION (INCLUDING SURRENDERED COMMUNITY PLOT AREA) 97.40% | 41,239.324 | SQ.MT. | 10.190 | ACRES |
| Q. | PERMISSIBLE GROUND COVERAGE FOR RESIDENTIAL(@35% OF SITE AREA) 0.35 | 14,433.763 | SQ.MT. | | |
| R. | PROPOSED GROUND COVERAGE FOR RESIDENTIAL 15.78% | 6,505.607 | SQ.MT. | | |
| S. | PERMISSIBLE RESIDENTIAL F.A.R. (1.25(Main FAR)) (On P) 1.25 | 51,549.153 | SQ.MT. | | |
| T. | PERMISSIBLE RESIDENTIAL F.A.R. (TDR FAR) | 35,197.928 | SQ.MT. | | |
| U. | PERMISSIBLE RESIDENTIAL F.A.R. (0.12 (Green Building (IGBC GOLD, Registration No-GH2300315, December 2023)) (On P) 0.12 | 4,948.719 | SQ.MT. | | |
| V.=S+T+U | PERMISSIBLE RESIDENTIAL F.A.R. (1.25(Main FAR) +TDR FAR+ 0.12 (Green Building (IGBC GOLD, Registration No-GH2300315, December 2023))) (On P) | 91,695.802 | SQ.MT. | | |
| W. | PROPOSED RESIDENTIAL F.A.R | 86,355.230 | SQ.MT. | | |
| X. | REQUIRED GREEN AREA (15 % PLOT AREA) (on plot area A) 0.15 | 6,351.025 | SQ.MT. | | |
| Y. | PROPOSED GREEN AREA 22.00% | 9,316.927 | SQ.MT. | | |

**In lieu of 10% land to be surrendered in favour of Government for Affordable Group Housing, the colonizer/ developer deposits an amount at the rate three times the applicable collector rate, with following Transaction Nos.**

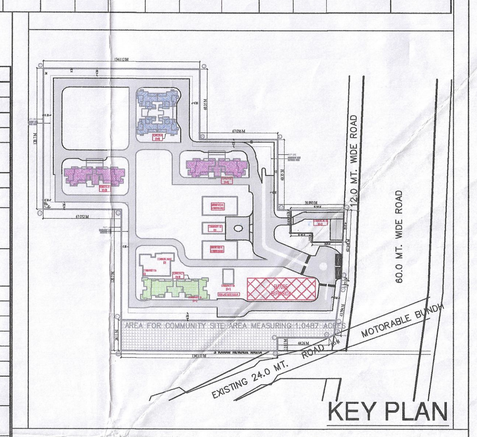
**Transaction No:** TOWNIAC300006103

**Transaction No:** TOWNIAC300006248

| DENSITY | | | | | | | |
|---|---|---|---|---|---|---|---|
| A1. | PERMISSIBLE POPULATION DENSITY (400 (ZONING)+ 125 | 525 | PPA | | | | |
| A2. | PERMISSIBLE NO OF PEOPLE | 5,493 | NOS | | | | |
| A3. | TOTAL NUMBER OF PROPOSED MAIN UNITS | 341 | NOS | | | | |
| A4. | TOTAL NUMBER OF PROPOSED SERVICE PERSONNEL | 69 | NOS | | | | |
| A5. | PROPOSED TOTAL POLPULATION | 1,843 | Person | | | | |
| A6. | PROPOSED TOTAL POLPULATION DENSITY | 176 | PPA | | | | |

| PARKING | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|
| B1. | REQUIRED CAR PARKING RESIDENTIAL (@1.5 ECS PER MAIN UNIT) | Nos Of Unit x 1.5 | 341 | 1.5 | 512 | ECS | | | |
| B2. | PROPOSED BASEMENT PARKING AREA | | | | 28591.089 | SQ.MT. | | | |
| B3. | PROPOSED ECS AS PER BASEMENT PARKING AREA @32 | | | | 893 | ECS | | | |
| B4. | PROPOSED CAR PARKING BAYS (BASEMENT) | | | | 800 | NOS | | | |
| B5. | PROPOSED SURFACE PARKING AREA RESIDENTIAL | | | | 4,081.940 | SQ.MT. | | | |
| B6. | PROPOSED ECS AS PER SURFACE AREA @23 SQ.MT. | | | | 177 | ECS | | | |
| B7. | PROPOSED CAR PARKING (PHY. HANDICAPPED) | | | | 2 | NOS | | | |
| B8. | PROPOSED CAR PARKING BAYS (SURFACE) | | | | 145 | NOS | | | |
| B9. | PROPOSED CAR PARKING FOR RESIDENTIAL (BASEMENT+ | | | | 947 | NOS | | | |
| B10. | REQUIRED CAR PARKING COMMERCIAL(1 ECS PER 50 | 2,035.833 | | 50 | 41 | ECS | | | |
| B11. | PROPOSED SURFACE PARKING AREA COMMERCIAL | | | | 1,314.841 | SQ.MT. | | | |
| B12. | PPROPOSED ECS AS PER SURFACE AREA @23 SQ.MT. | | | | 57 | ECS | | | |
| B13. | PROPOSED CAR PARKING BAYS COMMERCIAL | | | | 41 | NOS | | | |

FIRE TENDER PATH IS DESIGNED FOR 45 TON LOAD




SUBMISSION DRAWING

GENERAL NOTES:
1–ALL DIMENSIONS ARE IN MM UNLESS MENTIONED OTHERWISE (U.N.O.)
2–NO DIMENSIONS ARE TO BE SCALED FROM THIS DRAWING.

Checked and found ok for Public Hea (Internal)/service only subject to comm in forwarding letter No. 135113 Dt/ 17/5/2024

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

DRAWING TITLE:
SITE PLAN

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

PROJECT TITLE :
PROPOSED RESIDENTIAL COLONY UNDER NILP POLICY FOR THE AREA MEASURING 10.4625 ACRES (LICENCE NO 215 OF 2023 DATED 23/10/2023 (MIGRATION FROM LICENCE NO. 60 OF 2022 DATED 13.05.2022) IN SECTOR-63-A, GURUGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY PYRAMID & LID REALTORS LLP (EARLIER KNOWN AS SCJS BUILDWELL LLP)

CLIENT / OWNER :
SILVERGLADES HOMES LLP
506,5th FLOOR, TIME SQUARE BUILDING, B-BLOCK, SUSHANT LOK, PHASE-1, GURUGRAM - 122002, HARYANA, INDIA

JOB NO.
SCALE :
DATE :
NORTH.

DRAWING NO.
SG/DFI/SUB/AR/ SP/001

ARCHITECT'S SIGNATURE:
ANAND SHARMA
ANAND SHARMA (CA/95/18738)
Digitally signed by ANAND SHARMA
Date: 2024.06.03 17:03:13 +05'30'

OWNER'S SIGNATURE:
For Silverglades Homes LLP
Authorised Signatory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