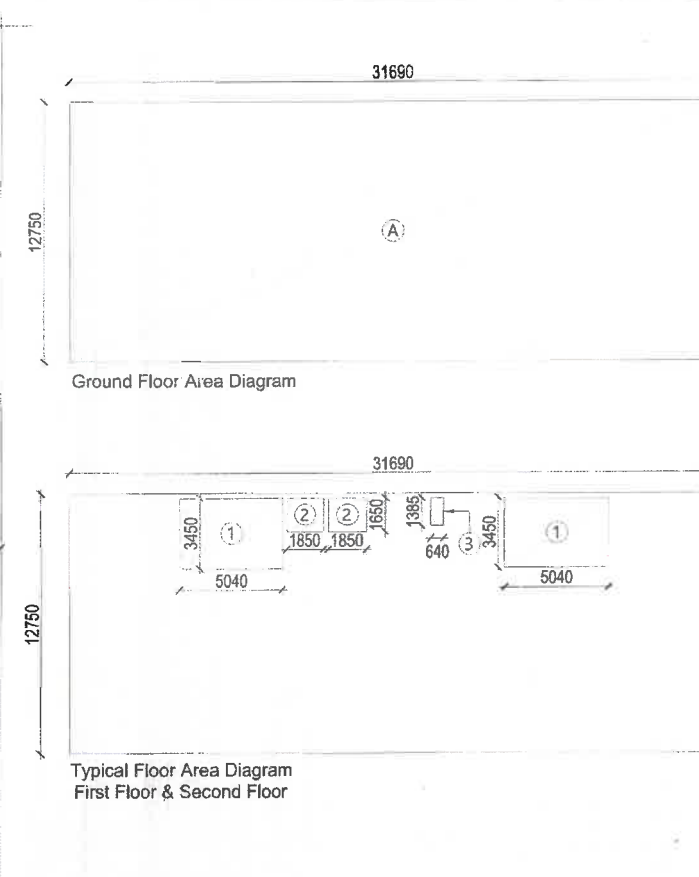
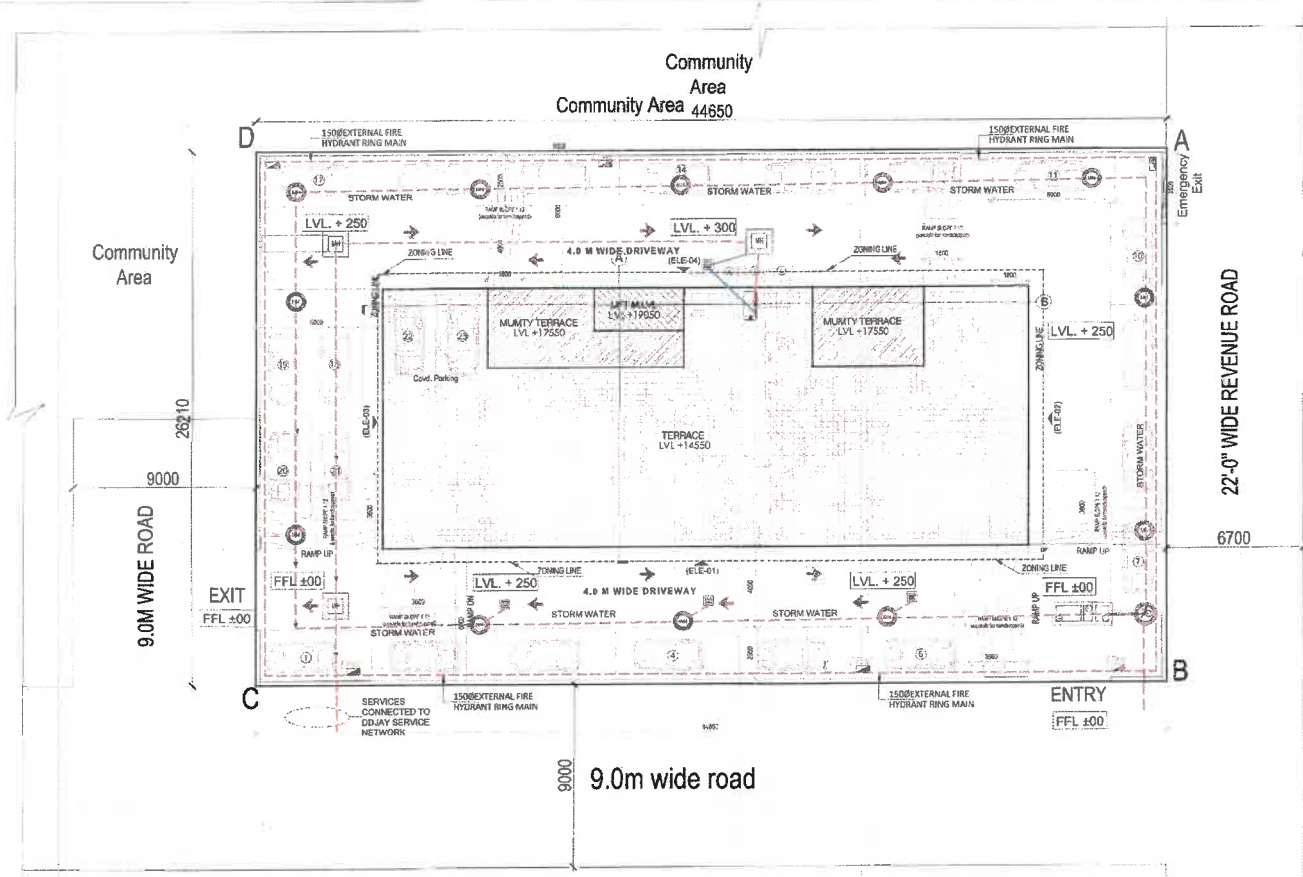
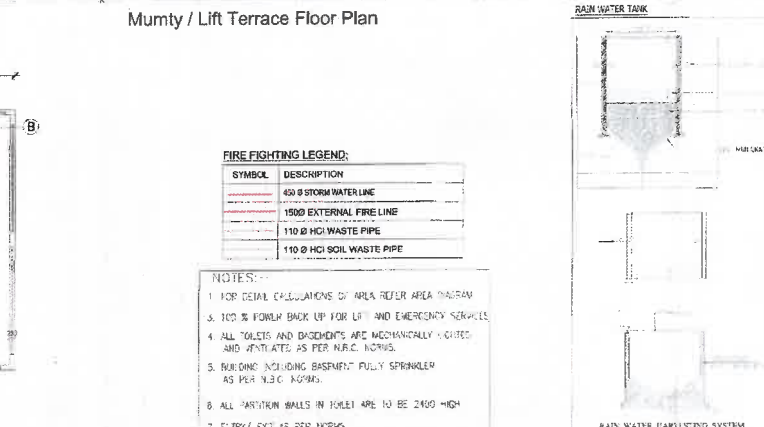
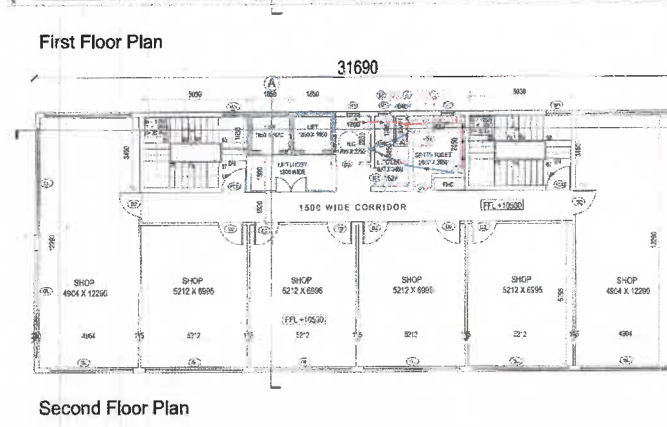
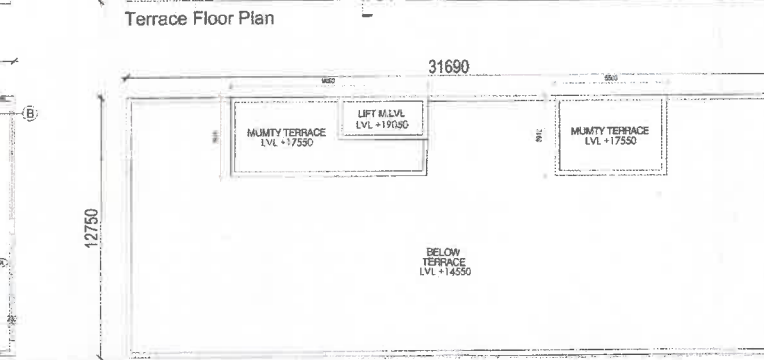
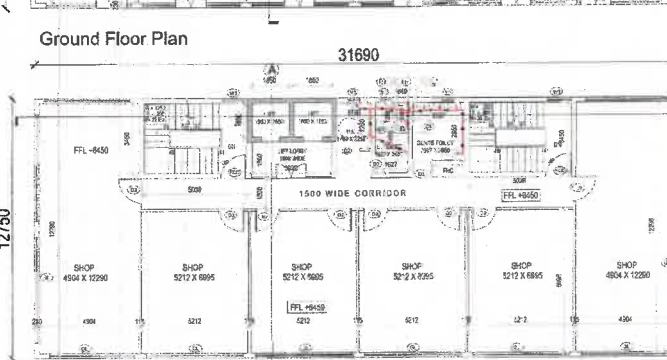
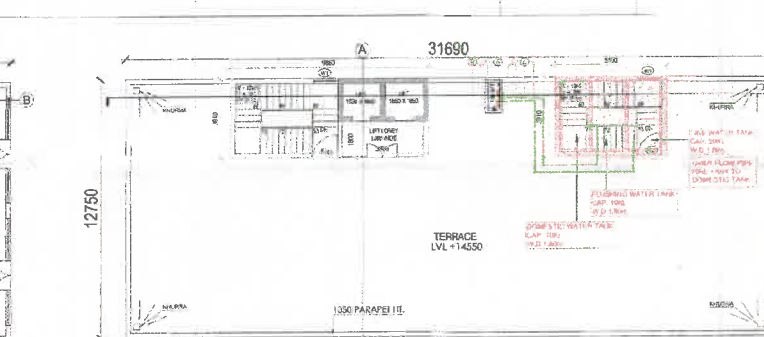
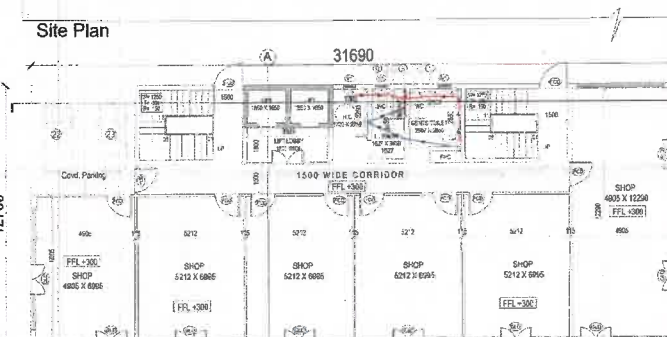




GROUND FLOOR				
F.A.R. AREA CALCULATION				
GEOMETRY	NO.	LENGTH	BREADTH	AREA
A	1	31.690	12.750	404.05
GROUND FLOOR F.A.R. / COVG. AREA				404.05
				34.53%

TYPICAL FLOOR F.A.R. (FIRST & SECOND)				
A	1	31.690	12.750	404.048
DEDUCTION				404.048
1	2	5.040	3.450	34.776
2	2	1.850	1.650	6.105
3	1	0.640	1.385	0.886
TOTAL				41.767
TYP. FLOOR F.A.R. AREA				362.280

TYPICAL FLOOR NON F.A.R. (FIRST & SECOND)				
1	2	5.04	3.45	34.776
NON F.A.R. AREA				34.776



OCCUPANCY LOADS AND TOILET REQUIREMENT AS/ NBC (2016)				
GROUND FLOOR				
TOTAL F.A.R. AREA	31.690	12.750	404.05	404.05
OCCUPANCY LOADING	30	50%	PER PERSON	20
NO. OF LADIES	30	50%	PERSONS	20
NO. OF GENTS	30	50%	PERSONS	20
M.C. REQUIRED FOR LADIES	1	PER	15	PERSONS
M.C. PROVIDED	1	PER	15	PERSONS
WASH BASIN REQUIRED FOR LADIES	1	PER	25	PERSONS
WASH BASIN PROVIDED	1	PER	25	PERSONS
M.C. REQUIRED FOR GENTS	1	PER	25	PERSONS
M.C. PROVIDED	1	PER	25	PERSONS
WASH BASIN REQUIRED	1	PER	25	PERSONS
WASH BASIN PROVIDED	1	PER	25	PERSONS
URINALS REQUIRED	1	PER	15	PERSONS
URINALS PROVIDED	1	PER	15	PERSONS

OCCUPANCY LOADS AND TOILET REQUIREMENT AS/ NBC (2016)				
FIRST & SECOND FLOOR				
TOTAL F.A.R. AREA	31.690	12.750	404.05	404.05
OCCUPANCY LOADING	30	50%	PER PERSON	20
NO. OF LADIES	30	50%	PERSONS	20
NO. OF GENTS	30	50%	PERSONS	20
M.C. REQUIRED FOR LADIES	1	PER	15	PERSONS
M.C. PROVIDED	1	PER	15	PERSONS
WASH BASIN REQUIRED FOR LADIES	1	PER	25	PERSONS
WASH BASIN PROVIDED	1	PER	25	PERSONS
M.C. REQUIRED FOR GENTS	1	PER	25	PERSONS
M.C. PROVIDED	1	PER	25	PERSONS
WASH BASIN REQUIRED	1	PER	25	PERSONS
WASH BASIN PROVIDED	1	PER	25	PERSONS
URINALS REQUIRED	1	PER	15	PERSONS
URINALS PROVIDED	1	PER	15	PERSONS

DOOR & WINDOWS SCHEDULE				
NO.	DOOR	HEIGHT	WIDTH	AREA
1	DOOR	2100	900	1890
2	DOOR	2100	900	1890
3	DOOR	2100	900	1890
4	DOOR	2100	900	1890
5	DOOR	2100	900	1890
6	DOOR	2100	900	1890
7	DOOR	2100	900	1890
8	DOOR	2100	900	1890
9	DOOR	2100	900	1890
10	DOOR	2100	900	1890
11	DOOR	2100	900	1890
12	DOOR	2100	900	1890
13	DOOR	2100	900	1890
14	DOOR	2100	900	1890
15	DOOR	2100	900	1890
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17	DOOR	2100	900	1890
18	DOOR	2100	900	1890
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95	DOOR	2100	900	1890
96	DOOR	2100	900	1890
97	DOOR	2100	900	1890
98	DOOR	2100	900	1890
99	DOOR	2100	900	1890
100	DOOR	2100	900	1890

AREA STATEMENT				
TOTAL PLOT AREA (26.210 M X 44.650M)				
TOTAL PLOT AREA	1170.28	SQM		
PERM. GROUND COVERAGE - 60%	702.17			
PERM. F.A.R. 150	1755.42			
F.A.R. CALCULATION				
S.NO.	FLOORS	F.A.R. AREA (SQ.MT.)	NON F.A.R. AREA (SQ.MT.)	TOTAL BUILT UP AREA
1	GROUND FLOOR	404.05	0.00	404.05
2	FIRST FLOOR	362.280	34.776	397.056
3	SECOND FLOOR	362.280	34.776	397.056
4	MUMTY/MACHINE ROOM		59.276	59.276
Total		1128.610	128.828	1257.438
ACHIEVED F.A.R. AREA		96.44%		
PROPOSED GROUND COVG.		404.05		
		34.53%		
CAR PARKING CALCULATION				
1128.609 @ 50 SQ.MT.	22.57			
CAR PARKING PROVIDED	SAY 28	28 EGS		

Chairperson
Building Plan Committee Controlled Area
Gurgaon Circle, Gurgaon

JD. PA A.T.P.

NOTES

- Dimensions are not to be scaled.
- All dimensions are in mm.
- All windows and ventilators are openable.
- Lift well are mechanically Pressurized.
- Fire services install as per NBC.
- 100% power backup for emergency services.

key plan

Owner's Sign & Stamp

For KSL Developers Private Limited

Director

Architect's Sign & Stamp

JYOTI PRAKASH SHARMA
CA/2008/43101

Architects:

JPS DESIGN STUDIO
(Architects, Engineers & Project Managers)
N-8, Basement Floor at Panchsheel Park
New Delhi - 17 Ph: +91-11-41410230
STUDIO Email: mail@jpsdesignstudios.com

Project Title:

PROPOSED COMMERCIAL SITE MEASURING 0.289 ACRE FALLING IN THE AFFORDABLE RESIDENTIAL PLOTTED COLONY (UNDER DEEN DAYAL JAN AWAS YOJNA-2016) AREA MEASURING 7.25625 ACRES (LICENCE NO. 75 OF 2017 DATED 08.09.2017) IN SECTOR-26, REWARI BEING DEVELOPED BY KSL DEVELOPERS PVT. LTD.)

Drawing Title:

PLANS AND AREA DIAGRAM

Scale: AS INDICATED Project No: Rev: 1
Date: 25.08.2025 Drawing Code: Drawing No: SD/RC/01
Drawn By: M.K.
Checked By: J.P. SHARMA
Sheet Size: A0:841x1189mm Drawing Status: Submission Drawing