

PROMOTERS: MIS GILLO DEVELOPERS & BUILDERS PVT. LTD. HOUSE NO-2169 SECTOR 61, S.A.S. NAGAR, MOHALI

- NOTES:**
- 1) THE ARCHITECTURAL CONTROL HAS BEEN PREPARED ON THE BASIS OF THE LATEST REVISIONS OF THE ARCHITECTURAL CONTROL RULES 2021.
  - 2) THIS DRAWING IS PREPARED UNDER RULE 4(A) OF PUPD BUILDING RULES 2021.
  - 3) THE REQUIREMENT OF THESE CLAUSES SHALL HAVE TO BE FULFILLED BY THE ARCHITECT AND THE CONTRACTOR AT ALL STAGES OF THE DESIGN AND CONSTRUCTION OF THE BUILDING.
  - 4) THIS DESIGN OF THE S.C.O. SHOPROOFS IS THE PROPERTY OF PROMOTER. THE CHANGE OF DESIGN IN FULL OR IN PART IS SUBJECT TO THE WRITTEN APPROVAL OF ARCHITECTURAL CONTROL.
  - 5) NO VARIATION IS ALLOWED IN THE FRONT & REAR FACADE.
  - 6) WINDOW IS PERMITTED ON THE SIDE WALL OF CORNER PLOT.
  - 7) THE BUILDING WILL BE CONSTRUCTED CONTINUOUSLY AND THE BASEMENT IS COMPULSORY. BASEMENT WITHIN THE BUILDING DRAWING IS COMPULSORY WHICH CAN ONLY BE USED FOR STORAGE.
  - 8) THE FRONT CORRIDOR IS FOR PUBLIC PASSAGE AND ITS WIDTH AND CONSTRUCTION TO BE AS PER ARCHITECTURAL CONTROL.
  - 9) THE DISPLAY OF ADVERTISEMENT IS STRICTLY PROHIBITED. THE PRESCRIBED PLACE / LOCATION AND PROHIBITED AT ANY PLACE.
  - 10) THE BUILDING HEIGHT SHALL BE AS PER ARCHITECTURAL CONTROL.
  - 11) PROVISION OF FIRE FIGHTING & SAFETY SHALL BE MADE AS PER RULES AND IS MANDATORY TO BE TAKEN AS PER PUPD 2021 OR MAY BE TAKEN FROM THE S.E PUBLIC COMPETENT AUTHORITY.
  - 12) THE ONLY REGISTERED ARCHITECT WILL BE ELIGIBLE TO SUBMIT BUILDING PLANS. SUPERVISION OF THE BUILDING AND ISSUE OF COMPLETION CERTIFICATE.
  - 13) THE OWNER/REGISTERED ARCHITECT SHALL BE RESPONSIBLE FOR THE ACTUAL CONSTRUCTION OF THE BUILDING.
  - 14) TOILET MAY BE PROVIDED ON ANY FLOOR EXCEPT BASEMENT.
  - 15) ALL SANITARY AND RAINWATER PIPES SHALL BE EMBEDDED IN THE WALL.
  - 16) PLACING OF ANY PIPE ON THE ELEVATION ON THE COMMON ELECTRIC AND TELEPHONE CONNECTION FROM THE MAIN LINE SHALL BE PROVIDED BY UNDERGROUND WIRING.
  - 17) EXCEPT WATER STORAGE TANK AND PH DUCT NO STRUCTURE SUCH AS AIR CONDITIONERS, MACHINE ROOM FOR LIFTS ETC SHALL BE PROVIDED ON THE FACADE.
  - 18) POSITION OF STAIRCASE AND TOILET/SHRIMP IS VARIABLE SUBJECT TO THE CONDITION OF NO CHANGE IN FACADE.
  - 19) BASEMENT PERMITTED TO THE EXTENT OF COVERED AREA AT GROUND FLOOR EXCEPT THE AREA UNDER THE PUBLIC TERRACE SHALL ONLY BE USED FOR SERVICES, UNAUTHORISED USE OF TERRACES IS STRICTLY PROHIBITED.

- BASEMENT**
- 1) BASEMENT PERMITTED FOR STORAGE PURPOSE ONLY IN CASE OF SINGLE LINEAR LINE OF S.C.O. SHOPROOFS THE WALL THICKNESS SHALL BE MINIMUM 8" THICK WALL.
  - 2) AREA OF THE BASEMENT NOT TO BE COUNTED TOWARDS F.A.R.
- JOINERY SCHEDULE**
- | S.NO | DOOR & WINDOWS | SIZE               | SILL LVL | LINTEL LVL |
|------|----------------|--------------------|----------|------------|
| 1    | D              | 4'-5" X 9'-0"      | -        | 9'-0"      |
| 2    | D1             | 3'-3" X 9'-0"      | -        | 9'-0"      |
| 3    | D2             | 2'-6" X 9'-0"      | -        | 9'-0"      |
| 4    | D3             | 3'-3" X 6'-9"      | -        | 6'-9"      |
| 5    | W              | 6'-4" X 7'-0"      | 2'-0"    | 9'-0"      |
| 6    | W1             | 7'-0" X 7'-0"      | 2'-0"    | 9'-0"      |
| 7    | W2             | 13'-1 1/2" X 6'-6" | 2'-6"    | 9'-0"      |
| 8    | W3             | 7'-0" X 6'-6"      | 2'-6"    | 9'-0"      |
| 9    | W4             | 14'-3" X 6'-6"     | 2'-6"    | 9'-0"      |
| 10   | W5             | 3'-6" X 6'-6"      | 2'-6"    | 9'-0"      |
| 11   | W6             | 4'-0" X 6'-6"      | 2'-6"    | 9'-0"      |
| 12   | W7             | 4'-0" X 6'-6"      | 2'-6"    | 9'-0"      |
| 13   | V              | 6'-4" X 1'-6"      | 3"       | 9'-0"      |
| 14   | V1             | 7'-0" X 1'-6"      | 3"       | 9'-0"      |
| 15   | V2             | 2'-9" X 2'-0"      | 7'-0"    | 9'-0"      |
| 16   | V3             | 4'-6" X 1'-9"      | 6'-0"    | 7'-9"      |

APPROVED: [Signature] 18/11/2022

CHIEF ADMINISTRATOR (GMADA)

ADDITIONAL CHIEF ADMINISTRATOR (GMADA)

DTP (GMADA)

ARCHITECTURAL CONTROL OF SCO'S 40-68 (16'-6" X 70'-0")

PLAN, ELEVATION, SECTION & DETAILS

DATE: 18-NOVEMBER-2022

SHEET NO. 1

**AREA STATEMENT 40-68**  
 PLOT SIZE = 16'-6" X 70'-0" = 1155 sq. ft.  
 F.A.R. = 1.3  
 Permissible Ground Coverage = 888.25 sq. ft. (75%)  
 F.A.R. AREA DETAIL:  
 A. Covered area on ground floor = 16'-6" X 52'-4" = 868.25 sq. ft.  
 B. Covered area on First floor = 16'-6" X 52'-4" = 868.25 sq. ft.  
 C. Covered area on Second floor = 16'-6" X 52'-4" = 868.25 sq. ft.  
 D. Covered area on Third floor = 16'-6" X 52'-4" = 868.25 sq. ft.  
 Total Covered Area = 868.25 + 868.25 + 868.25 + 868.25 = 3463.00 sq. ft.  
 Achieved F.A.R. = 1.3

**NON F.A.R. AREA DETAIL:**  
 Covered area on basement = 16'-6" X 44'-3" = 730.75 sq. ft.  
 Covered area of Mummy = 7'-1" X 15'-0" = 105 sq. ft.  
 = 110.00 sq. ft.

**TOTAL COVERED AREA:**  
 F.A.R. AREA = 3463.00 sq. ft.  
 NON F.A.R. AREA = 110.00 sq. ft.  
 = 4305.562 sq. ft.

