

PROPOSED INTEGRATED OFFICE COMPLEX AT LODHI ROAD NEW DELHI

APPROVED BY THE S/C UNDER RESOLUTION N-426 DATED 15/12/77
SUBJECT TO THE FOLLOWING CONDITIONS:

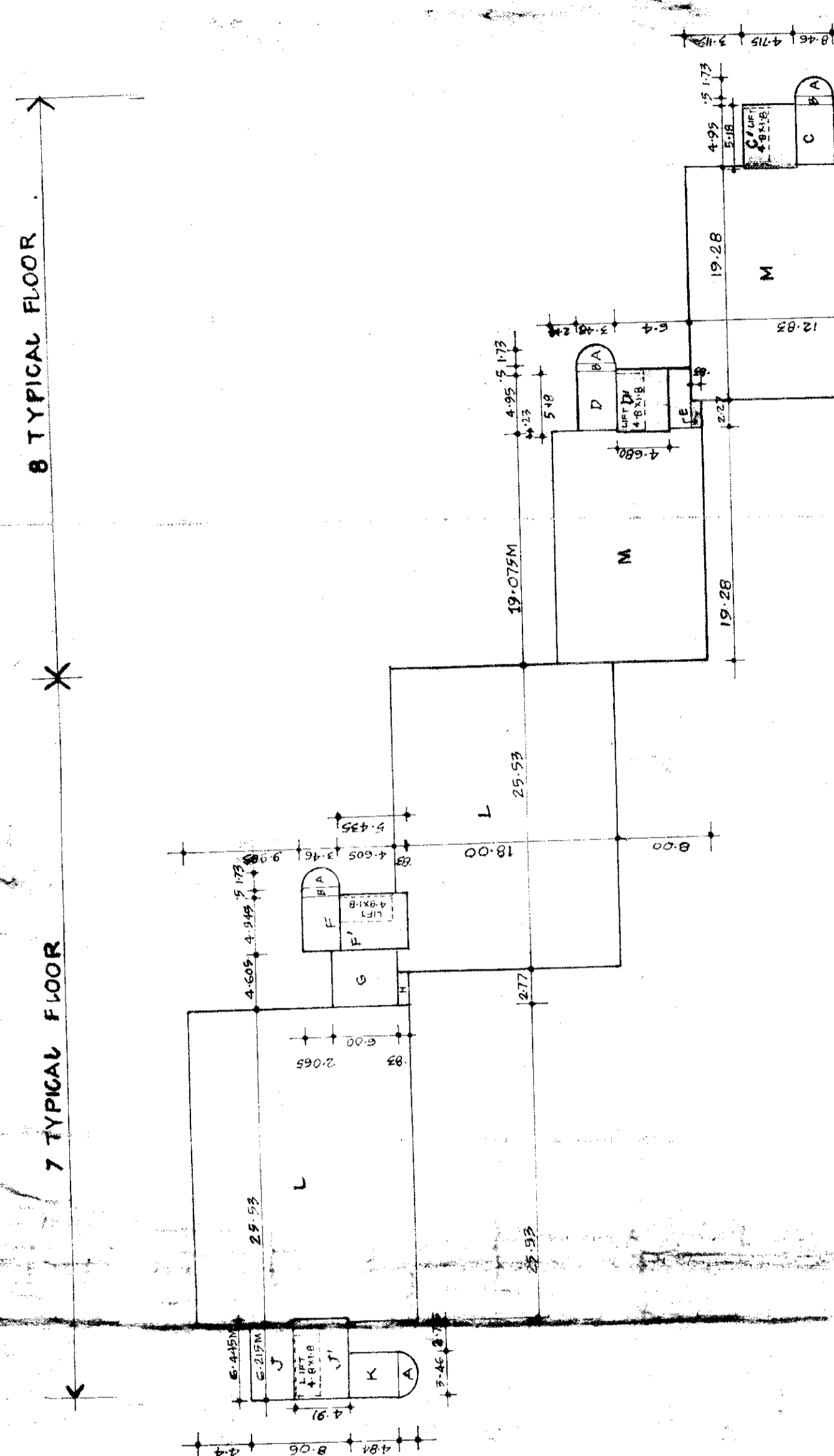
CONDITIONS FOR APPROVAL OF SITE u/s 312-313 OF THE D.M.C. ACT 1957

- The Site Plan for the proposed blocks shall be approved by the S.C. in accordance with the provisions of the D.M.C. Act 1957 and the provisions of the Master Plan before taking up construction work in ground.
- The applicant shall submit approval of the site plan from the S.C. & S.D. in accordance with the provisions of the D.M.C. Act 1957.
- The proposed ground coverage shall be as per the site plan.
- The proposed parking for parking in basement shall be 25%.
- The applicant shall lay and maintain the site within the limits of the site plan.
- The applicant shall maintain the site within the limits of the site plan.
- The applicant shall maintain the site within the limits of the site plan.

DATE: 15/12/77
SCALE: 1:400

PROJECT	PROPOSED COMPOSITE OFFICE COMPLEX NEAR LODHI HOTEL FOR BINARY HEAVY ELECTRONICS LTD (OFFICE FOR, NBCC, NEW DELHI-110028)
DRAWN BY	BAHRA D.P.
CHECKED BY	DR. P.K. BHARGAVA
APPROVED BY	SCALE
DATE	1:400
PROJECT	PROPOSED COMPOSITE OFFICE COMPLEX NEAR LODHI HOTEL FOR BINARY HEAVY ELECTRONICS LTD (OFFICE FOR, NBCC, NEW DELHI-110028)
DRAWING TITLE	LAY OUT - PLAN, (SITE PLAN & AREA CHART)
DRAWING NO.	77001-A-1
DATE	

DRG. NO. TR155-41
SIZE: 1015 X 1515 (761 SQ. FT.)
PART FILE NO. 151/77/151 MCO
(481-4)



TERRACE (REMAINING SQUARE) FLOOR
COVERED AREA (TO BE INCLUDED IN F.A.R.)
A = 211.44 M² = 24.42 M.S.G.
B = 211.44 M² = 25.17 M.S.G.
C = 211.44 M² = 25.17 M.S.G.
D = 211.44 M² = 25.17 M.S.G.
E = 211.44 M² = 25.17 M.S.G.
TOTAL = 1057.12 M²

9TH FLOOR (TO BE IN F.A.R.)
COVERED AREA (TO BE INCLUDED IN F.A.R.)
A = 211.44 M² = 24.42 M.S.G.
B = 211.44 M² = 25.17 M.S.G.
C = 211.44 M² = 25.17 M.S.G.
D = 211.44 M² = 25.17 M.S.G.
E = 211.44 M² = 25.17 M.S.G.
TOTAL = 1057.12 M²

TYPICAL FLOOR (TO BE IN F.A.R.)
COVERED AREA (TO BE INCLUDED IN F.A.R.)
A = 211.44 M² = 24.42 M.S.G.
B = 211.44 M² = 25.17 M.S.G.
C = 211.44 M² = 25.17 M.S.G.
D = 211.44 M² = 25.17 M.S.G.
E = 211.44 M² = 25.17 M.S.G.
TOTAL = 1057.12 M²

FIRST FLOOR (TO BE IN F.A.R.)
COVERED AREA (TO BE INCLUDED IN F.A.R.)
A = 211.44 M² = 24.42 M.S.G.
B = 211.44 M² = 25.17 M.S.G.
C = 211.44 M² = 25.17 M.S.G.
D = 211.44 M² = 25.17 M.S.G.
E = 211.44 M² = 25.17 M.S.G.
TOTAL = 1057.12 M²

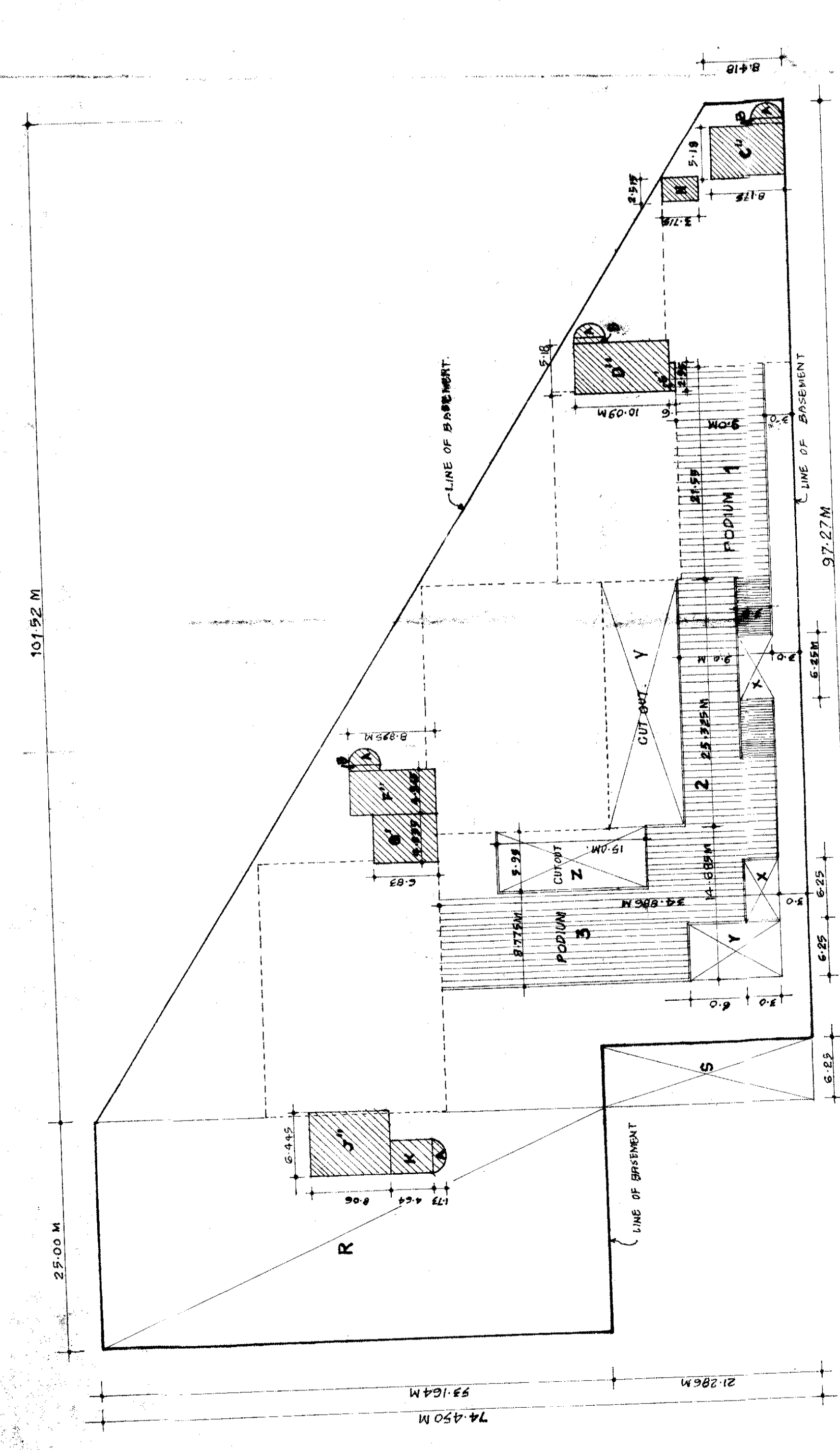
SCHEDULE OF AREAS

PLOT AREA = 8.404 ACRES OR 3738.66 M²
F.A.R. = 150 = 14993.00 M²
PERMISSIBLE COVER AREA 25% = 4348.65 M²
PROPOSED AREAS (TO BE INCLUDED IN F.A.R.)
GROUND FLOOR (ENCLOSED AREA) = 374.64 M²
FIRST FLOOR = 1675.05 M²
TYPICAL FLOOR = 1675.05 M²
9TH FLOOR = 1675.05 M²
SO NET COVER AREA ON ALL FLOOR = 14,257.85 M²

PROPOSED AREAS (NOT TO BE INCLUDED IN F.A.R.)
BASEMENT = 5402.44 M²
MACHINE ROOMS = 168.11 M²

PARKING AREA DETAILS

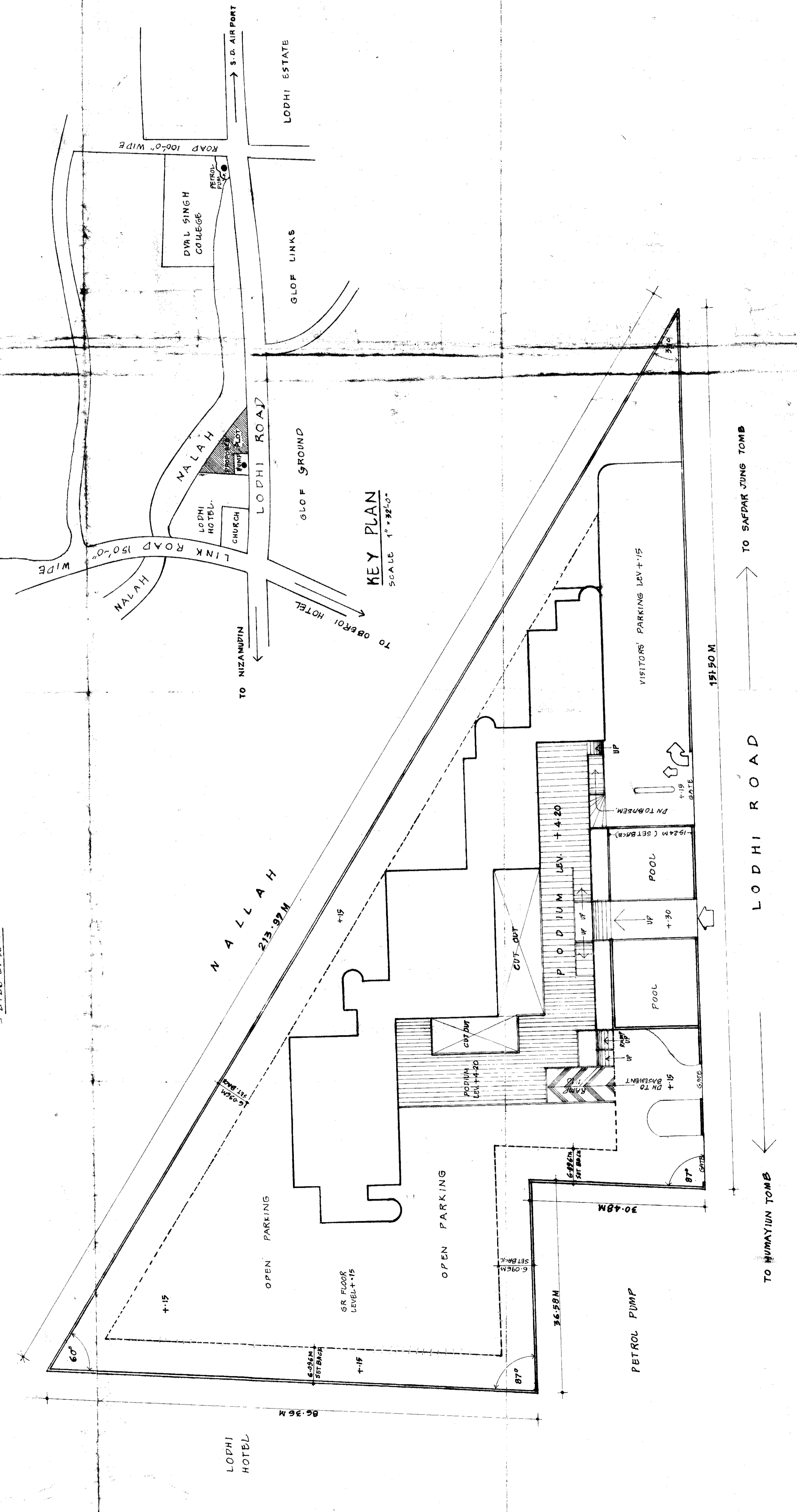
AREA PROVIDED
IN BASEMENT (CAR PARKING) = 2198.287 SQ.M.
ON GROUND FLOOR (CAR PARKING) = 267.300 SQ.M.
TOTAL = 2465.587 SQ.M.



GROUND FLOOR (ENCLOSED AREA)
COVERED AREA (TO BE INCLUDED IN F.A.R.)
A = 432.13 M² = 49.27 M.S.G.
B = 432.13 M² = 49.27 M.S.G.
C = 432.13 M² = 49.27 M.S.G.
D = 432.13 M² = 49.27 M.S.G.
E = 432.13 M² = 49.27 M.S.G.
F = 432.13 M² = 49.27 M.S.G.
G = 432.13 M² = 49.27 M.S.G.
H = 432.13 M² = 49.27 M.S.G.
I = 432.13 M² = 49.27 M.S.G.
J = 432.13 M² = 49.27 M.S.G.
K = 432.13 M² = 49.27 M.S.G.
L = 432.13 M² = 49.27 M.S.G.
M = 432.13 M² = 49.27 M.S.G.
N = 432.13 M² = 49.27 M.S.G.
TOTAL = 374.64 M²

BASEMENT FLOOR (NOT TO BE IN F.A.R.)
COVERED AREA (TO BE INCLUDED IN F.A.R.)
A = 25.0 X 57.164 = 1429.10 M²
B = 25.0 X 57.164 = 1429.10 M²
C = 25.0 X 57.164 = 1429.10 M²
D = 25.0 X 57.164 = 1429.10 M²
E = 25.0 X 57.164 = 1429.10 M²
TOTAL = 7145.50 M²

BASEMENT FLOOR (NOT TO BE IN F.A.R.)
COVERED AREA (TO BE INCLUDED IN F.A.R.)
A = 25.0 X 57.164 = 1429.10 M²
B = 25.0 X 57.164 = 1429.10 M²
C = 25.0 X 57.164 = 1429.10 M²
D = 25.0 X 57.164 = 1429.10 M²
E = 25.0 X 57.164 = 1429.10 M²
TOTAL = 7145.50 M²



KEY PLAN
SCALE 1:1000

TO NIZAMUDDIN
TO OBEROI HOTEL
TO BANGALUR TOWNS
TO HUMAYUN TOWNS