

SANCTIONED

To be read in conjunction with
 Form No. 14/62 Vol. 2/3/5

Sanctioning Authority
 City Engineer
 Gurgaon

Client
 M/S NCR Business Park Pvt. Ltd.

Architects
 Design Dynamics India Pvt. Ltd.
 Architects, Interior Designers & Planners
 108, Vijay Vihar, Silk Road,
 Sector 30, Gurgaon
 Tel: +91 9871552406, Fax: +91 124-4262066,
 E-Mail: vjehra@yahoo.com

NOTES:-

- ALL DIMENSIONS ARE IN MM UNLESS MENTIONED OTHERWISE.
- THE DRAWING IS NOT TO BE SCALED. ONLY FIGURED.
- ALL DIMENSIONS SHALL BE CHECKED & CORRELATED WITH RELEVANT ARCHITECTURAL, STRUCTURAL & SERVICE DRAWINGS & ANY AMBIGUITY SHALL BE IMMEDIATELY BROUGHT TO THE NOTICE OF THE ARCHITECTS BEFORE COMMENCEMENT OF WORK AT SITE.
- DATE AND BOUNDARY WALL AS PER GOVT. STD. DESIGN.
- BASEMENT & SERVICE AREA 100% POWER BACKUP.
- THE ENTIRE BUILDING WILL BE FULLY SPRINKLED & MECHANICALLY VENTILATED.

DESCRIPTION	QTY	UNIT
11000 UPVC SOIL & VENT PIPE	1	M
11000 UPVC WASTE & VENT PIPE	1	M
DOMESTIC WATER SUPPLY DN TAKE PIPE (GRAVITY)	1	M
HOT WATER SUPPLY DN TAKE PIPE	1	M
FLUSHING WATER SUPPLY DN TAKE PIPE	1	M
75 90 UPVC ASP PIPE	1	M
11000 UPVC RAIN WATER FROM TERRACE	1	M
75 90 UPVC RAIN WATER FROM BALCONY	1	M
DOMESTIC WATER RISER PIPE	1	M
FLUSHING WATER RISER PIPE	1	M
FLOOR TRAP (FT)	1	NO
FLOOR DRAIN (FD)	1	NO
DRAIN POINT (DP)	1	NO
FLOOR CLEAN OUT	1	NO
WASTE PIPE	1	M
SOIL PIPE	1	M

PROPOSED BUILDING PLAN OF COMMERCIAL COLONY (MIX LAND USE COMMERCIAL RESIDENTIAL) MEASURING 10.2187 ACRES (LICENCE NO. 49 OF 2008 DATED 14.03.2008) AND (LICENCE NO. 184 OF 2008 DATED 25.10.2008) IN SECTOR - 66, GURGAON MANESAR DEVELOPED BY NCR BUSINESS PARK PVT.LTD.

REVISIONS

CLIENT:-
 M/S NCR BUSINESS PARK PVT.LTD.

PROJECT TITLE:-
 PROPOSED COMMERCIAL COLONY IN SECTOR-66, GURGAON

DRAWING NO.
 1

SCALE = 1:500

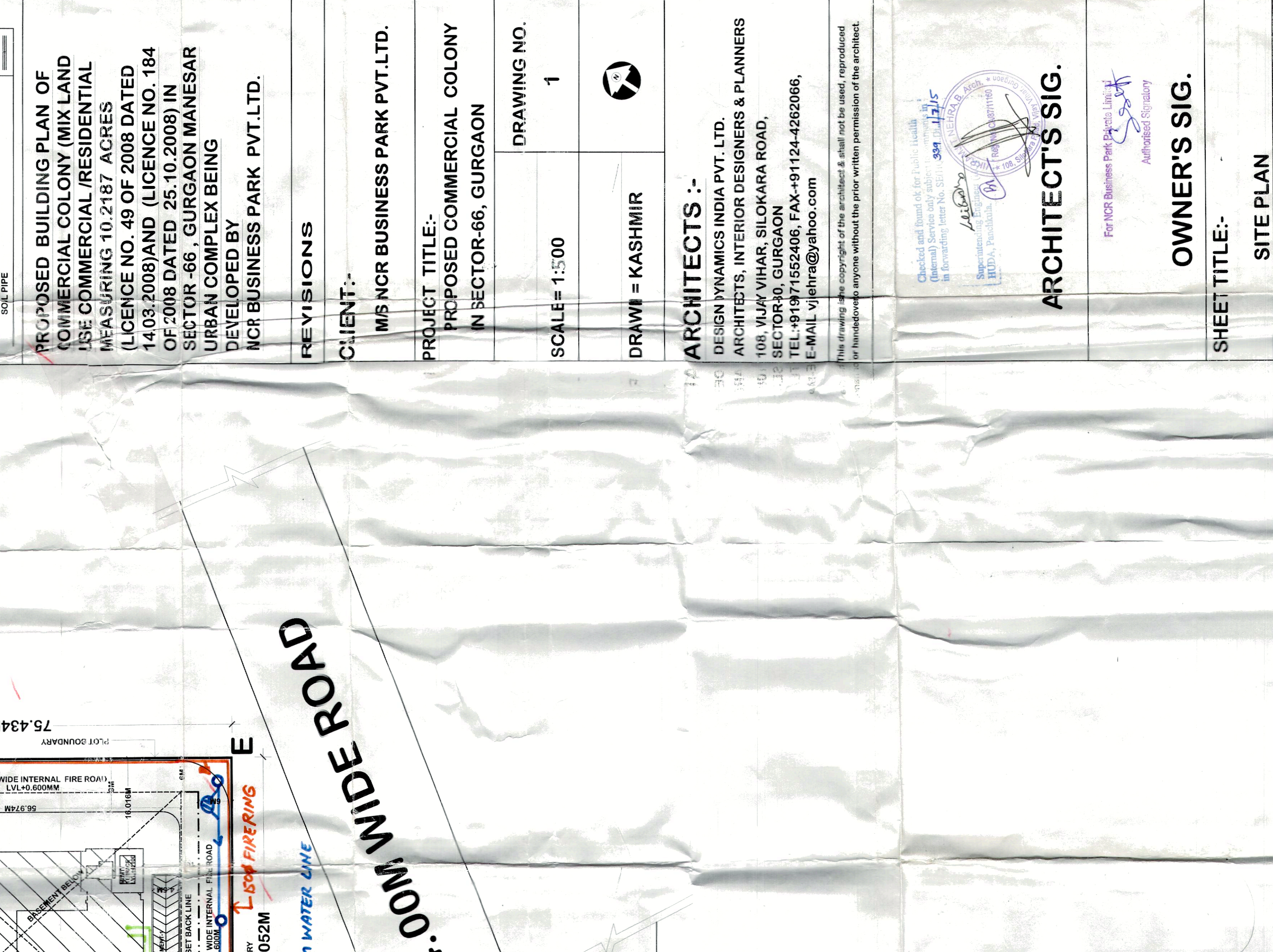
DRAWN = KASHMIR

ARCHITECTS :-
 DESIGN DYNAMICS INDIA PVT. LTD.
 ARCHITECTS, INTERIOR DESIGNERS & PLANNERS
 108, VIJAY VIHAR, SILK ROAD,
 SECTOR-30, GURGAON
 TEL:-919871552406, FAX:-91124-4262066,
 E-MAIL: vjehra@yahoo.com

ARCHITECT'S SIG.

OWNER'S SIG.

SHEET TITLE:-
 SITE PLAN



DETAIL OF AREA STATEMENT

TOTAL AREA OF THE SITE = 0.187 ACRES (4193.546 SQ.M.)
 PERMISSIBLE F.A.R. = 7500% TOTAL PLOT AREA = 7286.796 SQ.M.

PERMISSIBLE GROUND FLOOR COV. AREA = 40% OF THE PLOT AREA = 40% OF 4193.546 SQ.M. = 1677.418 SQ.M.
 PROP. F.A.R. GROUND FLOOR = 39.897% = 16499.007 SQ.M.

PERMISSIBLE F.A.R. RESIDENTIAL = 33.33% OF THE F.A.R. AREA = 6098.779 SQ.M.

PROP. F.A.R. = 16.64% = 2626.852 SQ.M.

GROUND PROPOSED COVERAGE AREA =
 TOWER A = 1430.750 SQ.M.
 TOWER B = 444.976 SQ.M.
 TOWER C = 492.096 SQ.M.
 TOWER D = 973.030 SQ.M.

ALL TOTAL GROUND COVERAGE AREA = 16499.007 sqm.

AREA STATEMENT (TO BE COUNTED IN FAR):
 = GROUND FLOOR - UPPER FLOOR + 1st FLOOR + 2nd FLOOR + 3RD FLOOR
 = 10121.370 + 11272.968 + 10956.400 + 9902.541 + 9511.008 = 45783.285 SQ.M.

TOWER A - TYPICAL FLOOR (1st to 6th) = 1430.750 SQ.M.
 TOWER B = 444.976 SQ.M.
 TOWER C = 492.096 SQ.M.
 TOWER D = 973.030 SQ.M.

GROUND TYPICAL FLOOR (1st to 6th) =
 = GROUND + 1st to 2nd + 3rd to 7th + 8th FLOOR
 = 1493.998 + 2516.876 + 7091.616 + 5622.370 = 11565.000 SQ.M.

GROUND FLOOR + UPPER FLOOR + FIRST FLOOR
 = 575.919 + 563.551 + 276.559 + 1417.86 SQ.M.
 = 45765.285 + 10255.338 + 2636.552 + 11645.000 + 1417.86 = 71178.035 SQ.M.

BASEMENT AREA TOWER A (1st to 6th) = 86279.972 SQ.M.
 TOTAL BASEMENT AREA 80162.402 SQ.M.

MUMTY AREA = (7A + 7B + 7C + TD + TE)
 = 325.793 + 125.780 + 89.061 + 124.132 + 102.226 = 763.992 SQ.M.

STILT AREA TOWER A - C = 2372.498 SQ.M.
 TOWER A = 2372.498 SQ.M.
 TOWER B = 2372.498 SQ.M.
 TOWER C = 2372.498 SQ.M.

TOTAL COVERED AREA = TOTAL F.A.R. + BASEMENT AREA + MUMTY AREA + STILT AREA =
 71715.035 + 80162.402 + 2721.402 + 763.992 = 155565.831 SQ.M.

PERCENTAGE OF CAR PARKING:
 COMMERCIAL CAR PARKING REQUIREMENT = 10% OF TOTAL PARKING = 210 CARS.
 STREET LEVEL PARKING REQUIRED = 15% OF TOTAL PARKING = 210 CARS.
 PROP. OPEN CAR PARKING = 215 CARS

TOWER (A+B+C) BASEMENT - 1623A+ CAR PARKING = 525 X 3 = 1523 CARS
 TOWER - D+ BASEMENT - 1623A+ CAR PARKING = 230 CARS
 TOWER - A+ STILT CAR PARKING = 34 NOS
 TOWER - B+ STILT CAR PARKING = 10 NOS
 TOWER - C+ STILT CAR PARKING = 10 NOS

ALL TOTAL PROPOSED CAR PARKING = 2066 CARS

OPEN CAR PARKING AREA STATEMENT

P1 = 10.00 X 11.00 = 110.00 SQ.M.
 P2 = 52.00 X 16.00 = 840.00 SQ.M.
 P3 = 7.50 X 11.00 = 82.50 SQ.M.
 P4 = 5.00 X 11.00 = 55.00 SQ.M.
 P5 = 22.00 X 16.00 = 352.00 SQ.M.
 P6 = 10.00 X 11.00 = 110.00 SQ.M.
 P7 = 30.00 X 17.00 = 510.00 SQ.M.
 P8 = 15.00 X 17.00 = 255.00 SQ.M.
 P9 = 20.00 X 11.00 = 220.00 SQ.M.
 P10 = 42.00 X 16.00 = 672.00 SQ.M.
 P11 = 60.00 X 16.00 = 960.00 SQ.M.
 P12 = 37.00 X 11.00 = 407.00 SQ.M.
 P13 = 42.00 X 16.00 = 672.00 SQ.M.
 P14 = 37.00 X 11.00 = 407.00 SQ.M.
 TOTAL AREA = 5365.00 SQ.M.

PROPOSED CAR PARKING = 215 CAR

RESIDENCE CAR PARKING REQUIREMENT

TOWER - C = 12 UNITS
 TOTAL = 12 UNITS
 = 1 UNIT @ 1.5 CAR = 12 UNITS X 1.5 CARS = 18 CARS
 STILT CAR PARKING = 10 NOS
 BASEMENT - 1 CAR PARKING = 604 TO 527-23
 TOTAL CAR PARKING = 41

TYPE OF BUILDING	TOWER C	STILT TOWER	PLUMBING	POPULATION
TOWER C	1	1	1	60
STILT TOWER				24
PLUMBING				84
TOTAL				168

PER DENSITY TO 80 PPA
 PROP. DENSITY TO 8.22 PPA