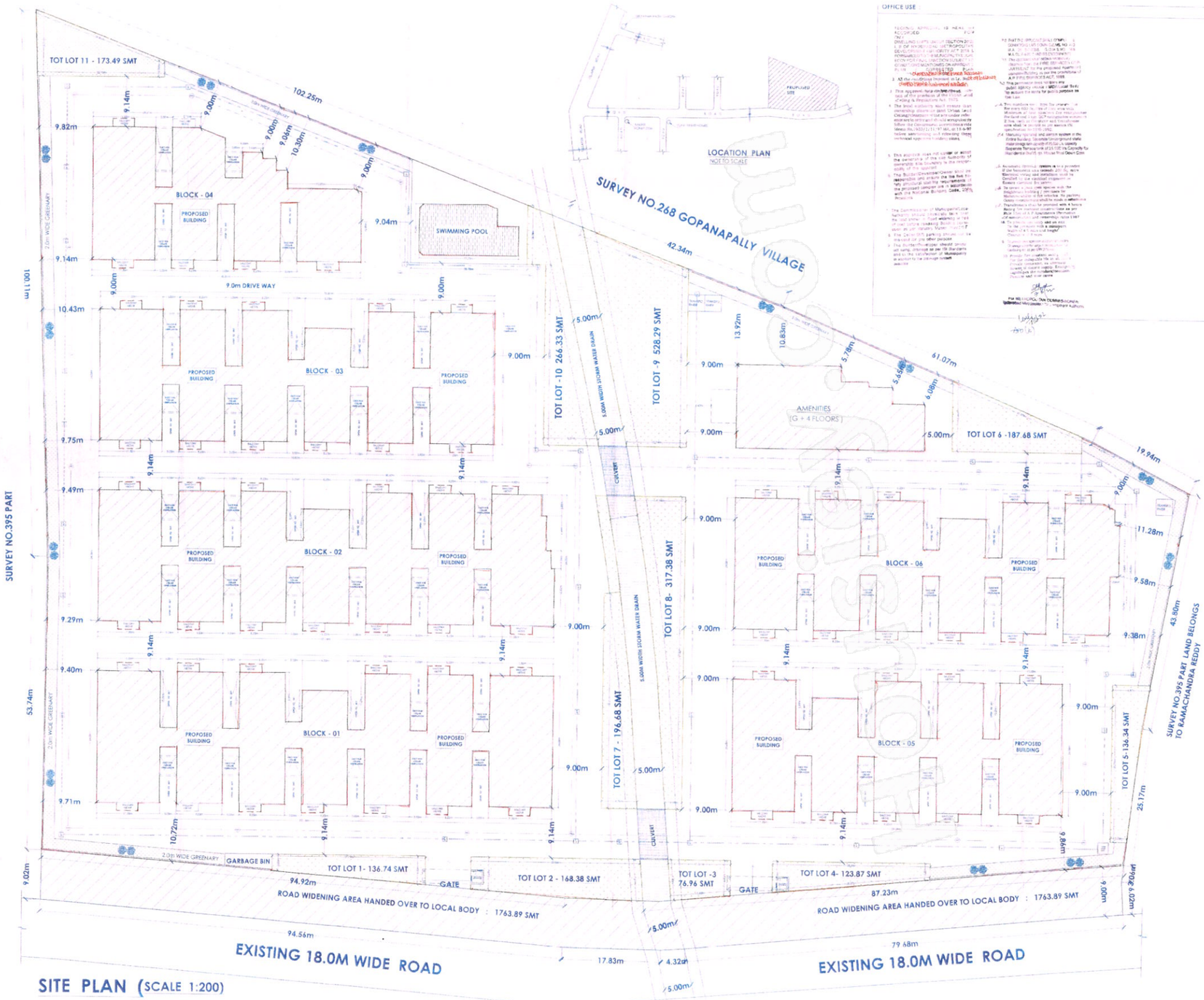


SITE PLAN (SCALE 1:200)

OFFICE USE :

SHEET NO: 1 SITE PLAN

TOTAL NO. OF SHEETS : 20

TOTAL NO.OF FLATS :(117+117+99+54+81+99)= 567

TOTAL NO. OF CARS : S-254 + C-432 : 686

TITLE

PLAN SHOWING THE PROPOSED MULTISTORIED RESIDENTIAL APARTMENTS,IN SURVEY NO'S. 395/AA1,395/AA1/2, 395/AA1/3, 395/A2, 395/AA2,395/A3, & 395/AA3. SITUATED AT TELLAPUR VILLAGE, RAMACHANDRAPURAM MANDAL, SANGA REDDY DISTRICT.

BELONGING TO :

M/S. ABODE CONSTRUCTIONS,
REPRESENTED BY ITS MANAGING PARTNER,

SRI. B. NAGARAJU ,
S/O.SRI.B.VENKATESWARLU.

SPECIFICATIONS

| | |
|---|---|
| FOUNDATION | R.C.C. & C.R.S |
| BASEMENT | C.R.S IN C.M. |
| SUPERSTRUCTURE | BRICK IN C.M. |
| COLT BEAMS ROOF | R.C.C. - D.P.C |
| PLASTERING | C.M. IN 1:3 |
| FLOORING | VITRIFIED TILES |
| DOORS & WINDOWS | M.S W FRAMES & SHUTTERS |

SCHEDULE OF OPENINGS

| | | |
|---|---|---|
| DOORS | MD | 1.0m X 2.10m |
| | D1 | 0.90m X 2.10m |
| | D2 | 0.75m X 2.10m |
| WINDOWS | W | 1.50m X 1.21m |
| | W1 | 1.20m X 1.21m |
| | W.W | 2.1m X 0.76m |
| VENTILATORS | V | 0.76MX0.45M |

REFERENCE:

| | |
|---|---|
| PROPOSED | |
| EXISTING | |
| DISMANTLED | |
| MORTGAGE | |

NORTH

SCALE : 1:200

ARCHITECT'S SIGNATURE

KIRAN KUMAR MUPPANA
Reg. No: CA/2016/76080

BUILDER'S SIGNATURE

For ABODE CONSTRUCTIONS
Managing Partner

ENGINEER'S SIGNATURE

N. VAMSHI KRISHNA
M.Tech (IIT-K)
STRUCTURAL ENGINEER
Lic.No. 150086,Exp.17-11-2026

OWNER'S SIGNATURE

For ABODE CONSTRUCTIONS
Managing Partner

AREA DETAILS

PLOT AREA AS PER DOCUMENT : 25,393.81 SMT / 30.371.0 SYDS / A6.11GUNTAS

ROAD WIDENING AREA HANDED OVER TO LOCAL BODY : 1763.89 SMT / 17.43 GUNTAS

NET PLOT AREA : 23.001.35 SMT / 27,509.61 SYDS / 5 AC 27.0 GUN 42.61 SYDS

5.00M WIDTH STORM WATER DRAIN AREA : 628.57 SMT

2.0M BUFFER AREA : 502.39 SMT

TOT-LOT

TOT- LOT REQUIRED 10% : 2,300.13 SMT

TOT-LOT PROVIDED 10.39% : 2390.48 SMT

## AREA DETAILS

### BLOCK- 01

ALL BLOCKS HEIGHT OF THE BUILDING

PERMISSIBLE HEIGHT : 27.00 MTS

PROPOSED HEIGHT : 26.91 MTS

UNITS

EACH FLOOR UNITS : 13
TOTAL UNITS : 117 NO'S

NO.OF FLOORS : CELLAR+ STILT +9 FLOORS

STILT FLOOR PARKING AREA : 1977.95 SMT

TYPICAL AREAS

| | |
|---|---|
| FIRST FLOOR AREA | : 1579.41 SMT |
| SECOND FLOOR AREA | : 1657.97 SMT |
| THIRD FLOOR AREA | : 1657.97 SMT |
| FOURTH FLOOR AREA | : 1657.97 SMT |
| FIFTH FLOOR AREA | : 1657.97 SMT |
| SIXTH FLOOR AREA | : 1657.97 SMT |
| SEVENTH FLOOR AREA | : 1657.97 SMT |
| EIGHTH FLOOR AREA | : 1657.97 SMT |
| NINETH FLOOR AREA | : 1657.97 SMT |
| TOTAL BUILTUP AREA | : 14,843.17 SMT |

MORTGAGE AREA REQUIRED 10 % ON TOTAL BUILT UP AREA : 1,484.31 SMT

MORTGAGE AREA PROVIDED FIRST FLOOR : 1290.28 SMT

MORTGAGE AREA PROVIDED SECOND FLOOR : 1293.53 SMT

### BLOCK- 02

UNITS

EACH FLOOR UNITS : 13
TOTAL UNITS : 117 NO'S

NO.OF FLOORS : CELLAR+ STILT +9 FLOORS

STILT FLOOR PARKING AREA : 1956.92 SMT

TYPICAL AREAS

| | |
|---|---|
| FIRST FLOOR AREA | : 1558.38 SMT |
| SECOND FLOOR AREA | : 1638.17 SMT |
| THIRD FLOOR AREA | : 1638.17 SMT |
| FOURTH FLOOR AREA | : 1638.17 SMT |
| FIFTH FLOOR AREA | : 1638.17 SMT |
| SIXTH FLOOR AREA | : 1638.17 SMT |
| SEVENTH FLOOR AREA | : 1638.17 SMT |
| EIGHTH FLOOR AREA | : 1638.17 SMT |
| NINETH FLOOR AREA | : 1638.17 SMT |
| TOTAL BUILTUP AREA | : 14,663.74 SMT |

MORTGAGE AREA REQUIRED 10 % ON TOTAL BUILT UP AREA : 1,466.37 SMT

MORTGAGE AREA PROVIDED FIRST FLOOR : 1271.07 SMT

MORTGAGE AREA PROVIDED SECOND FLOOR : 232.63 SMT

### BLOCK- 03

UNITS

EACH FLOOR UNITS : 11
TOTAL UNITS : 99 NO'S

NO.OF FLOORS : CELLAR+ STILT +9 FLOORS

STILT FLOOR PARKING AREA : 1706.40 SMT

TYPICAL AREAS

| | |
|---|---|
| FIRST FLOOR AREA | : 1370.56 SMT |
| SECOND FLOOR AREA | : 1436.93 SMT |
| THIRD FLOOR AREA | : 1436.93 SMT |
| FOURTH FLOOR AREA | : 1436.93 SMT |
| FIFTH FLOOR AREA | : 1436.93 SMT |
| SIXTH FLOOR AREA | : 1436.93 SMT |
| SEVENTH FLOOR AREA | : 1436.93 SMT |
| EIGHTH FLOOR AREA | : 1436.93 SMT |
| NINETH FLOOR AREA | : 1436.93 SMT |
| TOTAL BUILTUP AREA | : 12,866.00 SMT |

MORTGAGE AREA REQUIRED 10 % ON TOTAL BUILT UP AREA : 1,286.60 SMT

MORTGAGE AREA PROVIDED FIRST FLOOR : 1019.38 SMT

MORTGAGE AREA PROVIDED SECOND FLOOR : 250.63 SMT

### BLOCK- 04

UNITS

EACH FLOOR UNITS : 6
TOTAL UNITS : 54 NO'S

NO.OF FLOORS : CELLAR+ STILT +9 FLOORS

STILT FLOOR PARKING AREA : 963.13 SMT

TYPICAL AREAS

| | |
|---|---|
| FIRST FLOOR AREA | : 820.17 SMT |
| SECOND FLOOR AREA | : 856.37 SMT |
| THIRD FLOOR AREA | : 856.37 SMT |
| FOURTH FLOOR AREA | : 856.37 SMT |
| FIFTH FLOOR AREA | : 856.37 SMT |
| SIXTH FLOOR AREA | : 856.37 SMT |
| SEVENTH FLOOR AREA | : 856.37 SMT |
| EIGHTH FLOOR AREA | : 856.37 SMT |
| NINETH FLOOR AREA | : 856.37 SMT |
| TOTAL BUILTUP AREA | : 7,671.13 SMT |

MORTGAGE AREA REQUIRED 10 % ON TOTAL BUILT UP AREA : 767.11 SMT

MORTGAGE AREA PROVIDED FIRST FLOOR : 647.82 SMT

MORTGAGE AREA PROVIDED SECOND FLOOR : 226.90 SMT

### BLOCK- 05

UNITS

EACH FLOOR UNITS : 9
TOTAL UNITS : 81 NO'S

NO.OF FLOORS : CELLAR+ STILT +9 FLOORS

STILT FLOOR PARKING AREA : 1434.84 SMT

TYPICAL AREAS

| | |
|---|---|
| FIRST FLOOR AREA | : 1161.72 SMT |
| SECOND FLOOR AREA | : 1215.89 SMT |
| THIRD FLOOR AREA | : 1215.89 SMT |
| FOURTH FLOOR AREA | : 1215.89 SMT |
| FIFTH FLOOR AREA | : 1215.89 SMT |
| SIXTH FLOOR AREA | : 1215.89 SMT |
| SEVENTH FLOOR AREA | : 1215.89 SMT |
| EIGHTH FLOOR AREA | : 1215.89 SMT |
| NINETH FLOOR AREA | : 1215.89 SMT |
| TOTAL BUILTUP AREA | : 10,888.84 SMT |

MORTGAGE AREA REQUIRED 10 % ON TOTAL BUILT UP AREA : 1,088.88 SMT

MORTGAGE AREA PROVIDED FIRST FLOOR : 939.46 SMT

MORTGAGE AREA PROVIDED SECOND FLOOR : 255.82 SMT

### BLOCK- 06

EACH FLOOR UNITS : 11
TOTAL UNITS : 99 NO'S

NO.OF FLOORS : CELLAR+ STILT +9 FLOORS

STILT FLOOR PARKING AREA : 1648.17 SMT

TYPICAL AREAS

| | |
|---|---|
| FIRST FLOOR AREA | : 1312.33 SMT |
| SECOND FLOOR AREA | : 1380.09 SMT |
| THIRD FLOOR AREA | : 1380.09 SMT |
| FOURTH FLOOR AREA | : 1380.09 SMT |
| FIFTH FLOOR AREA | : 1380.09 SMT |
| SIXTH FLOOR AREA | : 1380.09 SMT |
| SEVENTH FLOOR AREA | : 1380.09 SMT |
| EIGHTH FLOOR AREA | : 1380.09 SMT |
| NINETH FLOOR AREA | : 1380.09 SMT |
| TOTAL BUILTUP AREA | : 12,353.06 SMT |

MORTGAGE AREA REQUIRED 10 % ON TOTAL BUILT UP AREA : 1,236.34 SMT

MORTGAGE AREA PROVIDED FIRST FLOOR : 1060.22 SMT

MORTGAGE AREA PROVIDED SECOND FLOOR : 231.47 SMT

ALL BLOCKS [ 01,02,03,04,05& 06) BUILTUP AREA : 73,285.93 SMT

## AMENITIES

Amenities area Required up to 3% on total - Builtup area (ALL BlockS) I.e.: 73,285.93 SMT = 2198.57 smt.

AMENITIES AREA PROVIDED UP TO 3.23% ON TOTAL BUILTUP AREA(BLOCK-A) I.E.: 2367.3 SMT

## AMENITIES

HEIGHT OF THE BUILDING

| | |
|---|---|
| PERMISSIBLE HEIGHT | : 15.00 MTS |
| PROPOSED HEIGHT | : 14.95 MTS |
| NO.OF FLOORS | : C+G+4 FLOORS |

TYPICAL AREAS

| | |
|---|---|
| GROUND FLOOR AREA | : 448.73 SMT |
| FIRST FLOOR AREA | : 445.66 SMT |
| SECOND FLOOR AREA | : 490.17 SMT |
| THIRD FLOOR AREA | : 490.17 SMT |
| FOURTH FLOOR AREA | : 492.57 SMT |
| BUILT UP AREA | : 2367.3 SMT |

TOTAL BUILT UP AREA

(ALL BLOCKS+AMENITIES): 75,653.23 SMT

PARKING AREA REQUIRED (RESIDENTIAL)

| | |
|---|---|
| PARKING AREA REQUIRED 20% | : 15130.64 SMT |
| VISITORS PARKING AREA 10 % | : 1513.06 SMT |
| PARKING AREA REQUIRED 22% | : 16,643.7 SMT |

PARKING AREA PROVIDED

| | |
|---|---|
| STILT FLOOR PARKING AREA | : 9,687.4 SMT |
| CELLAR PARKING AREA | : 19,163.45 SMT |

PARKING AREA PROVIDED (38.13 %) : 28,850.85 SMT

## VENTILATION

VENTILATION AREA REQUIRED 2.5% : 505.31 SMT

VENTILATION AREA PROVIDED 2.50 %: 507.17 SMT

## MORTGAGE

MORTGAGE AREA REQUIRED 10 % AT TOTAL PLINTH AREA : 7,565.31 SMT

MORTGAGE AREA PROVIDED 10.09% ON TOTAL PLINTH AREA IN ALL BLOCKS FIRST FLOORS : 7676.32 SMT