



This is a PROFESSIONAL APPROVED LAYOUT PLAN  
Only for Purpose of inviting  
objection from the general public

**NOTES**

- Dimensions are not to be scaled.
- All Dimensions are in Millimeters unless stated otherwise.
- All Levels are in Millimeters and relate to ..... Datum level.
- The contractor shall verify all dimensions, details, specifications & site conditions & shall report any error, omission and/or anomaly to the Campus Designer before commencement of work.
- For construction purposes, the dimensions shall not be measured directly of the drawings. The drawings shall not be used for construction until they are issued for construction.
- These drawings are to be read in co-ordination with HVAC, Electrical, plumbing drawings & all relevant sections of specifications.
- All shop drawings should be provided to the Campus Designer for approval.

**DOOR/WINDOW SCHEDULE:**



**DLF HOMES PANCHKULA PVT. LTD.**

**PROJECT TITLE**  
Revised Standard Design for Commercial Shopping (SCO). Plot area 2.11 Acres in residential plotted colony measuring 175.593 acres, being developed by DLF Homes Panchkula Pvt. Ltd. At village Bhagwanpur, Islamabad, Sector 3, Pinjore Kalka urban Complex.

ISSUES		
DATE	REVISION	DESCRIPTION

ARCHITECT:  
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New Delhi 110048  
Phone: 011-26442050

STRUCTURE CONSULTANTS:

MEP CONSULTANTS:

Authorized Signatory:

**SHEET TITLE**  
REVISED LAYOUT PLAN

Document Release Type

SUBMISSION DRAWING

Job No. \_\_\_\_\_

Date 23 NOV 2021

Drawn by VAISHALI  
Checked by JSK

Authority: \_\_\_\_\_

**TYPES OF PLOTS:**

CATEGORY	SIZE (M)	AREA (SQM)	NUMBERS
A SCO - TYPE A	7.00x18.00	126.00	08
B SCO - TYPE B	6.40x16.5	105.6	11
SCO - B-09	-	125.12	1
C SCO - TYPE C	5.00x12.60	63	11
PUBLIC TOILET	4.00x5.20	20.8	1

**PLOT AREA = 2.11 ACRES = 8538.86 SQM**  
**PERMISSIBLE FAR = 1.5**  
**PERMISSIBLE GROUND COVERAGE = 35% OF PLOT AREA = 2988.6 SQM**  
**PROPOSED GROUND COVERAGE = A + B + C = (126 x 8) + (105.6 x 11) + (125.12) + (63 x 11) = (1008) + (1161.6+125.12) + (693) = 2987.72 SQM**  
**PROPOSED FAR = 34.99% OF PLOT AREA = 12756.8 SQM**  
**PROPOSED FAR = 1.49**

NOTE: PLEASE REFER THE STANDARD DRAWING OF PLOTS FOR DETAILED FAR BREAKUP

**SCO TYPE A - SCOs TOWARDS CLUB**

FLOOR	WIDTH (M)	DEPTH (M)	PLOT AREA (SQ. M.)	DEDUCTION (LIFT, STAIRCASE AND SHAFT) (SQ.M.)	FAR AREA (SQ.M.)
GROUND FLOOR	7	18	126	-	126
FIRST FLOOR	7	18	126	17.48	108.52
SECOND FLOOR	7	18	126	17.48	108.52
THIRD FLOOR	7	18	126	17.48	108.52
FOURTH FLOOR	7	18	126	17.48	108.52
FAR PER PLOT FOR SCOs TOWARDS CLUB					560.08
TOTAL FAR OF THE PLOTS (8 NOS.)					4480.64

**SCO TYPE B - SCOs TOWARDS 45 M ROAD**

FLOOR	WIDTH (M)	DEPTH (M)	PLOT AREA (SQ. M.)	DEDUCTION (LIFT, STAIRCASE AND SHAFT) (SQ.M.)	FAR AREA (SQ.M.)
GROUND FLOOR	6.40	16.50	105.6	-	105.6
FIRST FLOOR	6.40	16.50	105.6	17.48	88.12
SECOND FLOOR	6.40	16.50	105.6	17.48	88.12
THIRD FLOOR	6.40	16.50	105.6	17.48	88.12
FOURTH FLOOR	6.40	16.50	105.6	17.48	88.12
FAR PER PLOT FOR SCOs TOWARDS CLUB					458.08
TOTAL FAR OF THE PLOTS (11 NOS.)					5038.88

**SCO TYPE B - IRREGULAR PLOT (B-09)**

FLOOR	WIDTH (M)	DEPTH (M)	PLOT AREA (SQ. M.)	DEDUCTION (LIFT, STAIRCASE AND SHAFT) (SQ.M.)	FAR AREA (SQ.M.)
GROUND FLOOR	-	-	125.12	-	125.12
FIRST FLOOR	-	-	125.12	17.48	107.64
SECOND FLOOR	-	-	125.12	17.48	107.64
THIRD FLOOR	-	-	125.12	17.48	107.64
FOURTH FLOOR	-	-	125.12	17.48	107.64
FAR PER PLOT					555.68
TOTAL FAR OF THE PLOTS (1 NOS.)					555.68

**SCO TYPE C (CORNER) - SCOs FACING 18M ROAD**

FLOOR	WIDTH (M)	DEPTH (M)	PLOT AREA (SQ. M.)	DEDUCTION (LIFT, STAIRCASE AND SHAFT) (SQ.M.)	FAR AREA (SQ.M.)
GROUND FLOOR	5.00	12.6	63	-	63
FIRST FLOOR	5.00	12.6	63	17.51	45.49
SECOND FLOOR	5.00	12.6	63	17.51	45.49
THIRD FLOOR	5.00	12.6	63	17.51	45.49
FOURTH FLOOR	5.00	12.6	63	17.51	45.49
FAR PER PLOT FOR SCOs TOWARDS CLUB					244.96
TOTAL FAR OF THE PLOTS (2 NOS.)					489.92

**SCO TYPE C - SCOs FACING 18M ROAD**

FLOOR	WIDTH (M)	DEPTH (M)	PLOT AREA (SQ. M.)	DEDUCTION (LIFT, STAIRCASE AND SHAFT) (SQ.M.)	FAR AREA (SQ.M.)
GROUND FLOOR	5.00	12.6	63	-	63
FIRST FLOOR	5.00	12.6	63	17.87	45.13
SECOND FLOOR	5.00	12.6	63	17.87	45.13
THIRD FLOOR	5.00	12.6	63	17.87	45.13
FOURTH FLOOR	5.00	12.6	63	17.87	45.13
FAR PER PLOT FOR SCOs TOWARDS CLUB					243.52
TOTAL FAR OF THE PLOTS (9 NOS.)					2191.68
<b>TOTAL FAR CONSUMED</b>					<b>12756.8</b>
<b>FAR ACHIEVED</b>					<b>1.49</b>

Reg. No- JTCP 8/00-I Dated 28-12-2021

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JD (HQ)

(HITESH SINGH)  
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