



AREA STATEMENT

Site Area for Residential Development	17 ACRES 31.26 GUNTS	7167.96	Sq.M.
Overall Land	17 ACRES 31.26 GUNTS	7167.96	Sq.M.
TOTAL SITE AVAILABLE FOR DEVELOPMENT	17 ACRES 31.26 GUNTS	7167.96	Sq.M.

CALCULATION OF PARKING SPACES

Description	%	Area	Details	PROPOSED (IN SQM)	%
PARKS AND OPEN SPACES	10%	7,16.79	PARKS AND OPEN SPACES AREA-1	6178.73	10.33%
			PARKS AND OPEN SPACES AREA-2	1,089.59	
			TOTAL OPEN SPACES PROVIDED	7,268.32	
CIVIC AMENITIES	5%	3,58.39	TOTAL CIVIC AMENITIES PROVIDED	3,583.99	5.00%
TOTAL AREA	15%	10,752.25	TOTAL CIVIC AMENITIES PROVIDED	11,142.27	15.55%

CALCULATION OF FAR PERMISSIBLE (IN SQM)

FAR	2.00	1,43,359.73	PROPOSED (IN SQM)	1,29,458.18
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CALCULATION OF GROUND COVERAGE

SITE AREA (AFTER EXCEPTIVE CA)	68,267.70
AREA OF THE ROAD TO BE RELINQUISHED (X)	778.05
TOTAL AREA OF ROAD RELINQUISHED (X+Y)	69,045.75
NET PLOT AREA FOR GROUND COVERAGE (SITE AREA - X)	67,489.68
PERMISSIBLE (IN SQM)	33,744.84
PROPOSED (IN SQM)	32,898.99

SUMMARY OF RESIDENTIAL BLOCKS

Block No.	Block Name	Area (Sq.M)	FAR	FAR (Proposed)	FAR (Permissible)
1	Block 1	1,200.00	2.00	2,400.00	2,400.00
2	Block 2	1,500.00	2.00	3,000.00	3,000.00
3	Block 3	1,800.00	2.00	3,600.00	3,600.00
4	Block 4	2,100.00	2.00	4,200.00	4,200.00
5	Block 5	2,400.00	2.00	4,800.00	4,800.00
6	Block 6	2,700.00	2.00	5,400.00	5,400.00
7	Block 7	3,000.00	2.00	6,000.00	6,000.00
8	Block 8	3,300.00	2.00	6,600.00	6,600.00
9	Block 9	3,600.00	2.00	7,200.00	7,200.00
10	Block 10	3,900.00	2.00	7,800.00	7,800.00
11	Block 11	4,200.00	2.00	8,400.00	8,400.00
12	Block 12	4,500.00	2.00	9,000.00	9,000.00
13	Block 13	4,800.00	2.00	9,600.00	9,600.00
14	Block 14	5,100.00	2.00	10,200.00	10,200.00
15	Block 15	5,400.00	2.00	10,800.00	10,800.00
16	Block 16	5,700.00	2.00	11,400.00	11,400.00
17	Block 17	6,000.00	2.00	12,000.00	12,000.00
18	Block 18	6,300.00	2.00	12,600.00	12,600.00
19	Block 19	6,600.00	2.00	13,200.00	13,200.00
20	Block 20	6,900.00	2.00	13,800.00	13,800.00
21	Block 21	7,200.00	2.00	14,400.00	14,400.00
22	Block 22	7,500.00	2.00	15,000.00	15,000.00
23	Block 23	7,800.00	2.00	15,600.00	15,600.00
24	Block 24	8,100.00	2.00	16,200.00	16,200.00
25	Block 25	8,400.00	2.00	16,800.00	16,800.00
26	Block 26	8,700.00	2.00	17,400.00	17,400.00
27	Block 27	9,000.00	2.00	18,000.00	18,000.00
28	Block 28	9,300.00	2.00	18,600.00	18,600.00
29	Block 29	9,600.00	2.00	19,200.00	19,200.00
30	Block 30	9,900.00	2.00	19,800.00	19,800.00
31	Block 31	10,200.00	2.00	20,400.00	20,400.00
32	Block 32	10,500.00	2.00	21,000.00	21,000.00
33	Block 33	10,800.00	2.00	21,600.00	21,600.00
34	Block 34	11,100.00	2.00	22,200.00	22,200.00
35	Block 35	11,400.00	2.00	22,800.00	22,800.00
36	Block 36	11,700.00	2.00	23,400.00	23,400.00
37	Block 37	12,000.00	2.00	24,000.00	24,000.00
38	Block 38	12,300.00	2.00	24,600.00	24,600.00
39	Block 39	12,600.00	2.00	25,200.00	25,200.00
40	Block 40	12,900.00	2.00	25,800.00	25,800.00
41	Block 41	13,200.00	2.00	26,400.00	26,400.00
42	Block 42	13,500.00	2.00	27,000.00	27,000.00
43	Block 43	13,800.00	2.00	27,600.00	27,600.00
44	Block 44	14,100.00	2.00	28,200.00	28,200.00
45	Block 45	14,400.00	2.00	28,800.00	28,800.00
46	Block 46	14,700.00	2.00	29,400.00	29,400.00
47	Block 47	15,000.00	2.00	30,000.00	30,000.00
48	Block 48	15,300.00	2.00	30,600.00	30,600.00
49	Block 49	15,600.00	2.00	31,200.00	31,200.00
50	Block 50	15,900.00	2.00	31,800.00	31,800.00
51	Block 51	16,200.00	2.00	32,400.00	32,400.00
52	Block 52	16,500.00	2.00	33,000.00	33,000.00
53	Block 53	16,800.00	2.00	33,600.00	33,600.00
54	Block 54	17,100.00	2.00	34,200.00	34,200.00
55	Block 55	17,400.00	2.00	34,800.00	34,800.00
56	Block 56	17,700.00	2.00	35,400.00	35,400.00
57	Block 57	18,000.00	2.00	36,000.00	36,000.00
58	Block 58	18,300.00	2.00	36,600.00	36,600.00
59	Block 59	18,600.00	2.00	37,200.00	37,200.00
60	Block 60	18,900.00	2.00	37,800.00	37,800.00
61	Block 61	19,200.00	2.00	38,400.00	38,400.00
62	Block 62	19,500.00	2.00	39,000.00	39,000.00
63	Block 63	19,800.00	2.00	39,600.00	39,600.00
64	Block 64	20,100.00	2.00	40,200.00	40,200.00
65	Block 65	20,400.00	2.00	40,800.00	40,800.00
66	Block 66	20,700.00	2.00	41,400.00	41,400.00
67	Block 67	21,000.00	2.00	42,000.00	42,000.00
68	Block 68	21,300.00	2.00	42,600.00	42,600.00
69	Block 69	21,600.00	2.00	43,200.00	43,200.00
70	Block 70	21,900.00	2.00	43,800.00	43,800.00
71	Block 71	22,200.00	2.00	44,400.00	44,400.00
72	Block 72	22,500.00	2.00	45,000.00	45,000.00
73	Block 73	22,800.00	2.00	45,600.00	45,600.00
74	Block 74	23,100.00	2.00	46,200.00	46,200.00
75	Block 75	23,400.00	2.00	46,800.00	46,800.00
76	Block 76	23,700.00	2.00	47,400.00	47,400.00
77	Block 77	24,000.00	2.00	48,000.00	48,000.00
78	Block 78	24,300.00	2.00	48,600.00	48,600.00
79	Block 79	24,600.00	2.00	49,200.00	49,200.00
80	Block 80	24,900.00	2.00	49,800.00	49,800.00
81	Block 81	25,200.00	2.00	50,400.00	50,400.00
82	Block 82	25,500.00	2.00	51,000.00	51,000.00
83	Block 83	25,800.00	2.00	51,600.00	51,600.00
84	Block 84	26,100.00	2.00	52,200.00	52,200.00
85	Block 85	26,400.00	2.00	52,800.00	52,800.00
86	Block 86	26,700.00	2.00	53,400.00	53,400.00
87	Block 87	27,000.00	2.00	54,000.00	54,000.00
88	Block 88	27,300.00	2.00	54,600.00	54,600.00
89	Block 89	27,600.00	2.00	55,200.00	55,200.00
90	Block 90	27,900.00	2.00	55,800.00	55,800.00
91	Block 91	28,200.00	2.00	56,400.00	56,400.00
92	Block 92	28,500.00	2.00	57,000.00	57,000.00
93	Block 93	28,800.00	2.00	57,600.00	57,600.00
94	Block 94	29,100.00	2.00	58,200.00	58,200.00
95	Block 95	29,400.00	2.00	58,800.00	58,800.00
96	Block 96	29,700.00	2.00	59,400.00	59,400.00
97	Block 97	30,000.00	2.00	60,000.00	60,000.00
98	Block 98	30,300.00	2.00	60,600.00	60,600.00
99	Block 99	30,600.00	2.00	61,200.00	61,200.00
100	Block 100	30,900.00	2.00	61,800.00	61,800.00

GROUND COVERAGE CALCULATION

NON-TOWER AREA GROUND FLOOR PLINTH AREA (INCL. FTIP RAMP)	29,501.15	SQM
AMENITIES GROUND FLOOR PLINTH AREA	691.03	SQM
TOWER GROUND FLOOR PLINTH AREA (INCL. LIFT AND STAIRCASE)	2,734.93	SQM
TOTAL	32,898.99	SQM

CAR PARKING REQUIREMENTS AND PROVISION

SI NO.	BLOCK TYPE	CAR PARKING REQUIRED	CAR PARKING PROVIDED
1	CAR PARKING REQUIRED @ 0.5 CAR PER DWELLING UNIT (INCL. EXCEEDING SOREQ)	284	142
2	CAR PARKING REQUIRED @ 1 CAR PER DWELLING UNIT EXCEEDING SOREQ	1760	1760
3	VISITORS CAR PARKING @ 10%	2050	1911
4	AMENITIES BLOCK CAR PARKING @ 1 CAR PER 90 SQM OF FAR (INCL. 27756)	25	25
	TOTAL CAR PARKING REQUIRED	2120	2120

SUMMARY OF RESIDENTIAL BLOCKS

SI No.	Floors	Area (Sq.M)	Deductions For Shafts/Courts (Sq.M)	Net Area (Sq.M)	Head Room & LMR (Sq.M)	Parking (Sq.M)	Lifts + LMR (Sq.M)	Staircases (Sq.M)	Services (Sq.M)	Others (Sq.M)	OTC/Terraces (Other carports at Podium 1 level) (Sq.M)	Net FAR Deductions (Sq.M)	FAR (Sq.M)
1	Ground floor	29,501.15	-	29,501.15	-	-	7,796	444.19	-	-	1,066.97	39,498.05	3.10
2	Podium 1	32,267.73	3.44	32,264.29	-	-	24,028.09	77.96	-	-	-	24,028.05	4.74
3	Podium 2	24,050.83	1.44	24,049.39	-	-	-	-	-	-	-	-	-
4	Total for Parking	78,819.71	0.91	78,818.80	-	-	77,156.81	83.58	444.19	-	1,066.97	78,753.36	87.52
5	Amenities ground floor	691.03	-	691.03	-	-	3.99	19.25	-	-	-	23.24	637.80
6	Amenities Podium 1	285.14	-	285.14	-	-	3.99	17.76	-	-	-	21.75	291.96
7	Amenities Podium 2	341.06	-	341.06	-	-	3.99	14.98	-	-	-	18.99	322.09
8	Total for Amenities	1,286.23	-	1,286.23	-	-	11.97	52.06	-	-	-	63.97	1,221.27
9	PHASE 1 AND PHASE 2 TOWER												
10	Ground floor	2,734.93	-	2,734.93	-	-	226.59	493.87	562.09	-	-	729.56	1,498.45
11	Podium 1	4,163.75	143.03	4,020.72	-	-	236.99	493.87	562.09	-	-	729.56	1,754.47
12	Podium 2	4,163.75	143.03	4,020.72	-	-	236.99	493.87	562.09	-	-	729.56	1,754.47
13	1st Floor	4,420.81	182.06	4,238.75	-	-	226.59	493.87	562.09	-	-	729.56	1,861.57
14	2nd Floor	4,420.81	182.06	4,238.75	-	-	226.59	493.87	562.09	-	-	729.56	1,861.57
15	3rd Floor	4,420.81	182.06	4,238.75	-	-	226.59	493.87	562.09	-	-	729.56	1,861.57
16	4th Floor	4,420.81	182.06	4,238.75	-	-	226.59	493.87	562.09	-	-	729.56	1,861.57
17	5th Floor	4,420.											