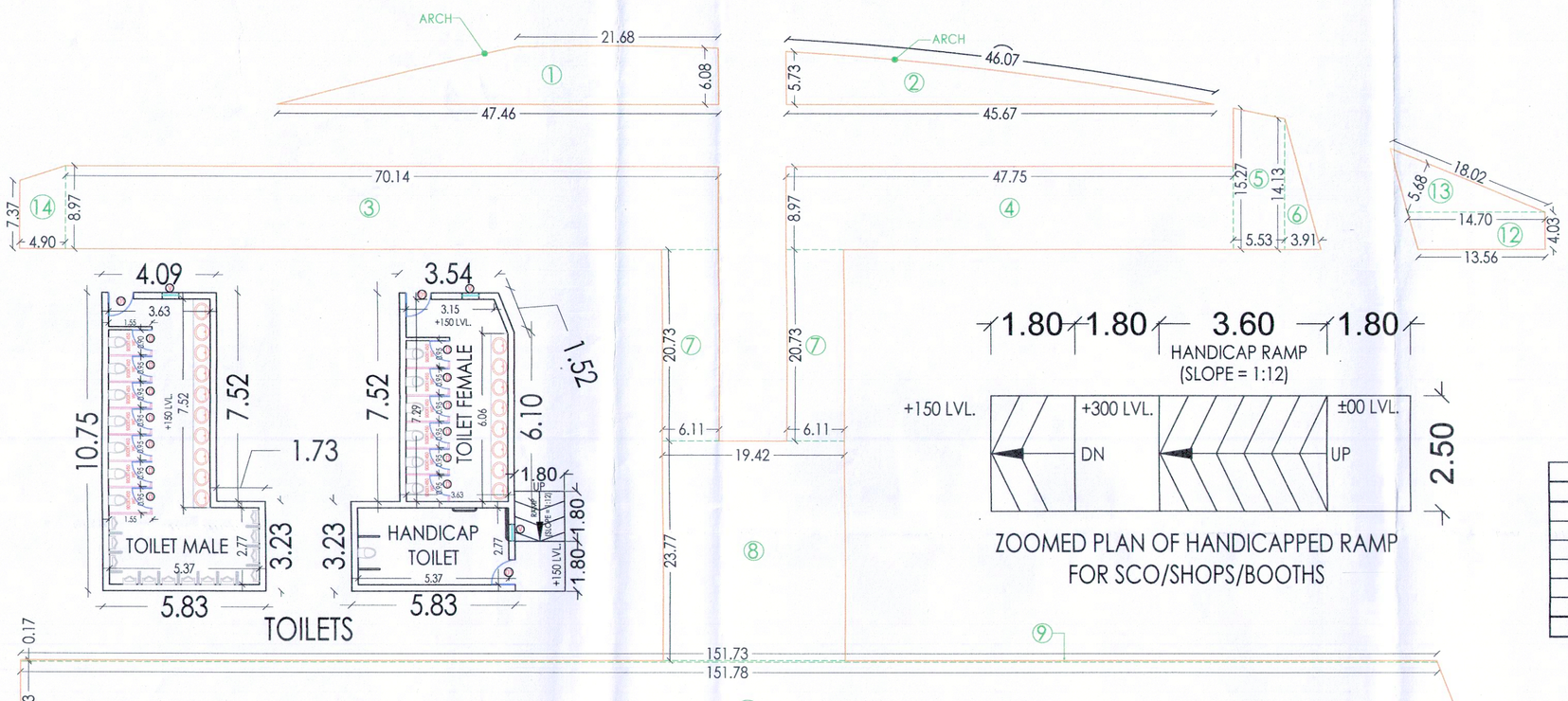
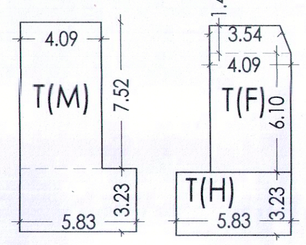
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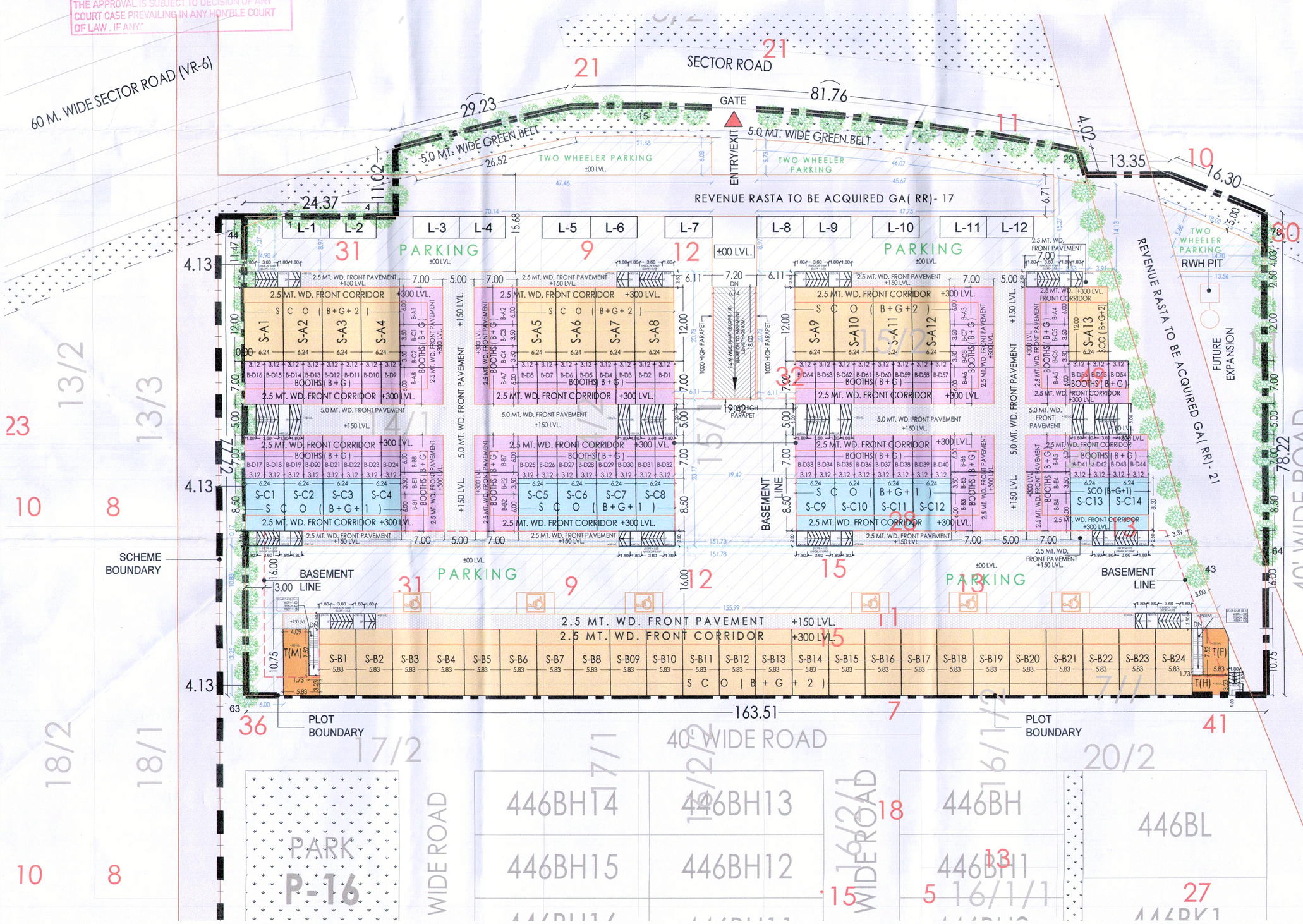
SURFACE PARKING AREA DIAGRAM

Note:-
"ALTHOUGH DUE CARE HAS BEEN TAKEN IN APPROVING THE LAYOUT PLAN AS PER TECHNICAL NORMS, BUT THIS APPROVAL IS NOT PROVIDING ANY RIGHT TO YOU TO VIOLATE ANY RULE/GUIDELINES OF THIS DEPARTMENT OR ANY OTHER DEPARTMENT AND ALSO NOT PROVIDE ANY RIGHT FOR ANY ILLEGAL CONSTRUCTION. FOR ANY VOILATION FOUND AT ANY STAGE YOU SHALL BE LIABLE TO GET THE LAYOUT PLAN REVISED ACCORDINGLY IMMEDIATELY.
THE APPROVAL IS SUBJECT TO DECISION OF ANY COURT CASE PREVAILING IN ANY HONBLE COURT OF LAW , IF ANY."

APPROVED
Vide Letter No. 3496 STP(SAS) Nagar Dated 31-10-2025
Senior Town Planner
S.A.S. Nagar



AREA DIAGRAM (TOILETS)



AREA CALCULATION (SCO)																			
SCO NO.	PLOT Dimensions W (M)	PLOT Dimensions D (M)	Plot Area (Sq.Mt.) (A)	Permissible Ground Coverage %	Permissible Ground Coverage (Sq. mt.) (B)	Achieved Ground Coverage W (M)	Achieved Ground Coverage D (M)	Ground Cov. Of Each Plot (Sq. mt.) (C)	Achieved Ground Coverage %	Proposed Height (D)	Max. Permissible FAR of Each Plot	Max.Permissible FAR of Each Plot (Sq.mt.) (E)	Proposed FAR of Each Plot (F)	Proposed FAR % Each Plot	Permissible FAR @1:1.75 Each Plot Free of cost (Sq. mt.) (G)	Purchasable FAR of Each Plot (Sq.Mt.) (F-G = H)	Total No. of SCO (I)	Total SCO Area/ Saleable (Sq.Mt.) (A*1 = J)	Total Ground Coverage (Sq.Mt.) (B*1 = K)	Total FAR Proposed (Sq. Mt.) (F*1 = L)	Total Purchasable FAR (Sq.Mt.) (H*1 = M)
S-A1 TO S-A13	6.240	12.000	74.880	100	74.880	6.240	12.000	74.880	100%	G+2	3	224.640	224.640	3	131.040	93.60	13	973.440	973.440	2920.320	1216.800
S-B1 TO S-B24	5.830	10.750	62.673	100	62.673	5.830	10.750	62.673	100%	G+2	3	188.018	188.018	3	109.677	78.34	24	1504.140	1504.140	4512.420	1880.175
S-C1 TO S-C14	6.240	8.500	53.040	100	53.040	6.240	8.500	53.040	100%	G+1	3	159.120	106.080	2	92.820	13.26	14	742.560	742.560	1485.120	185.640
Grand Total (A1)																	51	3220.140	3220.140	8917.860	3282.615
GROUND COVERAGE (X1)																				3220.140	

AREA CALCULATION (BOOTHS)																					
BOOTH NO.	PLOT Dimensions W (M)	PLOT Dimensions D (M)	Plot Area (Sq.Mt.) (A)	Permissible Ground Coverage %	Permissible Ground Coverage (Sq. mt.) (B)	Achieved Ground Coverage W (M)	Achieved Ground Coverage D (M)	Ground Cov. Of Each Plot (Sq. mt.) (C)	Achieved Ground Coverage %	Proposed Height (G) (D)	Max. Permissible FAR of Each Plot	Max.Permissible FAR Each Plot (Sq. mt.) (E)	Proposed FAR of Each Plot@1:1 (Sq. mt.) (F)	Proposed FAR % Each Plot (E)	Permissible FAR Free of cost (Sq. mt.) (G)	Purchasable FAR of Each Plot (Sq.Mt.) (F-G = H)	Total No. of BOOTH (I)	Total BOOTH Area/ Saleable (Sq.Mt.) (A*1 = J)	Total Ground Coverage (Sq.Mt.) (B*1 = K)	Total FAR Proposed (Sq. Mt.) (F*1 = L)	Total Purchasable FAR (Sq.Mt.) (H*1 = M)
B-A1 TO B-A8, B-B1 TO B-B8	6.000	7.000	42.000	100	42.000	6.000	7.000	42.000	100%	GROUND	1	42.000	42.000	1	42.000	0	16	672.000	672	672.000	0.000
B-C1 TO B-C8, B-E1 TO B-E4	3.500	7.000	24.500	100	24.500	3.500	7.000	24.500	100%	GROUND	1	24.500	24.500	1	24.500	0	12	294.000	294	294.000	0.000
B-D1 TO B-D44, B-D54 TO B-D64	3.120	7.000	21.840	100	21.840	3.120	7.000	21.840	100%	GROUND	1	21.840	21.840	1	21.840	0	55	1201.200	1201	1201.200	0.000
Grand Total (A2)																	83	2167.200	2167.200	2167.200	0.000
GROUND COVERAGE (X2)																				2167.200	

GROUND COVERAGE DETAIL		
S.NO	DESCRIPTION	SQMT.
1	SHOPS CUM OFFICE (SCO)	3220.140
2	BOOTHS	2167.200
3	LADIES TOILET	30.366
4	GENTS TOILET	48.780
5	HANDICAPPED TOILET	18.831
6	FIRE STAIRCASE & CIRCULATION	26.019
TOTAL GROUND COVERAGE		5511.337

AREA CALCULATION SUMMERY		
DESCRIPTION	AREA(SQMT)	
TOTAL LAND AREA	13965.573	
AREA UNDER REVENUE RAASTA	1259.240	
NET LAND AREA	12706.333	
PROPOSED GROUND COVERAGE	5511.337	43.37%
PROPOSED FAR	11085.060	0.79
PURCHASASBLE FAR	3282.615	
TOTAL SALEABLE AREA (SCO+BOOTH)	5387.340	

FAR & BUILT UP AREA SUMMARY				
S.NO	DESCRIPTION	FAR (SQM)	NON FAR (SQM)	BUILT UP (SQM)
1	SHOPS CUM OFFICE (SCO)	8917.860		8917.860
3	BOOTHS	2167.200		2167.200
4	LEDIES TOILETS		30.366	30.366
5	GENTS TOILETS		48.780	48.780
6	HANDICAPPED TOILETS		18.831	18.831
7	FIRE STAIRCASE & CIRCULATION		26.0192	26.019
7	BASEMENT		2875.67125	2875.671
GRAND TOTAL		11085.060	2999.668	14084.728

PARKING CALCULATION SUMMERY	
TOTAL ECS REQUIRED (2 PARKING PER 100 SQMT OF FAR)	221.701
SAY	222
PROPOSED ECS	254 CARS

CALCULATION FOR MERCANTILE PARKING	
MERCANTILE PARKING REQUIRED @1 PARKING PER 1000 SQMT OF FAR	11.085
SAY	12 NOS.
TOTAL MERCANTILE PARKING PROVIDED	12 NOS.

GENTS TOILET CALCULATION								
SR. NO.	DESCRIPTION	NO.		LENGTH		BREADTH	TOTAL (SQMT)
1	T(M)	1	x	7.52	x	4.09	30.757
		1	x	5.58	x	3.23	18.023
TOTAL AREA							48.780

LADIES TOILET CALCULATION								
SR. NO.	DESCRIPTION	NO.		LENGTH		BREADTH	TOTAL (SQMT)
1	T(F)	1	x	4.09	x	6.10	24.949
		1	x	1/2(3.54+4.09)*1.42			5.417
TOTAL AREA							30.366

HANDICAPPED TOILET CALCULATION								
SR. NO.	DESCRIPTION	NO.		LENGTH		BREADTH	TOTAL (SQMT)
1	T(H)	1	x	5.83	x	3.23	18.831
TOTAL AREA							18.831

FIRE EXIT STAIRCASES & CIRCULATION								
SR. NO.	DESCRIPTION	NO.		LENGTH		BREADTH	TOTAL (SQMT)
1	ST	2	x	1.73	x	7.52	26.019
TOTAL AREA							26.019

PARKING SUMMERY		
DESCRIPTION OF PARKING	AREA (SQMT.)	NO. OF ECS
SURFACE PARKING @23	3859.943	167.824
BASEMENT PARKING @ 32	2758.233	86.195
TOTAL ECS ACHIEVED		254.018
SAY		254 CARS

TREES CALCULATION	
TOTAL TREES REQUIRED	ONE TREE PER 225 SQMT OF
TOTAL COVERED AREA	14084.728
TREES REQUIRED @ 1 PER 225 SQM COVERED AREA	62.599
SAY	63
TOTAL TREES PROVIDED	77

DOOR WINDOW SCHEDULE					
S.N.	TYPE	WIDTH	HEIGHT	CILL	LINTEL
1.	D1	900	2100	-	2100
2.	D	750	2100	-	2100
3.	V	450	450	1650	2100

SURFACE PARKING AREA CALCULATIONS									
S.No.	CALCULATIONS No		L		B		AREA (SQ.M.)
1	1	x	CAD GENERATED AREA			=	219.512
2	1	x	CAD GENERATED AREA			=	154.082
3	1	x	70.140	x	8.970	=	629.156
4	1	x	47.750	x	8.970	=	428.318
5	1	x	(1/2*(15.27+14.13))*5.53			=	81.291
6	1	x	1/2*3.91*14.13			=	27.624
7	2	x	6.110	x	20.730	=	253.321
8	1	x	19.420	x	23.770	=	461.613
9	1	x	(1/2*(151.73+151.78))*0.17			=	25.798
10	1	x	(1/2*(155.99+151.78))*10.83			=	1666.575
11	1	x	6.000	x	13.250	=	79.500
12	1	x	(1/2*(13.56+14.70))*4.03			=	56.944
13	1	x	1/2*18.02*5.68			=	51.177
14	1	x	(1/2*(7.37+8.97))*4.90			=	40.033
TOTAL SURFACE PARKING AREA							4174.943
DEDUCTION							
L1 to L11	12	x	3.500	x	7.500	=	315.000
TOTAL							315.000
NET SURFACE PARKING AREA							3859.943

LEGEND
- SCO (G+2)
- BOOTH (G)
- SCO (G+1)
- FACILITY
- TREES
- BASEMENT LINE
- PLOT LINE
- PARKING
- PAVEMENT

REMARKS :-
1. BOOTH NO. B-D45 TO B-D53 ARE NOT PART OF SCHEME AREA.
2. TOILET, KITCHEN IF IT IS NOT NATURALLY VENTILATED SHALL BE MECHANICALLY VENTILATED.
3. EACH SCO/SHOP WILL PROVIDE THEIR SEPARATE TOILET IN THEIR OWN PLOT.
4. BASEMENT WILL BE FULLY SPRINKLED WITH 24 HR POWER BACK UP.
5. CONTROL FRAME AND BUILDING PLANS OF SCO, SHOP, BOOTH AND BASEMENT SHALL GOT APPROVED SEPARATELY.

PROJECT:- INTERGRATED RESIDENTIAL TOWNSHIP SITUATED IN NEW CHANDIGARH MASTER PLAN DISTT SAS NAGAR

NORTH

DEVELOPER:-Omaxe New Chandigarh Developers Pvt. Ltd.
Corp office:- 10, LSC Kalkaji
New Delhi-110019

DRAWING TITLE:- LAYOUT PLAN (COMMERCIAL-07)

DRG.No. : ML-08A | DATE : 26-05-2025

SCALE : | REV :

Aparna Borah Regd. Architect CA/2013/61618

DESIGNER : | DEVELOPER :