

EXISTING PATAUDI ROAD TO GURGAON

75.00 MT. WIDE ROAD

18.00 MT. WIDE GREEN BELT

12.00 MT. WIDE SERVICE ROAD

6 M WIDE INTERNAL ROAD LVL +0.0

3.35 MT. (11'-0") WIDE REVENUE ROAD

1.5 wide Peripheral green Site Boundary Zoning Line

BLOCK-A2 (S+24) LVL.+450 HT 74.2 M.

BLOCK-A1 (S+24) LVL.+450 HT 74.2 M.

BLOCK-A3 (S+24) LVL.+450 HT 74.2 M.

Community+ Creche (G+1) LVL.+450 HT 9.45 M.

COMMERCIAL DEVIATION AS PER AS-BUILT PERMISSIBLE FAR AS PER SANCTIONED 1561.543 SQMT
AFTER ADDING COMPOUNDING ON PERMISSIBLE FAR @ 3.0% 1608.389 SQMT
PROPOSED FAR AS PER AS-BUILT 1608.194 SQMT
TOTAL PROPOSED COMPOUNDED FAR 46.651 SQMT
PROPOSED GROUND COVERAGE AS PER SANCTIONED 727.994 SQMT
PROPOSED GROUND COVERAGE AS PER AS-BUILT 790.740 SQMT
TOTAL DEVIATION GROUND COVERAGE 62.746 SQMT

TOWER-A3 GROUND FLOOR DEVIATION DETAIL
(DEVIATION AS GROUND COVERAGE)
FAR AS PER SANCTIONED 371.620 SQMT
FAR AS PER AS-BUILT 365.684 SQMT
RESIDENTIAL FAR AS PER SANCTIONED 60.808 SQMT
RESIDENTIAL FAR AS PER AS-BUILT 60.808 SQMT
NON-FAR STILT AREA AS PER SANCTIONED 530.686 SQMT
NON-FAR STILT AREA AS PER AS-BUILT 165.003 SQMT
GROUND COVERAGE AS PER SANCTIONED 591.495 SQMT
GROUND COVERAGE AS PER AS-BUILT 591.495 SQMT

SITE SERVICES DEVIATION AS PER AS-BUILT (DEVIATION AS GROUND COVERAGE)
ESS AREA 88.200 SQMT
SWM AREA 46.700 SQMT
METER ROOM 3.000 SQMT
GUARD ROOMS - 1, 2, 3, 4 & 5 (3.000 X 5) 15.000 SQMT
TOTAL 152.900 SQMT
OVERALL DEVIATION (COMMERCIAL + CRECHE/COMMUNITY + SITE SERVICES) AREA = 62.746 + 365.684 + 152.900
TOTAL GREEN AREA AS PER AS-BUILT 318.063 SQMT
TOTAL GREEN AREA AS PER SANCTIONED 318.063 SQMT
TOTAL GREEN AREA AS PER SANCTIONED 15.011 %

For MRG INFRABUILD LLP
Authorised Signatory

NITIN GUPTA
CA 2015/71386

Area Statement			
A Plot Area	21216.62	Sqm.	= 5.24275 Acres
B Commercial Area			
Site area for commercial @ 4% Plot area		=	848.665 Sqm.
Permissible FAR		=	175
Additional FAR for IGBC silver rating		=	9
Net Permissible FAR Area		=	1561.543 Sqm.
Achieved FAR Area		=	1561.519 Sqm.
FAR		=	184.00

C Site Area for housing			
Net site area for housing development (90% of Plot area)		=	20367.9579 Sqm.
Permissible FAR		=	5.03304 Acres
Additional FAR for IGBC silver rating		=	225
Net Permissible FAR Area		=	47661.0215 Sqm.

D Density Calculations			
Min. density permissible		=	750 pps
Max. density permissible		=	3775 person
Proposed Density			
Type	No. Of blocks	Units/block	Density

E Ground Coverage Calculation			
Min. permissible ground coverage		=	50 %
Proposed ground coverage		=	100.08.311 %
Type	No. Of blocks	Covered area on GP	Total

F FAR Calculation			
Permissible FAR Area		=	234
Proposed FAR		=	47661.02
Type	No. Of blocks	FAR	Total

A Plot area	21216.62	Sqm.	= 5.24275 Acres
G Green area calculations			
Min. required green area		=	15 %
Proposed Green Area		=	3182.49
Nos.	L(m)	L(m)	Formula

Nos.	L(m)	L(m)	Formula	Area	Unit
X002	57.098	58.158	(LxL)/2	87.247	Sqm.
X02a	1.95.090	0.000	LxL	47.730	Sqm.
X003	1.10.060	0.000	LxL	21.528	Sqm.
X004	1.75.000	0.000	LxL	242.363	Sqm.
X005	1.76.885	0.000	LxL	23.708	Sqm.
X006	1.3.005	0.000	LxL	4.282	Sqm.
X007	1.4.500	0.000	LxL	20.250	Sqm.
X008	1.3.595	0.000	LxL	46.930	Sqm.
X009	1.4.000	0.000	LxL	48.390	Sqm.
X010	1.58.693	58.899	(LxL)/2	98.187	Sqm.
X011	1.7.725	0.000	(LxL)/2	223.303	Sqm.
X012	1.40.091	0.000	(LxL)/2	28.030	Sqm.
X013	1.6.466	0.000	(LxL)/2	157.098	Sqm.
X014	1.3.624	0.000	(LxL)/2	176.097	Sqm.
X015	1.9.485	8.791	(LxL)/2	15.992	Sqm.
X016	1.6.260	0.000	(LxL)/2	4.338	Sqm.
X017	1.9.366	0.000	(LxL)/2	110.636	Sqm.
X018	1.3.650	0.000	LxL	86.231	Sqm.
X019	1.5.835	0.000	LxL	131.813	Sqm.
X020	1.4.225	0.000	LxL	88.049	Sqm.
X021	1.1.210	0.000	LxL	24.872	Sqm.
X022	1.3.005	0.000	LxL	65.148	Sqm.
X023	1.2.045	0.000	LxL	47.730	Sqm.
X024	1.5.010	0.000	LxL	113.176	Sqm.
X025	1.3.005	0.000	LxL	71.264	Sqm.
X026	1.9.185	0.000	LxL	233.069	Sqm.
X027	1.1.500	0.000	LxL	11.190	Sqm.
X028	1.5.485	0.000	LxL	32.977	Sqm.
X029	1.4.225	0.000	LxL	10.013	Sqm.
X030	1.3.005	0.000	LxL	7.653	Sqm.
X031	1.5.185	0.000	LxL	4.338	Sqm.
X032	1.1.500	0.000	LxL	11.190	Sqm.
X033	1.1.500	0.000	LxL	5.370	Sqm.
X034	1.5.485	0.000	LxL	15.276	Sqm.
X035	1.4.225	0.000	LxL	4.373	Sqm.
X036	1.6.260	0.000	LxL	4.695	Sqm.
X037	1.3.005	0.000	LxL	3.381	Sqm.
X038	1.1.500	0.000	LxL	1.740	Sqm.
X039	1.1.500	0.000	LxL	5.370	Sqm.
X040	1.48.704	48.547	(LxL)/2	72.938	Sqm.
X041	1.78.303	78.345	(LxL)/2	117.486	Sqm.
X042	1.2.780	0.000	LxL	91.228	Sqm.
X043	1.4.777	4.563	(LxL)/2	18.880	Sqm.
X044	1.2.163	1.501	(LxL)/2	42.502	Sqm.
X045	1.8.094	0.000	(LxL)/2	16.192	Sqm.
X046	1.3.215	0.000	(LxL)/2	2.255	Sqm.
X047	1.0.000	0.000	(LxL)/2	2.255	Sqm.
X048	1.2.500	0.000	(LxL)/2	30.009	Sqm.
X049	1.100.001	0.000	LxL	103.202	Sqm.
X050	1.3.240	0.000	LxL	18.306	Sqm.
X051	2.3.450	0.000	LxL	9.453	Sqm.
X052	1.4.450	0.000	LxL	28.946	Sqm.
X053	1.3.470	0.000	LxL	4.338	Sqm.
X054	1.1.320	0.000	LxL	7.706	Sqm.
X055	1.1.320	0.000	LxL	7.706	Sqm.
TOTAL	755	41377.66		5893.35	

AREA FOR FEE			
FAR Area Housing		=	47661.00
FAR Commercial		=	1561.52
Community + Creche		=	371.66
Sathi - All towers		=	2528.88
Reliance - All towers		=	6213.92
ERT + Murrity - All towers		=	324.65
Fire escape staircase - All towers		=	288.67
TOTAL		=	58750.20

Floors	Tower A1			Tower A2			Tower A3			Tower B1			Tower B2			Tower C	TOTAL
	2A	2B	2C	2A	2B	2C	2A	2B	2C	2D	2E	2F	2G	2H	2I		
58th floor	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2	2
57th floor	0	2	1	0	0	0	0	0	0	2	2	2	2	2	2	2	4
56th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
55th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
54th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
53th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
52th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
51th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
50th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
49th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
48th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
47th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
46th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
45th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
44th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
43th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
42th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
41th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
40th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
39th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
38th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
37th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
36th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
35th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
34th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
33rd floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
32nd floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
31st floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
30th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
29th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
28th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
27th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
26th floor	4	2	2	4	2	2	4	2	2	2	2	2	2	2	2	4	44
Total	96	48	48	96	48	48	96	48	48	47	18	18	18	18	18	38	24

Revision of Building Plans for Affordable Housing Colony		Acres (License no. 23 of 2016 dated 22.11.2018 in the revenue state of village Hayagun, Sector 89, Gurugram, Haryana)		Being developed by M/s. Maxworth Infrastructure Pvt.Ltd	
SUBMISSION DRAWING		SITE AREA LAYOUT (+GREEN)		OWNER'S SIGNATURE	
NORTH				ARCHITECTS SIGNATURE	
designcosmos		ARCHITECTS		BLOCKS	
DWG. NO. S - 101a		SCALE NTS		Tower Total	
DEALT SJ		DATE DEC 2018		191	
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