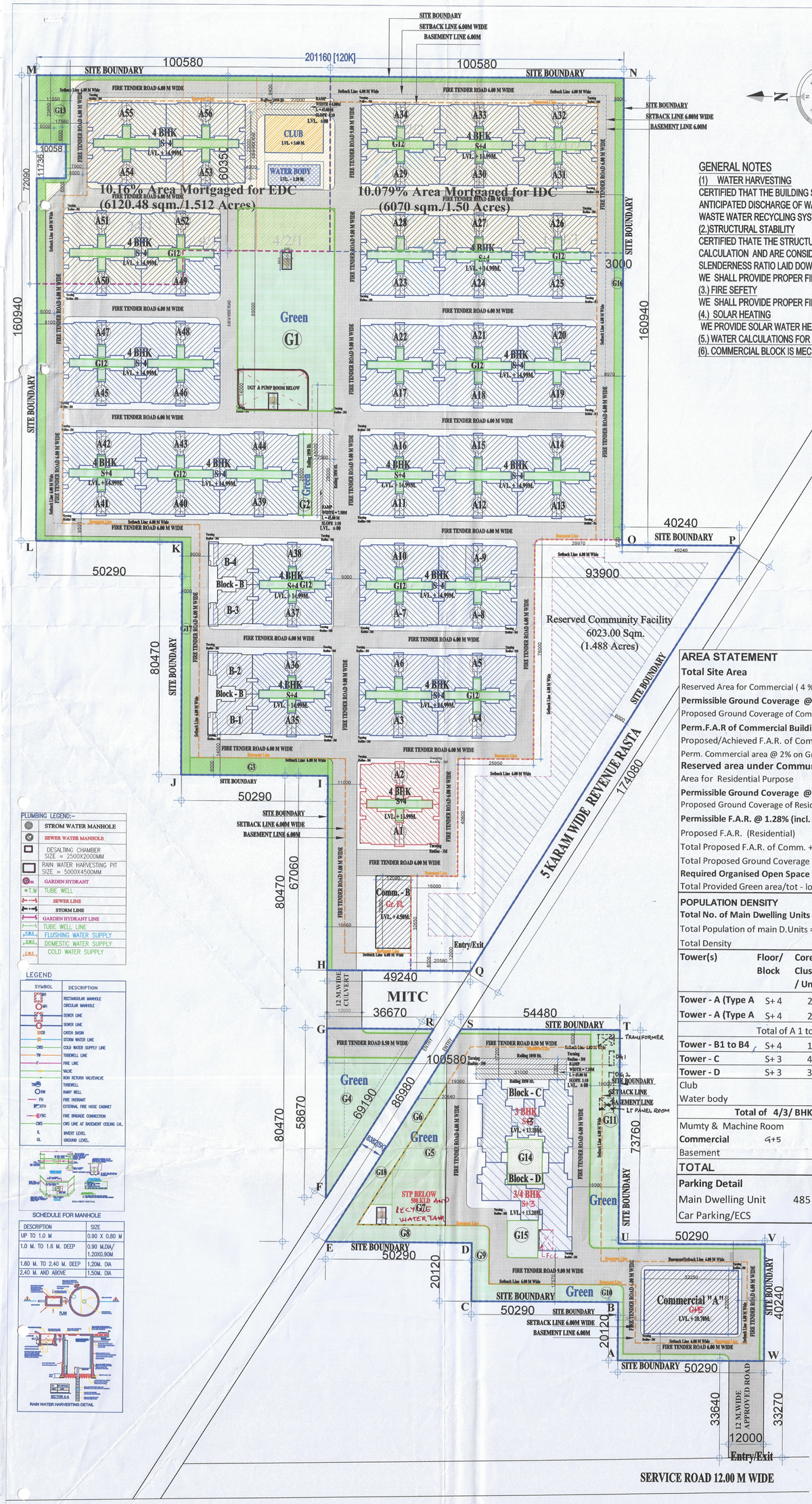

SITE PLAN

SANCTIONED
TO BE READ WITH THIS OFFICE
MEMO NO.:
DATED :

DTP (HQ) AD JD ATP ATP(HQ)

Checked and found ok for Public Health (Internal) Service only subject to comments in in forwarding letter No. 18586 dt. 8/7/24

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

GURPREET KHEPAR
AD (HQ)

DDT (HQ)
Member
BPAC

GENERAL NOTES

(1) WATER HARVESTING
CERTIFIED THAT THE BUILDING SHALL SATISFY THE WATER HARVESTING REQUIREMENT AS WELL AS MINIMUM ANTICIPATED DISCHARGE OF WATER WATER MORE THAN 10,000LTR. OR ABOVE PER DAY SHALL BE INCORPORATE WASTE WATER RECYCLING SYSTEM .RECYCLED WATER SHOULD BE USED FOR HORTICULTURE PURPOSE.

(2.)STRUCTURAL STABILITY
CERTIFIED THATE THE STRUCTURAL PARTS OF THE BUILDING HAVE BEEN DESIGNED BY US ON THE BASIS OF CALCULATION AND ARE CONSIDERED SAFE AND INACCORDANCE WITH THE PERMISSIBLE STRESSES AND SLENDERNESS RATIO LAID DOWN BY THE BYE-LAWS . THE BUILDING IS QUITE SAFE FROM EARTH QUAKE POINT OF VIEW. WE SHALL PROVIDE PROPER FIRE SEFETY MEASURES AS PER THE RULES OF 1965/NBC.

(3.) FIRE SEFETY
WE SHALL PROVIDE PROPER FIRE SEFETY MEASURES AS PER THE RULES OF 1965/NBC.

(4.) SOLAR HEATING
WE PROVIDE SOLAR WATER HEATING SYSTEM AS PER NORMS/IF REQD.& SPECIFIED BY HAREDA.

(5.) WATER CALCULATIONS FOR UNDER GROUND & FIRE FIGHTING TANK AS PER NORMS.

(6). COMMERCIAL BLOCK IS MECHANICALLY VENTILATED/REQUIREMENT.

AREA STATEMENT

		Acres	Sqm.		%age
Total Site Area		14.88125	60222.187	"A"	
Reserved Area for Commercial (4 % of total Site)		0.59525	2408.887	"B"	4.00%
Permissible Ground Coverage @ 50% of 0.59525 Acs.	of "B"		1204.444		50.00%
Proposed Ground Coverage of Commercial Block			1009.500		41.91%
Perm.F.A.R of Commercial Building 1.78% (incl. 3% Solid Waste Mngt.)	of "B"		4287.820	"C"	178.00%
Proposed/Achieved F.A.R. of Commercial block			4253.190	"D"	176.56%
Perm. Commercial area @ 2% on Ground Floor (Retail Shopping)	of "C"		85.756		2.00%
Reserved area under Community site		1.48832	6023.00		10.00%
Area for Residential Purpose	"A - B"	14.286	57813.299	"E"	96.00%
Permissible Ground Coverage @ 35% of 14.286 Acs.	of "E"		20234.655		35.00%
Proposed Ground Coverage of Residential Block			19829.525		34.30%
Permissible F.A.R. @ 1.28% (incl. 3% Solid Waste Mngt.)	of "E"		74001.023		128.00%
Proposed F.A.R. (Residential)			73998.703	"F"	128.00%
Total Proposed F.A.R. of Comm. + Resi. Blocks	"D + F"		78251.893		
Total Proposed Ground Coverage	(Commercial + Residential)		20839.025		345.99%
Required Organised Open Space @ 15% of site			9033.328		15.00%
Total Provided Green area/tot - lots play area			9400.000		15.61%

POPULATION DENSITY	4 BHK	3 BHK			Total Dwelling Units
Total No. of Main Dwelling Units =	467	18			485
Total Population of main D.Units =	485	X	5	2425	Nos.
Total Density	2425	14.88125			162.96 PPA

Tower(s)	Floor/ Block	Core/ Cluster / Units	Total Floor (s)	Units - 4 BHK	Units - 3 BHK	Unit Area (Each)	Height	Ground Coverage	Total Covd. Area (all Floors)	Total F.A.R. Area (Tower/Block
Tower - A (Type A	S+4	2	5	80		145.445	14.99	3139.870	15699.35	12178.832
Tower - A (Type A	S+4	2	5	368		145.445	14.99	14443.402	72217.01	56022.267
Total of A 1 to A 56				448						68201.099
Tower - B1 to B4	S+4	1	5	16		145.445	14.99	681.212	3406.06	2571.220
Tower - C	S+3	4	4		12		13.20	565.846	2263.38	1619.576
Tower - D	S+3	3	4	3	6		13.20	483.090	1932.36	1367.233
Club							3.60	239.575	239.58	239.575
Water body							-1.50	170.000		
Total of 4/3/ BHK				467	18	485		19829.525		73998.703
Mumty & Machine Room								106.530	2177.77	
Commercial	G+5				156		20.70	1009.500	4257.000	4253.19
Basement							-4.50		43350.141	
TOTAL								20839.025	145542.65	78164.893

Parking Detail			Reqd. ECS	Provided ECS	Basement	Stilt
Main Dwelling Unit	485	Nos.	728	940	570	370
Car Parking/ECS						

PLUMBING LEGEND:-

- STROM WATER MANHOLE
- SEWER WATER MANHOLE
- DESALTING CHAMBER SIZE = 2500X2000MM
- RAIN WATER HARVESTING PIT SIZE = 5000X4500MM
- GARDEN HYDRANT
- T.W TUBE WELL
- SEWER LINE
- STORM LINE
- GARDEN HYDRANT LINE
- TUBE WELL LINE
- F.W.S. FLUSHING WATER SUPPLY
- D.W.S. DOMESTIC WATER SUPPLY
- C.W.S. COLD WATER SUPPLY

LEGEND

SYMBOL	DESCRIPTION
RMH	RECTANGULAR MANHOLE
CMH	CIRCULAR MANHOLE
SEWER LINE	SEWER LINE
SEWER LINE	SEWER LINE
CB	CATCH BASIN
SWL	STORM WATER LINE
CWS	COLD WATER SUPPLY LINE
TW	TUBEWELL LINE
F	FIRE LINE
V	VALVE
NRV	NON RETURN VALVEVALVE
TW	TUBEWELL
RW	RAINY WELL
FH	FIRE HYDRANT
EFH	EXTERNAL FIRE HOSE CABINET
FBC	FIRE BRIGADE CONNECTION
CWS	CWS LINE AT BASEMENT CEILING LVL.
IL	INVERT LEVEL
GL	GROUND LEVEL

SCHEDULE FOR MANHOLE

DESCRIPTION	SIZE
UP TO 1.0 M	0.90 X 0.80 M
1.0 M. TO 1.6 M. DEEP	0.90 M.DIA/ 1.2090.90M
1.60 M. TO 2.40 M. DEEP	1.20M. DIA
2.40 M. AND ABOVE	1.50M. DIA

RAIN WATER HARVESTING DETAIL

Title	SITE PLAN
Signature	ARCH. RAKESH VASUDEVA MCA REG. NO CA/94/17500 J-59, Gfl. Sec-84, Fbd. M: 9310112455, 9910913455 — ARCHITECT
	For MARINA REAL ESTATE BUILDERS LLP — AUTH. SIGNATORY / AUTHORISED SIGNATORY
Project	GROUP - HOUSING SCHEME, UNDER NILP, SECTOR - 84, FBD.
Planners	PLANNERS CLUB, 75, Indl.area pali,Faridabad.Ph.8800092099.narenbhadana@gmail.com — Master planning, Housing planning, Valuation, Project Mariagement

PROPOSED BUILDING PLAN OF GROUP HOUSING SCHEME, FALLING UNDER NEW INTEGRATED LICENSING POLICY (NILP),AREA MEASURING 14.88125 Acs., (License No. 26 of 2024), VILLAGE - KHERI KALAN, SECTOR- 84, FARIDABAD. M/s. MARINA REAL ESTATE BUILDERS LLP.