

**PROPOSED LAYOUT PLAN FOR MOTIA HEIGHTS AT DHAKOLI, N.A.C, ZIRAKPUR OF MOTIA DEVELOPERS PVT.LTD.**

**NOTES:**

**AREA STATEMENT:-**  
 TOTAL PLOT AREA = 219'-3" X 380' + 124'-3" X 218'-6"  
 = 83315 + 27148.625  
 = **110463.625 Sq.Ft. (12273.74 Sq.Yds.)**  
**PERMISSIBLE F.A.R.**  
 = 200% = 220927.25 Sq.Ft.  
**PROPOSED FAR = 199%**  
 = A-I + B-II + D-III + CHECK POST  
 = 84707.64 + 30953.102 + 4433.625 + 100  
 = **220194.367 SQ.FT.**  
 AREA FOR CHECKPOST = 10' X 10' = 100 Sq.Ft

**PROPOSED GROUND COVERAGE = 28.38%**  
 = A+B+D+CHECK POST  
 = 12025.26 + 18618.39 + 616.875 + 100  
 = **31360.525 SQ.FT.**

**PROPOSED GREEN PARK = 21.31%**  
 = 75'-4" X 62'-7" + 98'-11" X 87'-4" + 27'-5" X 136'-4"  
 + 27'-5" X 156'-4" + 53'-9" X 40'-4"  
 = 4714.15 + 8637.81 + 3736.80 + 285.00 + 2167.73  
 = **23541.49 SQ.FT.**

**PROPOSED BASEMENT PARKING AREA = 47.12%**

**SUMMARY**

AREA UNDER BUILDINGS	31360.525 Sq. Ft.	28.29 %
RESIDENTIAL BLOCK	100 Sq. Ft.	0.09 %
AREA UNDER CHECK POST		
<b>TOTAL</b>	<b>31360.525</b>	<b>28.38 %</b>

AREA UNDER GREEN PARKS	23541.49 Sq. Ft.	21.31 %
AREA UNDER ROADS	25117.215 Sq. Ft.	22.73 %
AREA FOR STP	100 Sq. Ft.	0.09 %
MISC. AREAS		27.49 %
<b>AREA UNDER BASEMENT PARKING</b>	<b>52058 SQ. FT.</b>	<b>47.12 %</b>

**NO. OF FLATS**

TYPE	G.F.	F.F.	S.F.	T.F.	F.F.	F.F.	S.F.	TOTAL
CAT-B	08	08	08	08	08	08	08	56
CAT-BI	12	12	12	12	12	12	12	84
<b>TOTAL</b>	<b>20</b>	<b>20</b>	<b>20</b>	<b>20</b>	<b>20</b>	<b>20</b>	<b>20</b>	<b>140</b>

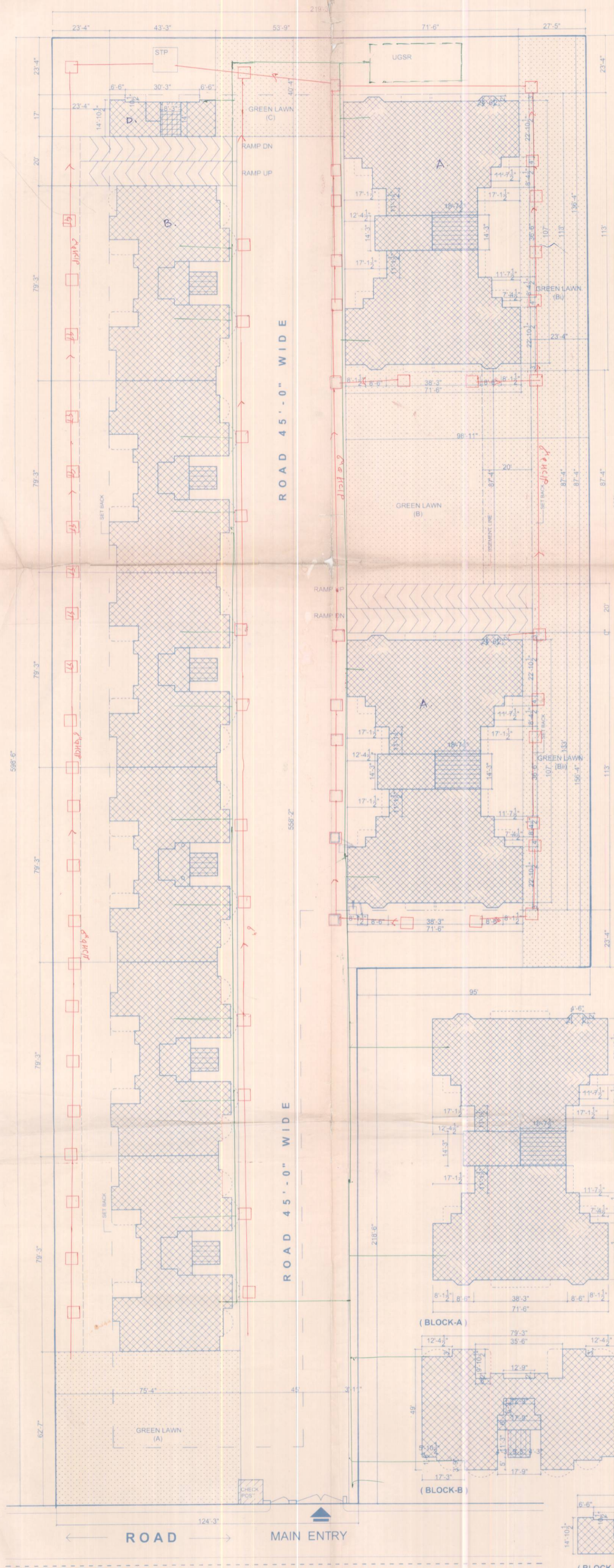
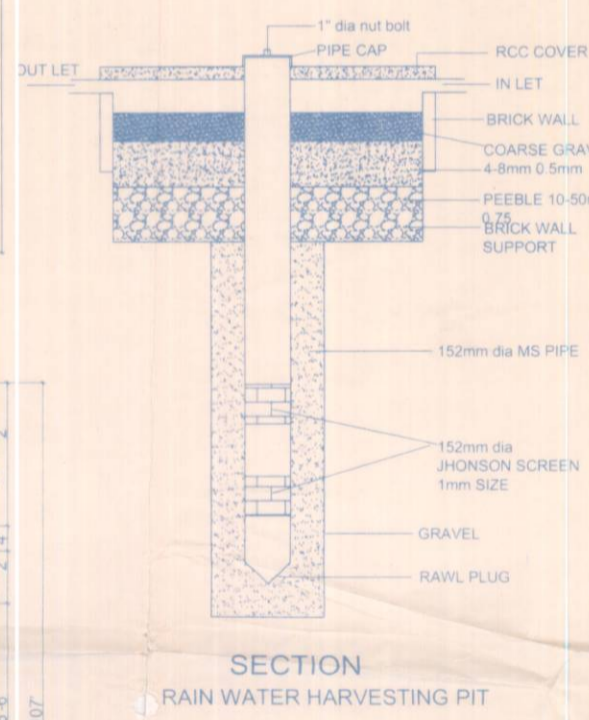
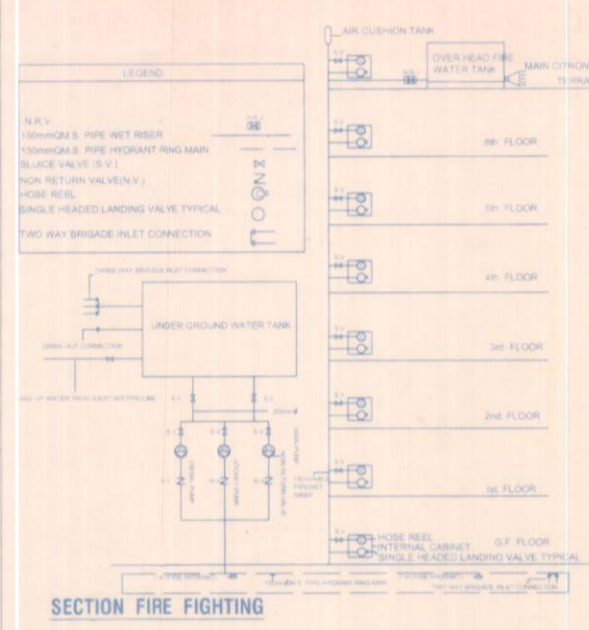
  

CAT-D(EWS)	02	02	02	02	02	02	02	14
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**BLOCK - A**  
 TOTAL BLOCKS - 02  
 CONFIGURATION = G+6  
 TOTAL NO. OF FLATS = 56 NO.  
**AREA STATEMENT:-**  
 = (71'-6" X 107'-0") + (2'-0" X 2'-0" X 4") + (4'-6" X 2'-0" X 4")  
 = (7-4) X (11-7) X (4) + (17-1) X (36-6) + (17-1) X (11-7)  
 X (2) + (12-4) X (14-3)  
 = 7850.50 + 16 + 36  
 = (118.00 + 389.44 + 625.06 + 381.03 + 176.34)  
 = 7702.50 - 1689.87  
 = **6012.63 SQ.FT.**  
**MUMMITY AREA**  
 = 18'-7" X 14'-3" = 265.41 SQ.FT.  
**AREA OF 02 BLOCK ON G.F.**  
 6012.63 + 265.41  
 = **12025.26 SQ.FT.** (A-I)  
**TOTAL AREA OF ONE BLOCK "A"**  
 = G.F. + F.F. + S.F. + T.F. + F.F. + F.F. + MUMMITY  
 = 6012.63 + 6012.63 + 6012.63 + 6012.63 + 6012.63 + 6012.63  
 + 6012.63 + 6012.63 + 265.41  
 = **42358.82 SQ.FT.**  
**TOTAL AREA OF 02 BLOCKS**  
 42358.82 X 02 = **84707.64 SQ.FT.** (A-II)

**BLOCK - B**  
 TOTAL BLOCKS - 06  
 CONFIGURATION = G+6  
 TOTAL NO. OF FLATS = 84 NO.  
**AREA STATEMENT:-**  
 COVERED AREA ONE CLUSTER  
 = 79'-3" X 49' - ( 2X(17'-3" X 3'-9") + 2X(5'-10" X 1'-6") + 5' X 17'-9"  
 + 2X(4'-3" X 11'-3") + 2X(12'-4" X 3'-9") + 35'-6" X 9'-10" + 2X(2' X 6")  
 = 3883.25 - (129.375 + 17.625 + 88.75 + 95.625 + 74.25 - 350.56 + 24  
 = 3103.065 Sq.Ft.  
**AREA OF 06 BLOCK ON G.F.**  
 = 3103.065 X 6  
 = **18618.39 SQ.FT.** (B-I)  
**MUMMITY AREA**  
 = 9'-3" X 11'-3" = 104.062 SQ.FT.  
**TOTAL AREA OF ONE BLOCK "B"**  
 = G.F. + F.F. + S.F. + T.F. + F.F. + F.F. + MUMMITY  
 = 3103.065 + 3103.065 + 3103.065 + 3103.065 + 3103.065 + 3103.065  
 + 3103.065 + 3103.065 + 104.062  
 = **21825.517 SQ.FT.**  
**TOTAL AREA OF 06 BLOCKS**  
 = 21825.517 X 6  
 = **130953.102 SQ.FT.** (B-II)

**BLOCK - D (EWS)**  
 TOTAL BLOCKS - 01  
 CONFIGURATION = G+6  
 TOTAL NO. OF FLATS = 14 NO.  
**AREA STATEMENT:-**  
 = 43'-3" X 14'-10" + 30'-3" X 10" + 4"  
 = 643.343 - 26.468  
 = **616.875 SQ.FT.** (D-I)  
**MUMMITY AREA**  
 = 8'-3" X 14'-0"  
 = 115.5 Sq.Ft.  
**TOTAL AREA OF ONE BLOCK "D"**  
 = G.F. + F.F. + S.F. + T.F. + F.F. + F.F. + MUMMITY  
 = 616.875 + 616.875 + 616.875 + 616.875 + 616.875 + 616.875  
 + 616.875 + 616.875 + 616.875 + 115.5  
 = **4433.625 SQ.FT.** (D-II)



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*Dheeraj*  
 Competent Authority-cum-Senior Town Planner  
 S.A.S. Nagar

**TITLE**  
 SITE LAYOUT PLAN

**SCALE**  
 NORTH

**DLT BY** bharti **DWG NO** c) R-2

**CHKD BY** DATE 07-02-06

**ARCHITECT'S SIGNATURE** *[Signature]* **OWNER'S SIGNATURE** *[Signature]*

**PROJ. NO.** ARCHIT CC/HP/MH/2K5/213

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