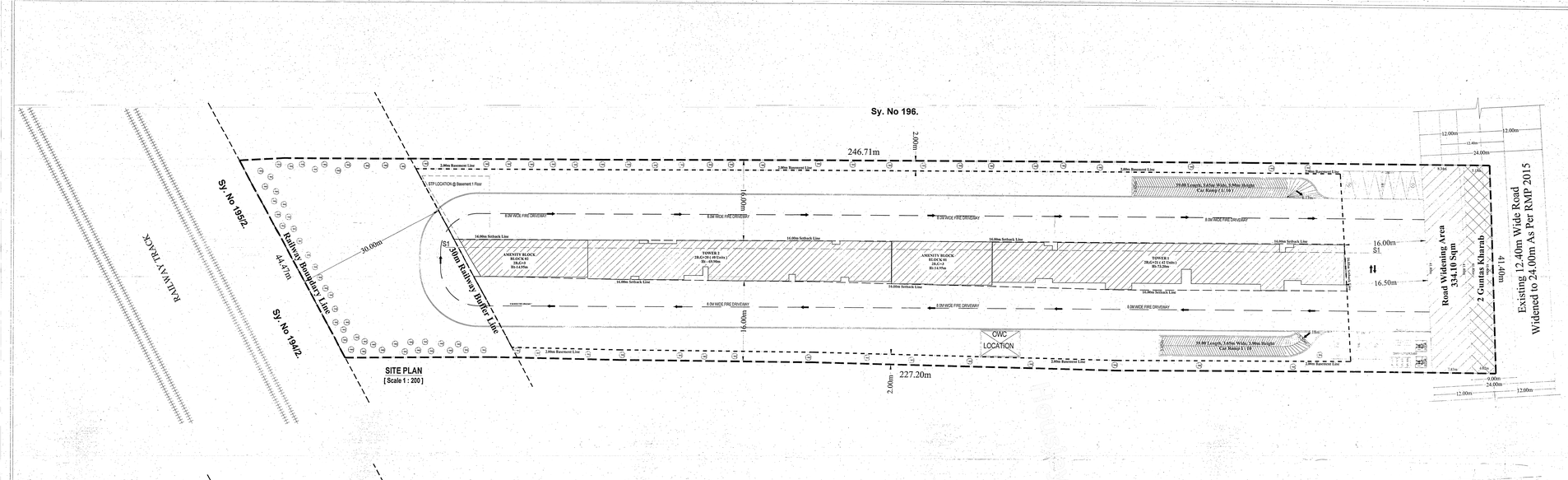
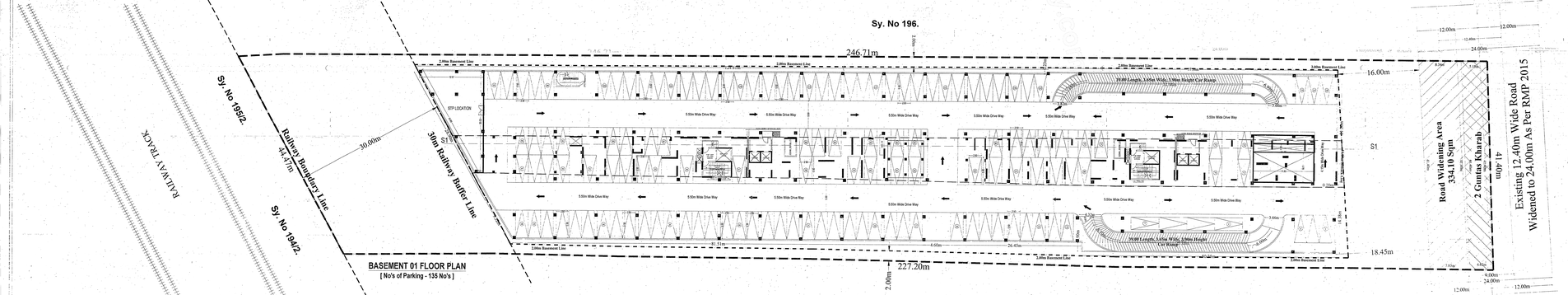
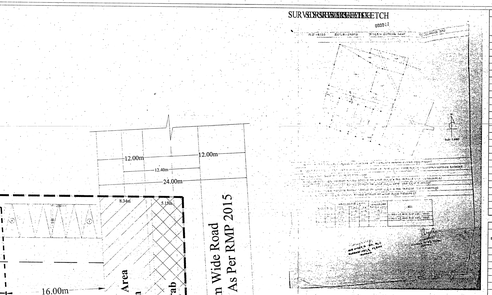


SITE PLAN
[Scale 1 : 200]



BASEMENT 01 FLOOR PLAN
[No's of Parking - 135 No's]

SURVEY SKETCH



Area Statement Tower 1

Sl No	Floor	Buffup Area Statement Gross Area (A)	Deduction (Stair/Lift) (B)	Buffup Area C=(A-B)	Non FAR Area Stairs (D)	Lift (E)	Parking (F)	Garage Area (G)	Total Deduction H=(D+E+F+G)	FAR Area (C-H)	Tenement
1	Basement 1	2025.00	0	1025.0	39.00	30.24	955.01	0.00	1024.25	0	0
2	Basement 2	4476.25	0	4476.25	27.00	30.24	4419.01	0.00	4476.25	0	0
3	Ground	349.00	15.45	333.55	25.00	15.12	0.00	0.00	40.12	293.43	2
4	1st Floor	364.00	15.45	348.55	25.00	15.12	0.00	0.00	40.12	308.43	2
5	2nd Floor	372.24	15.45	356.79	25.00	15.12	0.00	0.00	40.12	316.67	2
6	3rd Floor	364.00	15.45	348.55	25.00	15.12	0.00	0.00	40.12	308.43	2
7	4th Floor	372.24	15.45	356.79	25.00	15.12	0.00	0.00	40.12	316.67	2
8	5th Floor	364.00	15.45	348.55	25.00	15.12	0.00	0.00	40.12	308.43	2
9	6th Floor	372.24	15.45	356.79	25.00	15.12	0.00	0.00	40.12	316.67	2
10	7th Floor	364.00	15.45	348.55	25.00	15.12	0.00	0.00	40.12	308.43	2
11	8th Floor	372.24	15.45	356.79	25.00	15.12	0.00	0.00	40.12	316.67	2
12	9th Floor	364.00	15.45	348.55	25.00	15.12	0.00	0.00	40.12	308.43	2
13	10th Floor	372.24	15.45	356.79	25.00	15.12	0.00	0.00	40.12	316.67	2
14	11th Floor	364.00	15.45	348.55	25.00	15.12	0.00	0.00	40.12	308.43	2
15	12th Floor	372.24	15.45	356.79	25.00	15.12	0.00	0.00	40.12	316.67	2
16	13th Floor	364.00	15.45	348.55	25.00	15.12	0.00	0.00	40.12	308.43	2
17	14th Floor	372.24	15.45	356.79	25.00	15.12	0.00	0.00	40.12	316.67	2
18	15th Floor	364.00	15.45	348.55	25.00	15.12	0.00	0.00	40.12	308.43	2
19	16th Floor	372.24	15.45	356.79	25.00	15.12	0.00	0.00	40.12	316.67	2
20	17th Floor	364.00	15.45	348.55	25.00	15.12	0.00	0.00	40.12	308.43	2
21	18th Floor (Refuge)	364.00	15.45	348.55	25.00	15.12	0.00	31.50	71.62	276.93	2
22	19th Floor	372.24	15.45	356.79	25.00	15.12	0.00	0.00	40.12	316.67	2
23	20th Floor	364.00	15.45	348.55	30.00	15.00	0.00	0.00	45.00	303.5	2
24	21st Floor	372.24	15.45	356.79	30.00	15.00	0.00	0.00	45.00	311.79	2
25	Terrace	37.12	0.00	37.12	37.12	0.00	0.00	0.00	37.12	0	0
	Total	9696.00	231.75	9464.25	518.12	270.00	4419.01	31.50	5238.63	7225.7	47.00

Area Statement Tower 2

Sl No	Floor	Buffup Area Statement Gross Area (A)	Deduction (Stair/Lift) (B)	Buffup Area C=(A-B)	Non FAR Area Stairs (D)	Lift (E)	Parking (F)	Garage Area (G)	Total Deduction H=(D+E+F+G)	FAR Area (C-H)	Tenement
1	Ground	455.00	14.7	412.30	25.00	15.12	0.00	0.00	39.12	433.17	2
2	1st Floor	465.75	15.15	450.60	25.00	15.12	0.00	0.00	39.12	426.52	2
3	2nd Floor	465.75	15.15	474.47	25.00	15.12	0.00	0.00	39.12	435.35	2
4	3rd Floor	465.75	15.15	457.74	25.00	15.12	0.00	0.00	39.12	418.62	2
5	4th Floor	465.75	15.15	474.47	25.00	15.12	0.00	0.00	39.12	435.35	2
6	5th Floor	465.75	15.15	457.74	25.00	15.12	0.00	0.00	39.12	418.62	2
7	6th Floor	465.75	15.15	474.47	25.00	15.12	0.00	0.00	39.12	435.35	2
8	7th Floor	465.75	15.15	457.74	25.00	15.12	0.00	0.00	39.12	418.62	2
9	8th Floor	465.75	15.15	474.47	25.00	15.12	0.00	0.00	39.12	435.35	2
10	9th Floor	465.75	15.15	457.74	25.00	15.12	0.00	0.00	39.12	418.62	2
11	10th Floor	465.75	15.15	474.47	25.00	15.12	0.00	0.00	39.12	435.35	2
12	11th Floor	465.75	15.15	457.74	25.00	15.12	0.00	0.00	39.12	418.62	2
13	12th Floor	465.75	15.15	474.47	25.00	15.12	0.00	0.00	39.12	435.35	2
14	13th Floor	465.75	15.15	457.74	25.00	15.12	0.00	0.00	39.12	418.62	2
15	14th Floor	465.75	15.15	474.47	25.00	15.12	0.00	0.00	39.12	435.35	2
16	15th Floor	465.75	15.15	457.74	25.00	15.12	0.00	0.00	39.12	418.62	2
17	16th Floor	465.75	15.15	474.47	25.00	15.12	0.00	0.00	39.12	435.35	2
18	17th Floor	465.75	15.15	457.74	25.00	15.12	0.00	0.00	39.12	418.62	2
19	18th Floor (Refuge)	465.75	15.15	457.74	25.00	15.12	0.00	31.50	71.62	386.12	2
20	19th Floor	465.75	15.15	474.47	25.00	15.12	0.00	0.00	39.12	435.35	2
21	20th Floor	465.75	15.15	418.25	25.00	15.12	0.00	0.00	39.12	379.14	2
22	Terrace	37.12	0.00	37.12	37.12	0.00	0.00	0.00	37.12	0	0
	Total	9780.00	316.37	9479.63	518.12	315.00	0.00	31.50	894.62	8585.01	40.00

Area Statement Amenity Block 01

Sl No	Floor	Buffup Area Statement Gross Area (A)	Deduction (Stair/Lift) (B)	Buffup Area C=(A-B)	Non FAR Area Stairs (D)	Lift (E)	Parking (F)	Total Deduction G=(D+E+F)	FAR Area (C-G)
1	Ground	170.07	2.00	167.10	10.00	3.70	0.00	17.70	149.33
2	1st Floor	170.07	2.00	167.10	10.00	3.70	0.00	17.70	149.33
3	2nd Floor	170.07	1.51.07	22.10	10.00	3.70	0.00	17.70	20.40
4	3rd Floor	52.50	2.00	50.71	10.00	3.70	0.00	17.70	33.10
	Total	562.80	140.21	422.49	30.44	14.80	0.00	70.24	352.25

Area Statement Amenity Block 02

Sl No	Floor	Buffup Area Statement Gross Area (A)	Deduction (Stair/Lift) (B)	Buffup Area C=(A-B)	Non FAR Area Stairs (D)	Lift (E)	Parking (F)	Total Deduction G=(D+E+F)	FAR Area (C-G)
1	Ground	171.07	4.07	167.10	10.00	3.70	0.00	18.60	148.50
2	1st Floor	203.08	4.07	219.01	10.00	3.70	0.00	18.60	200.41
3	2nd Floor	170.07	70.32	21.82	10.00	3.70	0.00	18.60	43.22
4	3rd Floor	170.07	4.07	166.00	10.00	3.70	0.00	18.60	148.00
5	Terrace	34.10	0.00	34.20	30.12	4.60	0.00	34.60	0.00
	Total	708.67	82.58	608.11	80.12	17.60	0.00	108.20	539.91

Commercial Area Statement Tower 1,2 & Amenity Block 01 & 02

Sl No	Floor	Buffup Area Statement Gross Area (A)	Deduction (Stair/Lift) (B)	Buffup Area C=(A-B)	Non FAR Area Stairs (D)	Lift (E)	Parking (F)	Garage Area (G)	Total Deduction H=(D+E+F+G)	FAR Area (C-H)	Tenement
1	Basement 1	2025.00	0	1025.0	39.00	30.24	955.01	0.00	1024.25	0	0
2	Basement 2	4476.25	0	4476.25	27.00	30.24	4419.01	0	4476.25	0	0
3	Ground	1024.00	29.90	1011.45	76.00	37.24	0.00	0.00	113.24	1000.21	4
4	1st Floor	1040.00	30.45	1002.2	76.00	37.24	0.00	0.00	113.24	1001.2	4
5	2nd Floor	1087.24	30.90	1103.81	76.00	37.24	0.00	0.00	113.24	1030.57	4
6	3rd Floor	1076.77	30.45	1030.31	76.00	37.24	0.00	0.00	113.24	1017.31	4
7	4th Floor	1087.24	30.90	1103.81	76.00	37.24	0.00	0.00	113.24	1030.57	4
8	5th Floor	1047.01	30.9	1017	76.00	37.24	0.00	0.00	113.24	1017.31	4
9	6th Floor	1087.24	30.90	1103.81	76.00	37.24	0.00	0.00	113.24	1030.57	4
10	7th Floor	1047.01	30.9	1017	76.00	37.24	0.00	0.00	113.24	1017.31	4
11	8th Floor	1087.24	30.90	1103.81	76.00	37.24	0.00	0.00	113.24	1030.57	4
12	9th Floor	1047.01	30.9	1017	76.00	37.24	0.00	0.00	113.24	1017.31	4
13	10th Floor	1087.24	30.90	1103.81	76.00	37.24	0.00	0.00	113.24	1030.57	4
14	11th Floor	1047.01	30.9	1017	76.00	37.24	0.00	0.00	113.24	1017.31	4
15	12th Floor	1087.24	30.90	1103.81	76.00	37.24	0.00	0.00	113.24	1030.57	4
16	13th Floor	1047.01	30.9	1017	76.00	37.24	0.00	0.00	113.24	1017.31	4
17	14th Floor	1087.24	30.90	1103.81	76.00	37.24	0.00	0.00	113.24	1030.57	4
18	15th Floor	1047.01	30.9	1017	76.00	37.24	0.00	0.00	113.24	1017.31	4
19	16th Floor	1087.24	30.90	1103.81	76.00	37.24	0.00	0.00	113.24	1030.57	4
20	17th Floor	1047.01	30.9	1017	76.00	37.24	0.00	0.00	113.24	1017.31	4
21	18th Floor (Refuge)	1047.01	30.9	1017	76.00	37.24	0.00	31.50	145.12	871.74	4
22	19th Floor	1087.24	30.90	1103.81	76.00	37.24	0.00	0.00	113.24	1030.57	4
23	20th Floor	1047.01	30.9	1017	80.00	35.00	0.00	0.00	115.00	902.0	4
24	21st Floor	1087.24	30.90	1103.81	80.00	35.00	0.00	0.00	115.00	988.81	4
25	Terrace	74.24	0.00	74.24	74.24	0.00	0.00	0.00	74.24	0	0
	Total	34482.50	663.34	33819.16	1453.68	731.48	4419.01	63.00	6670.68	27148.47	83.00

TREE PLANTING CALCULATION

NO'S OF TREES REQUIRED	1 Tree For 240Sq.m of FAR Area (21130.87/240 = 88 No's
NO'S OF TREES PROVIDED	89

SCALE: 1:200

N

LEGEND
- Site Boundary
- Basement Line
- Setback Line
- Road Widening Area

Area Statement		
Site Area as per Document (A)	9611.15	Sq.m
Site Area as per Site (B)	9697.18	Sq.m
Kharab Area (C)	202.34	Sq.m
Road Widening Area (D)	334.10	Sq.m
Site Area Considered for Coverage (B - C - D)	9061.48	Sq.m
Site Area Considered for FAR (B - C)	9394.84	Sq.m
Coverage Allowed	50.00%	
Achivable Coverage Area	4532.76	Sq.m
Coverage	1345.98	14.85%
Setback Overall 16.00m		
FAR Allowed (12 to 18m Wide Road)	2.25	
Achivable FAR Area	21140.06	Sq.m
FAR	21130.87	2.249
Building Height Above 50.00m		

CAR PARKING DETAILS
ABOVE 50 TO 225 SQ.M.
78 x 1 = 78 No's
ABOVE 225 SQ.M
4 x 2 = 8 No's
Total = 86 No's
10% VISITORS CAR = 9 No's
86+9 = 95 No's For Residential
Amenities Area (912.16/50) = 19 No's
TOTAL CARS REQUIRED = 114 No's

TOTAL CARS PROVIDED
BASEMENT - 01 FLOOR = 135 No's
BASEMENT - 02 FLOOR = 96 No's
GROUND FLOOR (SURFACE) = 10 No's
TOTAL CARS PROVIDED = 241 No's

Owner's Signature

Sign & Cpa Holder)
M/S MIVA CONSTRUCTIONS LLP
Represented by Its Designated Partner
Mr.DXIBIORE REDDY

Architect Signature

THAMMAIAH G R
BCC/BL/3.4/E-4165/2016-17

Checked By:	Checked Date:	Drawn By:	Drawn Date:
Raj	27.06.23	Maheshwari	25.06.23

Project Reference:	Drawing No:	Revision:
SONI	MC_28_06_23	R1

PLAN SHOWING THE PROPOSED RESIDENTIAL APARTMENT AT SY NO. 194/3 & 195/3 KODATHI VILLAGE, VARTHURU HOBLI, BENGALURU EAST TALUK.

TITLE:

SITE PLAN & BASEMENT 01 FLOOR

SHEET No : 01 OUT OF 06