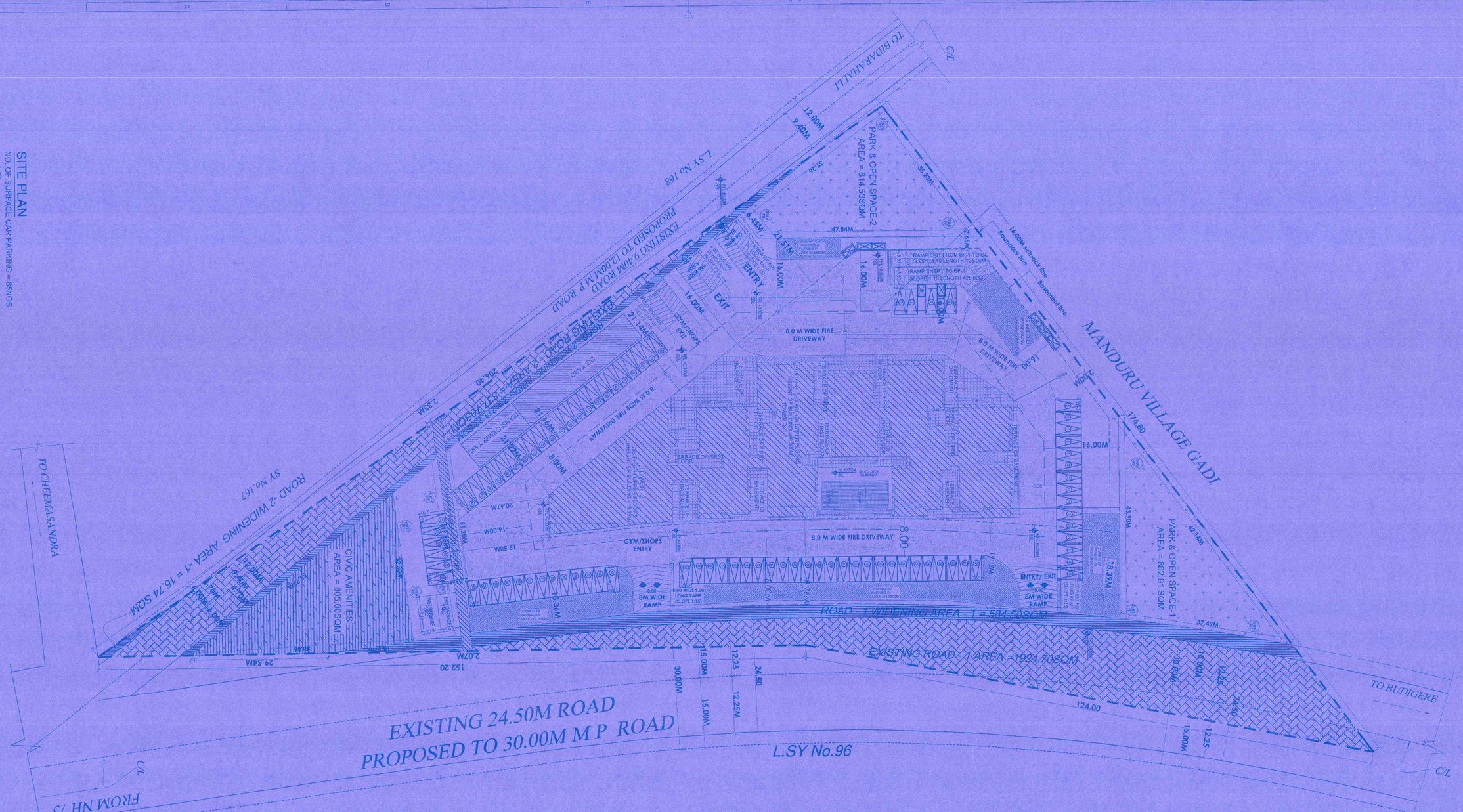

SITE PLAN
NO. OF SURFACE CAR PARKING = 65NOS
lw =0.75m

SANCTIONING AUTHORITY

ಮಂಜೂರಾತಿ ಪ್ರಾಧಿಕಾರ ಸಹಿ/ಶಿಕ್ಕೆ
ಸಕ್ಷಮ ಪ್ರಾಧಿಕಾರದಿಂದ ಮಂಜೂರಾತಿ ಪಡೆದ ನಕ್ಷೆಯನ್ನು ಕರ್ನಾಟಕ ಪುರಸಭೆಗಳು ಮಹಾನಗರ ಪಾಲಿಕೆಗಳು ಮತ್ತು ಪಟ್ಟಣ ಪ್ರದೇಶಗಳ ಯೋಜನಾ ಪ್ರಾಧಿಕಾರಗಳು ಅಧಿನಿಯಮ 1961 ರ ಕಲಂ 15(1) ರಲ್ಲಿ ಅಧಿಕೃತ ಸಹಿ/ಶಿಕ್ಕೆ
Approved by the Competent Authority under the provisions of Karnataka Municipalities, Municipal Corporations and Town & Country Planning Authorities Act 1961 Section 15(1)
12/10/22

Sd/-
ASSISTANT DIRECTOR OF TOWN & COUNTRY PLANNING

Sd/-
DEPUTY DIRECTOR OF TOWN & COUNTRY PLANNING

Sd/-
JOINT DIRECTOR OF TOWN & COUNTRY PLANNING

STABILITY CERTIFICATE

This is to certify that, this apartment building is reinforced concrete framed structure with columns, beam and slabs system, and is complying with bureau of Indian standards norms. The structure is designed for 3 Basements+Ground +26 floors in accordance with IS:456(Gravity load only) & with consideration of sub soil bearing capacity. The Quality of construction materials & structural design standards will be strictly adhered & followed under our supervision.

STRUCTURAL ENGINEER SIGNATURE

MOHAMMED SHAFI
STRUCTURAL ENGINEER
LICENSE No. BCC/BL-1/SE-001320-21

OWNER SIGNATURE
MR. K. ANIL KUMAR REDDY

ARCHITECT SIGNATURE
MR. G.R. MAHESHWARAY
Reg. No. CA/2000/22041
Akshar Incom
Akshar Housing
CIN No. U70200KA2006PTC039841
SARP Reg.No. RC/GB-1/AR-24/20-21

SHEET OF DRAWING

SANCTION DRAWING

PROJECT
PROPOSED RESIDENTIAL APARTMENT BUILDING AND COMMERCIAL SHOPS & CLUB HOUSE BUILDING AT APPROVED RESIDENTIAL DEVELOPMENT PLAN VIDE NO.P.A.LAO/004/204-25, DATED 27/01/2025 OF MANDUR GRAMPANCHAYATH KHATA NO. 150/200/401/601/628/28 S'Y No.: 169 OF BOMMENAHALLI VILLAGE, BIDARAHALLI HOBLI, BENGALURU EAST TALUK, BENGALURU URBAN DISTRICT.

TITLE
SITE PLAN

SCALE
1:250

DATE

APPROVED

SHEET NO.
8 OF 9

NORTH

SCHEDULE OF ROAD AREA

SL NO		AREA IN SQ.M.
	EXISTING ROAD	1924.70
	EXISTING ROAD - 2 AREA	837.70
	ROAD - 1 WIDENING AREA-1	584.50
	ROAD - 2 WIDENING AREA-2	211.22
	TOTAL	3574.86 SQ.M

SCHEDULE OF BUILDING

SL NO	BUILDING TYPE	PARKING REQUIRED	PARKING PROVIDED
01	RESIDENTIAL (BLOCK) (FORM-1 (GROUP-D) 1 CAR PARKING FOR EACH 100 SQ.M AREA LESS THAN 150 SQ.M. PARKING REQUIREMENT 1 CAR PARKING FOR EACH 75 SQ.M (COMMERCIAL)	202	
02	CLUB HOUSE (FORM-1 (GROUP-D) AREA = 3343.32+3343.32 = 6686.64 SQ.M 1 CAR PARKING FOR EACH 100 SQ.M	67	67
03	SHOPS (FORM-1 (GROUP-D) 1 CAR PARKING FOR EACH 100 SQ.M	42	337
04	P.A.S. 2.75 % OF CAR PARKING 2ND CARS 1% + 25% OF CARS	20	
05	ALL TOGAND VISITORS PARKING 10% OF CAR PARKING	10.00	
06	TWO WHEELER PARKING 25% OF CAR PARKING	02	
	AREA REQUIRED = 1128.732 AREA PROVIDED = 1141.92 CAR		

PARKING STATEMENT FOR BUILDING

SL NO	DESCRIPTION	CAR PARKING REQUIRED	CAR PARKING PROVIDED	%
1.	Open 1 (Basement area)	30.00	30.00	100%
2.	Open 2 (Open Area)	30.00	30.00	100%
3.	Stilt area & Open spaces	300.00	337.00	112.33%
4.	Club House	64.00	67.00	104.69%
5.	Shops	42.00	337.00	802.38%
	TOTAL	466.00	801.00	171.89%

UNIT NUMBERS

FLOORS-G+26	UNITS	LEVEL-5 (FFL)
GROUND FLOOR	05	+0.750M
FIRST FLOOR	10	+6.750M
2ND FLOOR	10	+9.900M
3RD FLOOR	10	+13.050M
4TH FLOOR	10	+16.200M
5TH FLOOR	10	+19.350M
6TH FLOOR	10	+22.500M
7TH FLOOR	10	+25.650M
8TH FLOOR	10	+28.800M
9TH FLOOR	10	+31.950M
10TH FLOOR	10	+35.100M
11TH FLOOR	10	+38.250M
12TH FLOOR	10	+41.400M
13TH FLOOR	10	+44.550M
14TH FLOOR	10	+47.700M
15TH FLOOR	10	+50.850M
16TH FLOOR	10	+54.000M
17TH FLOOR	10	+57.150M
18TH FLOOR	09	+60.300M
19TH FLOOR	10	+63.450M
20TH FLOOR	10	+66.600M
21TH FLOOR	10	+69.750M
22ND FLOOR	10	+72.900M
23RD FLOOR	10	+76.050M
24TH FLOOR	10	+79.200M
25TH FLOOR	10	+82.350M
26TH FLOOR	10	+85.500M
TERRACE FLOOR	10	+88.650M(SSL)
TOTAL	264	

SCHEDULE OF PARK & OPEN SPACES

1		
PARK NO	AREA IN SQ.M	
PARK & OS-1	802.91	
PARK & OS-2	814.53	
TOTAL	1617.44 SQ.M	

SCHEDULE OF CIVIC AMENITIES

CA NO	AREA IN SQ.M
CA	805.00
TOTAL	805.00

SCHEDULE OF TWO WHEELER PARKING

SL NO.	AREA IN SQ.M
TWO WHEELERS	1192.37
TOTAL	1192.37 SQ.M

AREA STATEMENT OF BUILDING IN SQM (TOWER-1)

FLOORS	GROSS AREA (SQ.M.)	CIRCULATION (SQ.M.)	TOTAL BUILT-UP AREA (SQ.M.)	UPTO	SERVICES/PARKING (SQ.M.)	TOTAL (U)	NET FAR AREA (SQ.M.)	TOTAL UNITS
Basement-03	4875.70	9.31	4866.37	40.22	4826.147	4866.37	1194.61	0
Basement-02	4875.70	9.31	4866.37	40.22	4826.147	4866.37	1194.61	0
Basement-01	4875.70	9.31	4866.37	40.22	4826.147	4866.37	1194.61	0
GROUND	4875.70	26.98	4848.72	0.00	4848.72	40.22	1207.34	5
1st FLOOR	1342.59	31.54	1311.05	40.22	1270.83	1311.05	1270.83	10
2nd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
3rd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
4th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
5th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
6th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
7th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
8th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
9th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
10th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
11th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
12th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
13th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
14th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
15th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
16th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
17th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
18th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
19th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
20th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
21st FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
22nd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
23rd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
24th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
25th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
26th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
TERRACE	172.63	5.54	167.09	0.00	167.09	40.22	129.87	0
TOTAL	34613.98	811.22	33802.76	1.38KSQ	32391.76	33.57KSQ	30.76KSQ	264

F.A.R. CALCULATION

TOTAL SITE AREA = 10187.03 SQM (A+B+C)
NET SITE AREA = 10187.03 SQM (A-3450)
PARK & OPEN SPACE = 1617.44 SQM
ROAD WIDENING AREA = 1274.50 SQM
ROAD WIDENING AREA = 1080.03 SQM(A+B+C)
6% AREA RESERVED FOR CIVIC AMENITIES = 805.00SQM
NET SITE AREA FOR DEVELOPMENT = 8306.03 SQM (8306.03-1080.03-805.00)
PROPOSED GROUND COVERAGE = 4848.72 SQM
FAR ON GROSS SITE AREA = 33.57 KSQ/10.187 = 3.29
FAR ON NET SITE AREA = 30.76 KSQ/8.306 = 3.70
HEIGHT OF THE BUILDING = 89.15M SETBACK OF THE BUILDING = 15.00M
ACHIEVED RESIDENTIAL FAR = 2.749 < 2.75
PERMISSIBLE RESIDENTIAL FAR = 2.75
ACHIEVED RESIDENTIAL GROUND COVERAGE = 47.58%
PERMISSIBLE GROUND COVERAGE = 50%
COVERAGE OR NON OF SITE AREA = 47.58%
PROPOSED GROUND COVERAGE = 4007.84 = 16.29% < 50%
TOTAL BUILT UP AREA = 33802.76 SQM
NET DEDUCTION AREA TOST F.A.R. = 16854.79 SQM
NET F.A.R AREA = 30.76 KSQ
HEIGHT OF THE BUILDING = 89.15M SETBACK OF THE BUILDING = 15.00M
TOTAL NO OF UNITS = 264 UNITS
FLATS LESS THAN 150 SQM = 264 UNITS = 264 X 1 = 264CARS
VISITORS CAR REQUIRED @ 10% = 27 CARS
TOTAL CARS = 360 NOS
TOWER-2 AREA = (1CAR/150SQM)*3 = 27CAR = 42 CARS
VISITORS CAR REQUIRED @ 10% = 04 CARS
CAR PARKING REQUIRED = 264+27+42+04 = 337 NOS
CAR PARKING PROVIDED = 360 NOS
TWO WHEELERS PARKING
AREA REQUIRED = 2.2 X 5.5M= 13.75 X 337
= 4653.75 SQM X 25% = 1164.43
AREA PROVIDED = 1192.37 SQM

AREA STATEMENT OF BUILDING IN SQM (TOWER-2)

FLOORS	GROSS AREA (SQ.M.)	CIRCULATION (SQ.M.)	TOTAL BUILT-UP AREA (SQ.M.)	UPTO	SERVICES/PARKING (SQ.M.)	TOTAL (U)	NET FAR AREA (SQ.M.)	TOTAL UNITS
Basement-03	4875.70	9.31	4866.37	40.22	4826.147	4866.37	1194.61	0
Basement-02	4875.70	9.31	4866.37	40.22	4826.147	4866.37	1194.61	0
Basement-01	4875.70	9.31	4866.37	40.22	4826.147	4866.37	1194.61	0
GROUND	4875.70	26.98	4848.72	0.00	4848.72	40.22	1207.34	5
1st FLOOR	1342.59	31.54	1311.05	40.22	1270.83	1311.05	1270.83	10
2nd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
3rd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
4th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
5th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
6th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
7th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
8th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
9th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
10th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
11th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
12th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
13th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
14th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
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16th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
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18th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
19th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
20th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
21st FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
22nd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
23rd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
24th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
25th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
26th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11	10
TERRACE	172.63	5.54	167.09	0.00	167.09	40.22	129.87	0
TOTAL	34613.98	811.22	33802.76	1.38KSQ	32391.76	33.57KSQ	30.76KSQ	264

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NET SITE AREA = 10187.03 SQM (A-3450)
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CAR PARKING PROVIDED = 360 NOS
TWO WHEELERS PARKING
AREA REQUIRED = 2.2 X 5.5M= 13.75 X 337
= 4653.75 SQM X 25% = 1164.43
AREA PROVIDED = 1192.37 SQM

AREA STATEMENT OF BUILDING IN SQM (TOWER-1 & 2)

FLOORS	GROSS AREA (SQ.M.)	CIRCULATION (SQ.M.)	TOTAL BUILT-UP AREA (SQ.M.)	UPTO	SERVICES/PARKING (SQ.M.)	TOTAL (U)	NET FAR AREA (SQ.M.)	TOTAL UNITS
Basement-03	4875.70	0.00	4875.70	40.22	4835.47	4875.70	1208.92	0
Basement-02	4875.70	9.31	4866.37	40.22	4826.147	4866.37	1194.61	0
Basement-01	4875.70	9.31	4866.37	40.22	4826.147	4866.37	1194.61	0
GROUND	4875.70	26.98	4848.72	0.00	4848.72	40.22	1207.34	5
1st FLOOR	2682.18	63.08	2619.10	80.44	2538.66	2619.10	2538.66	20
2nd FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
3rd FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
4th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
5th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
6th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
7th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
8th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
9th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
10th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
11th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
12th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
13th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
14th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
15th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
16th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
17th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
18th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
19th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
20th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
21st FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
22nd FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
23rd FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
24th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
25th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
26th FLOOR	2657.74	63.08	2594.66	80.44	2514.22	2594.66	2514.22	20
TERRACE	172.63	5.54	167.09	0.00	167.09	40.22	129.87	0
TOTAL	68268.48	1616.44	66652.04	2.76KSQ	63875.04	66.22KSQ	60.69KSQ	524

AREA STATEMENT OF BUILDING IN SQM (TOWER-2)

FLOORS	GROSS AREA (SQ.M.)	CIRCULATION (SQ.M.)	TOTAL BUILT-UP AREA (SQ.M.)	UPTO	SERVICES/PARKING (SQ.M.)	TOTAL (U)	NET FAR AREA (SQ.M.)
Basement-03	4875.70	0.00	4875.70	40.22	4835.47	4875.70	1208.92
Basement-02	4875.70	9.31	4866.37	40.22	4826.147	4866.37	1194.61
Basement-01	4875.70	9.31	4866.37	40.22	4826.147	4866.37	1194.61
GROUND	4875.70	26.98	4848.72	0.00	4848.72	40.22	1207.34
1st FLOOR	1342.59	31.54	1311.05	40.22	1270.83	1311.05	1270.83
2nd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
3rd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
4th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
5th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
6th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
7th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
8th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
9th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
10th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
11th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
12th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
13th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
14th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
15th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
16th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
17th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
18th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
19th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
20th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
21st FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
22nd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
23rd FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
24th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
25th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
26th FLOOR	1328.87	31.54	1297.33	40.22	1257.11	1297.33	1257.11
TERRACE	172.63	5.54	167.09	0.00	167.09	40.22	129.87
TOTAL	34613.98	811.22	33802.76	1.38KSQ	32391.76	33.57KSQ	30.76KSQ

CAR PARKING REQUIRED = 264+27+39=330
CAR PARKING PROVIDED = 360 NOS

TOTAL CARS = 360 NOS
2nd BASEMENT FLOOR = 94 NOS
3rd BASEMENT FLOOR = 94 NOS
SURFACE CAR PARKING = 65 NOS

F.A.R. CALCULATION

TOTAL SITE AREA = 10187.03 SQM (A+B+C)
NET SITE AREA = 10187.03 SQM (A-3450)
PARK & OPEN SPACE = 1617.44 SQM
ROAD WIDENING AREA = 1274.50 SQM
ROAD WIDENING AREA = 1080.03 SQM(A+B+C)
6% AREA RESERVED FOR CIVIC AMENITIES = 805.00SQM
NET SITE AREA FOR DEVELOPMENT = 8306.03 SQM (8306.03-1080.03-805.00)
PROPOSED GROUND COVERAGE = 4848.72 SQM
FAR ON GROSS SITE AREA = 33.57 KSQ/10.187 = 3.29
FAR ON NET SITE AREA = 30.76 KSQ/8.306 = 3.70
HEIGHT OF THE BUILDING = 89.15M SETBACK OF THE BUILDING = 15.00M
ACHIEVED RESIDENTIAL FAR = 2.749 < 2.75
PERMISSIBLE RESIDENTIAL FAR = 2.75
ACHIEVED RESIDENTIAL GROUND COVERAGE = 47.58%
PERMISSIBLE GROUND COVERAGE = 50%
COVERAGE OR NON OF SITE AREA = 47.58%
PROPOSED GROUND COVERAGE = 4007.84 = 16.29% < 50%
TOTAL BUILT UP AREA = 33802.76 SQM
NET DEDUCTION AREA TOST F.A.R. = 16854.79 SQM
NET F.A.R AREA = 30.76 KSQ
HEIGHT OF THE BUILDING = 89.15M SETBACK OF THE BUILDING = 15.00M
TOTAL NO OF UNITS = 264 UNITS
FLATS LESS THAN 150 SQM = 264 UNITS = 264 X 1 = 264CARS
VISITORS CAR REQUIRED @ 10% = 27 CARS
TOTAL CARS = 360 NOS
TOWER-2 AREA = (1CAR/150SQM)*3 = 27CAR = 42 CARS
VISITORS CAR REQUIRED @ 10% = 04 CARS
CAR PARKING REQUIRED = 264+27+42+04 = 337 NOS
CAR PARKING PROVIDED = 360 NOS
TWO WHEELERS PARKING
AREA REQUIRED = 2.2 X 5.5M= 13.75 X 337
= 4653.75 SQM X 25% = 1164.43
AREA PROVIDED = 1192.37 SQM