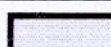
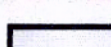
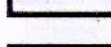


Note :-

1. BUILDING WILL BE DESIGNED (STRUCTURES)
AS PER RELEVANT IS CODES FOR EARTH QUAKE
RESISTANCE.

Legend :-		Dr-05.12.2023	
Phase - I		25.148 acs.	PROPOSED SITE
Phase - II		2.014 acs.	
Phase - III(Ns)		0.448 acs.	
Phase - IV		2.318 acs.	
Phase - V		35.826 acs.	
Phase - VI		14.572 acs.	FUTURE DEVELOPMENT
Phase - VII		1.006 acs.	
Phase - VIII		26.088 acs.	
Phase - IX		6.438 acs.	
Phase - X		2.438 acs.	
Total		116.296 acs.	

PROJECT

PROPOSED BUILDING PLAN OF RESIDENTIAL COLONY
UNDER NEW INTEGRATED LICENSING POLICY(NILP)
DATED 11.05.2022 ON LAND MEASURING 116.29625
ACRES (LICENCE NO. 219 OF 2023,DATED 25-10-23.)
(AN AREA MEASURING 103.05625 ACRES MIGRATION
FROM LICENCE NO. 27 OF 2012 DATED 02.04.2012
AND 13.24 ACRES AS FRESH AS FRESH APPLIED AREA)
IN SECTOR -76 & 77, GURUGRAM MANESAR URBAN
COMPLEX BEING DEVELOPED BY DLF LTD.IN
COLLABORATION WITH LAND OWNERS AND
IT'S ASSOCIATE COMPANIES

DESIGN ARCHITECTS

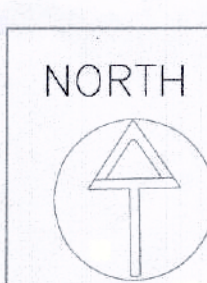
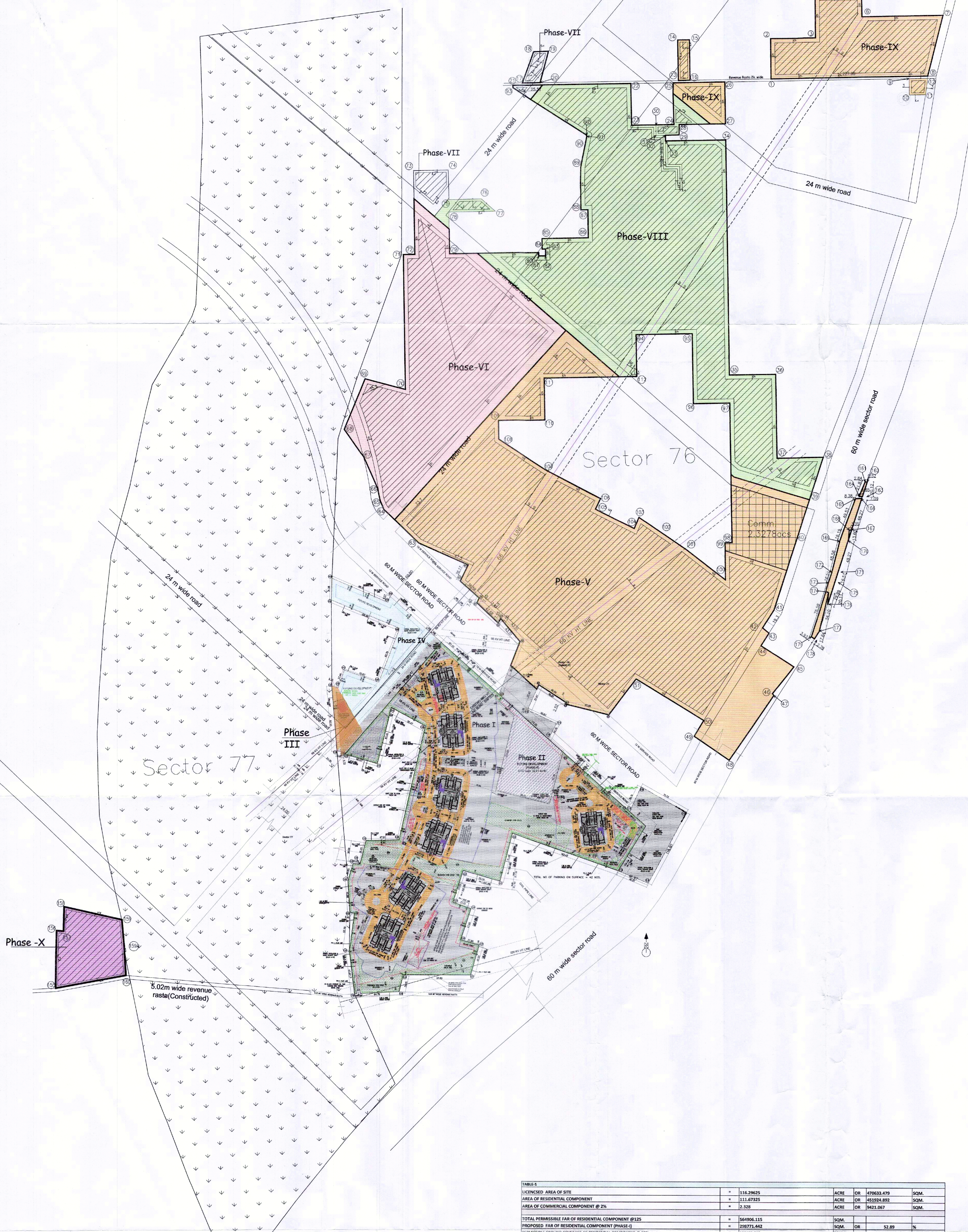
Arcop Associates Pvt. Ltd.,
Plot No.-36B,Institutional Area,
Sector-32,Gurgaon,
Haryana-122001.

ASSOCIATE ARCHITECTS

RSMS
ARCHITECTS

RSMS ARCHITECTS PVT. LTD.

69,Nora Niwas Bhawani Kunj
(Behind D2), Vasant Kunj,
New Delhi-110070.
Tel.: 011-26898616,26898617
www.rsms-arch.com



PERMISSIBLE (RESIDENTIAL COMPONENT) @ 25% OF SITE AREA											
PHASE-I	PHASE-II	PHASE-III	PHASE-IV	PHASE-V	PHASE-VI	PHASE-VII	PHASE-VIII	PHASE-IX	PHASE-X	TOTAL	ACHIEVED
10.000	1.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	11.000	11.000
10.000	1.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	11.000	11.000
10.000	1.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	11.000	11.000
10.000	1.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	11.000	11.000
10.000	1.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	11.000	11.000
10.000	1.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	11.000	11.000
10.000	1.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	11.000	11.000
10.000	1.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	11.000	11.000
10.000	1.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	11.000	11.000
10.000	1.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	11.000	11.000
10.000	1.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	11.000	11.000

TABLE 1			
PERMISSIBLE AREA OF SITE	116.29625	ACRE	OR 47563.479 SQM.
AREA OF RESIDENTIAL COMPONENT	111.47315	ACRE	OR 45024.892 SQM.
AREA OF COMMERCIAL COMPONENT @ 2%	2.828	ACRE	OR 1431.087 SQM.
TOTAL PERMISSIBLE FAR OF RESIDENTIAL COMPONENT @ 25%	56406.115	SQM.	OR 52.89 H.
PERMISSIBLE FAR OF RESIDENTIAL COMPONENT (PHASE-I)	29877.442	SQM.	OR 52.89 H.
PERMISSIBLE GROUND COVERAGE OF RESIDENTIAL COMPONENT @ 25%	125115.32	SQM.	OR 2.19 H.
PROPOSED GROUND COVERAGE OF RESIDENTIAL COMPONENT (PHASE-I)	9911.616	SQM.	OR 2.19 H.
PERMISSIBLE FAR OF COMMERCIAL COMPONENT @ 25%	56406.115	SQM.	OR 52.89 H.
PERMISSIBLE GROUND COVERAGE OF COMMERCIAL COMPONENT @ 25%	4710.133	SQM.	OR 2.19 H.
PROPOSED GROUND COVERAGE OF COMMERCIAL COMPONENT	NIL	SQM.	OR 2.19 H.
DENSITY CALCULATION:			
PERMISSIBLE DENSITY @ 25% OF SITE AREA	1450	PERSONS	
NUMBER OF MAIN UNITS	111	PERSONS	
TOTAL OCCUPANCY @ MAIN UNITS	111	PERSONS	
PROPOSED DENSITY	1450	PERSONS	
REQUIRED PUBLIC AMENITIES			
DAYCARE	1 NO. OF 2.5 ACRE		
PRIMARY SCHOOL	1 NO. OF 2.5 ACRE		
PROPOSED PUBLIC AMENITIES			
NURSERY SCHOOL	1 NO.		
PRIMARY SCHOOL	1 NO.		
CAR PARKING CALCULATION:			
REQUIRED CAR PARKING FOR MAIN UNITS	111	PERSONS	
PROPOSED CAR PARKING FOR MAIN UNITS	111	PERSONS	
PROPOSED CAR PARKING FOR MAIN UNITS (TABLE 1)	111	PERSONS	
ORGANIZED OPEN SPACE (A) TOTAL LOT'S AND PLAYGROUND CALCULATION:			
REQUIRED ORGANIZED OPEN SPACE (A) TOTAL LOT'S AND PLAYGROUND @ 15% OF SITE AREA OF PHASE-I	15365.528	SQM.	
PROPOSED ORGANIZED OPEN SPACE	15365.528	SQM.	
PROPOSED ORGANIZED OPEN SPACE	15365.528	SQM.	

NOTE :- WE PLAN TO UTILIZE TOR/POB/NOB/LEED/GRIHA IN THE SUBSEQUENT PHASES.

Dr-08.12.2023

(RAM ASHOK RAO) J.D. (HKG)
(SANJAY NARANG) A.T.P. (HKG)
(R.S. BATTI) D.P.R. (HKG)
(HITESH SHARMA) S.T.P. (HKG)
(AMIT KUMAR) C.T.P. (HKG)
(AMIT KUMAR) S.T.P. (HKG)

Checked and found ok for Public Health
(Internal) Service only subject to comments in
in forwarding letter No.1359.3&4 dated 14.12.23

Superintending Engineer (H)
HSVP, Panipat

S.T.P. (H)
Member Secretary
B.P.A.C.

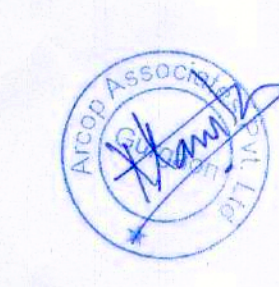
C.T.P. (H)
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B.P.A.C.

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B.P.A.C.

C.T.P. (H)
Member Secretary
B.P.A.C.

ARCHITECT'S SEAL
& SIGNATURE

OWNER'S SEAL
& SIGNATURE



SEP.-2023

Scale : 1:2000

Drawing Title:-

SITE PLAN CUM PHASING PLAN

Drawing No:-

LP-01