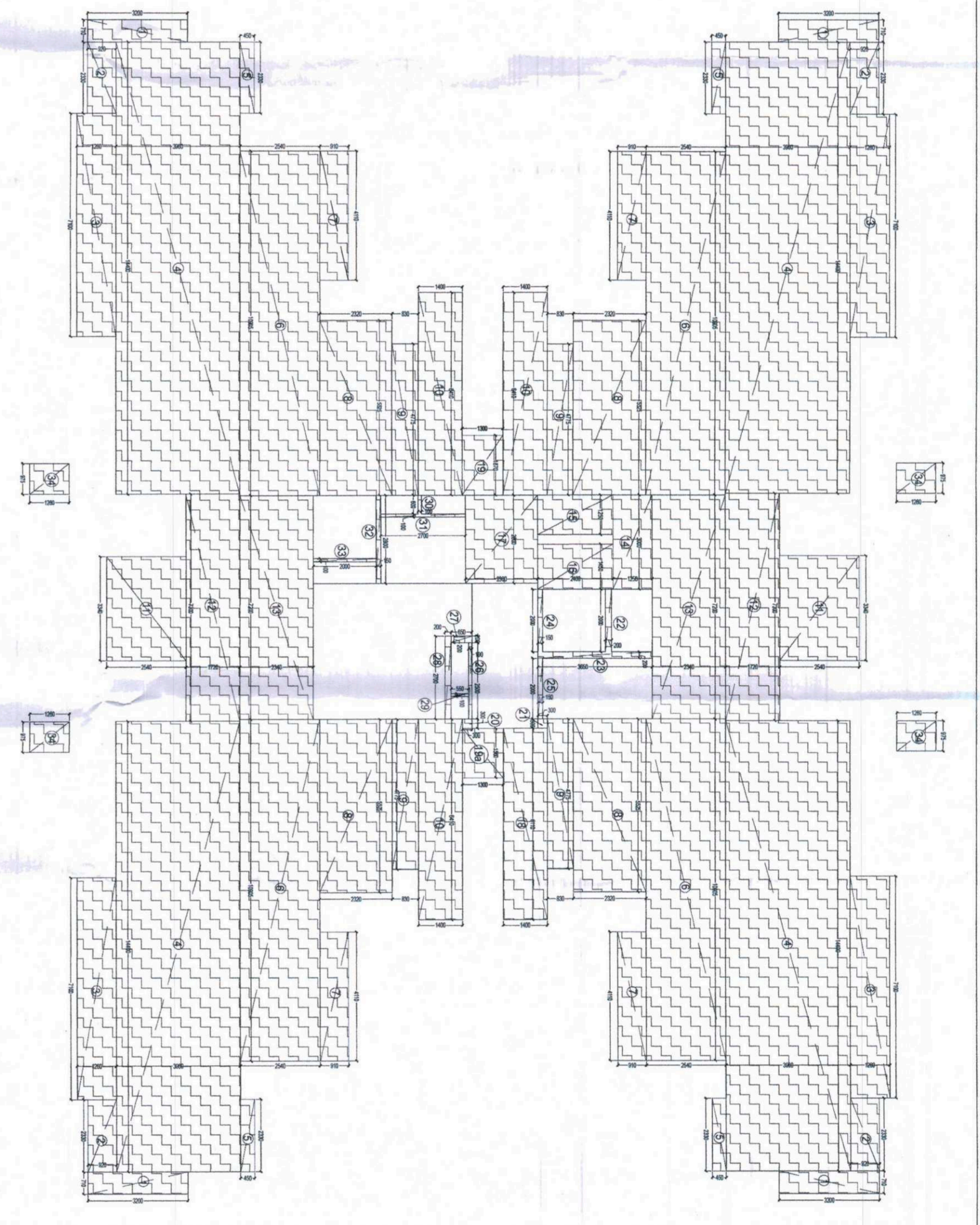
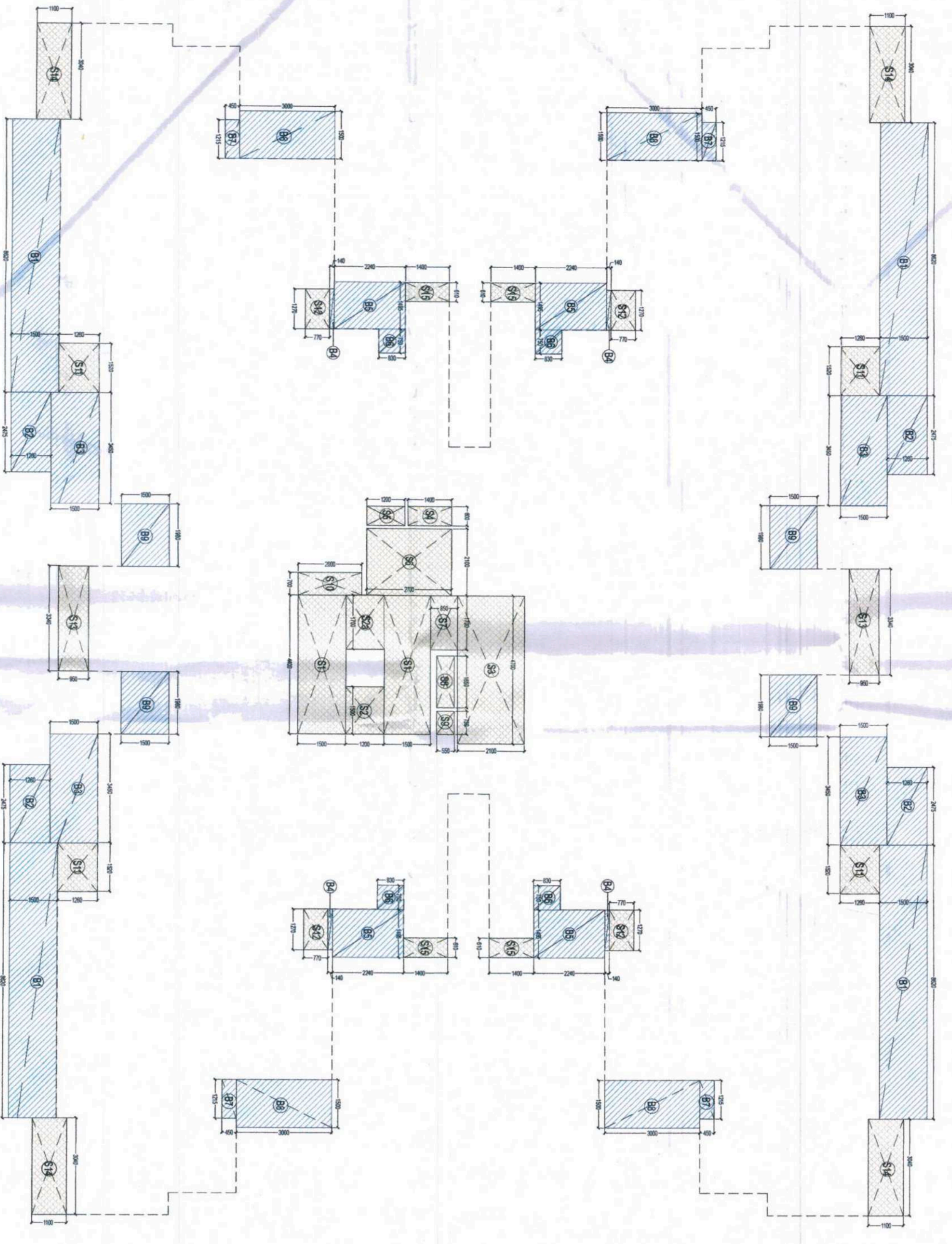


1 TYPICAL FLOOR PLAN - 5TH TO 17TH FLOOR
Scale: 1:100
(9m, 12m, 15m, 18m, 21m, 24m, 27m, 30m, 33m, 36m, 39m, 42m, 45m, 48m, 51m, 54m, 57m, 60m)



2 TYPICAL FLOOR AREA ADDITION DIAGRAM (FAR)
Scale: 1:100

S.No	Description	Type	Number	Length	Breadth	Area	Unit
1	ADDITIONS						
1	1	Rectangular	4	0.175	1.320	0.231	SQ.M
2	2	Rectangular	4	0.175	0.520	0.091	SQ.M
3	3	Rectangular	4	7.100	1.260	8.934	SQ.M
4	4	Rectangular	4	14.400	3.900	56.736	SQ.M
5	5	Rectangular	4	2.300	0.540	1.242	SQ.M
6	6	Rectangular	4	4.110	0.910	3.740	SQ.M
7	7	Rectangular	4	4.110	0.910	3.740	SQ.M
8	8	Rectangular	4	5.025	2.300	11.558	SQ.M
9	9	Rectangular	4	4.775	0.830	3.963	SQ.M
10	10	Rectangular	2	3.540	2.540	8.992	SQ.M
11	11	Rectangular	2	7.300	1.720	12.554	SQ.M
12	12	Rectangular	2	7.300	2.340	17.082	SQ.M
13	13	Rectangular	1	3.250	2.400	7.800	SQ.M
14	14	Rectangular	1	3.250	2.400	7.800	SQ.M
15	15	Rectangular	1	1.450	2.400	3.480	SQ.M
16	16	Rectangular	1	1.450	2.300	3.335	SQ.M
17	17	Rectangular	1	6.110	1.400	8.554	SQ.M
18	18	Rectangular	1	6.110	1.400	8.554	SQ.M
19	19	Rectangular	1	1.560	1.300	2.028	SQ.M
20	20	Rectangular	1	0.300	0.300	0.090	SQ.M
21	21	Rectangular	1	0.300	0.300	0.090	SQ.M
22	22	Rectangular	1	0.300	0.300	0.090	SQ.M
23	23	Rectangular	1	0.300	0.300	0.090	SQ.M
24	24	Rectangular	1	0.300	0.300	0.090	SQ.M
25	25	Rectangular	1	2.000	0.100	0.200	SQ.M
26	26	Rectangular	1	2.000	0.100	0.200	SQ.M
27	27	Rectangular	1	0.200	0.200	0.040	SQ.M
28	28	Rectangular	1	0.200	0.200	0.040	SQ.M
29	29	Rectangular	1	2.100	0.200	0.420	SQ.M
30	30	Rectangular	1	0.100	0.500	0.050	SQ.M
31	31	Rectangular	1	0.000	0.100	0.000	SQ.M
32	32	Rectangular	1	2.800	0.100	0.280	SQ.M
33	33	Rectangular	1	0.100	2.000	0.200	SQ.M
34	34	FAR ADDED ON TYPICAL FLOOR (4th)	4	0.975	1.200	1.170	SQ.M
						679.746	SQ.M

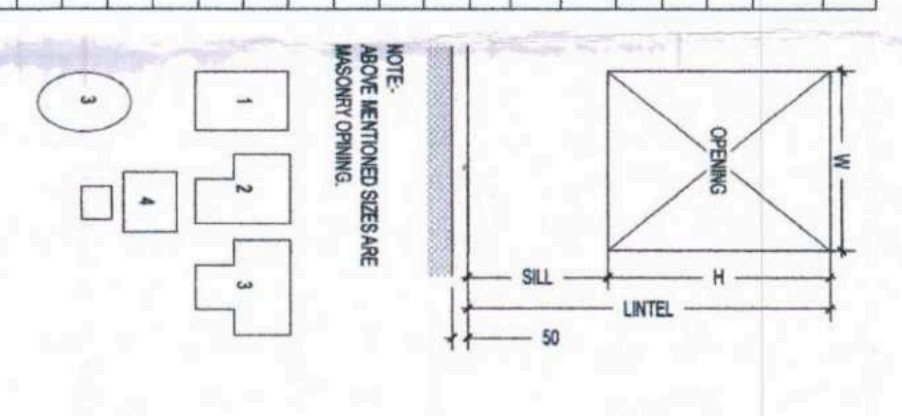


3 TYPICAL FLOOR 15% SERVICE & BALCONY AREA DIAGRAM
Scale: 1:100

SERVICE AREA(S) AREA - TOWER A & B TYPICAL FLOOR AREA (5th to 17th Floor)							
RESOLUTIONS (M)	Description	Type	Number	Length	Breadth	Area	Unit
1	81	Rectangular	4	8.000	1.500	12.000	SQ.M
2	82	Rectangular	4	2.475	1.260	3.117	SQ.M
3	83	Rectangular	4	3.250	0.710	2.308	SQ.M
4	84	Rectangular	4	1.450	2.260	3.277	SQ.M
5	85	Rectangular	4	1.450	2.260	3.277	SQ.M
6	86	Rectangular	4	0.750	0.830	0.623	SQ.M
7	87	Rectangular	4	4.725	2.000	9.450	SQ.M
8	88	Rectangular	4	2.100	2.700	5.670	SQ.M
9	89	Rectangular	4	1.900	3.000	5.700	SQ.M
10	90	Rectangular	4	1.900	3.000	5.700	SQ.M
11	91	Rectangular	1	3.500	2.000	7.000	SQ.M
12	92	Rectangular	1	3.500	2.000	7.000	SQ.M
13	93	Rectangular	1	0.610	1.400	0.854	SQ.M
14	94	Rectangular	1	0.610	1.400	0.854	SQ.M
15	95	Rectangular	1	0.610	1.400	0.854	SQ.M
16	96	Rectangular	1	0.610	1.400	0.854	SQ.M
						57.475	SQ.M

BALCONY NON FAR AREA - TOWER A & B TYPICAL FLOOR AREA (5th to 17th Floor)							
RESOLUTIONS (M)	Description	Type	Number	Length	Breadth	Area	Unit
1	81	Rectangular	4	8.000	1.500	12.000	SQ.M
2	82	Rectangular	4	2.475	1.260	3.117	SQ.M
3	83	Rectangular	4	3.250	0.710	2.308	SQ.M
4	84	Rectangular	4	1.450	2.260	3.277	SQ.M
5	85	Rectangular	4	1.450	2.260	3.277	SQ.M
6	86	Rectangular	4	0.750	0.830	0.623	SQ.M
7	87	Rectangular	4	4.725	2.000	9.450	SQ.M
8	88	Rectangular	4	2.100	2.700	5.670	SQ.M
9	89	Rectangular	4	1.900	3.000	5.700	SQ.M
10	90	Rectangular	4	1.900	3.000	5.700	SQ.M
11	91	Rectangular	1	3.500	2.000	7.000	SQ.M
12	92	Rectangular	1	3.500	2.000	7.000	SQ.M
13	93	Rectangular	1	0.610	1.400	0.854	SQ.M
14	94	Rectangular	1	0.610	1.400	0.854	SQ.M
15	95	Rectangular	1	0.610	1.400	0.854	SQ.M
16	96	Rectangular	1	0.610	1.400	0.854	SQ.M
						160.997	SQ.M

NO	ISSUE	DATE	BY	REVISION	REASON	SCALE
1	ISSUE	15/08/2023	AS	1	FOR APPROVAL	1:100
2	ISSUE	15/08/2023	AS	2	FOR APPROVAL	1:100
3	ISSUE	15/08/2023	AS	3	FOR APPROVAL	1:100
4	ISSUE	15/08/2023	AS	4	FOR APPROVAL	1:100
5	ISSUE	15/08/2023	AS	5	FOR APPROVAL	1:100
6	ISSUE	15/08/2023	AS	6	FOR APPROVAL	1:100
7	ISSUE	15/08/2023	AS	7	FOR APPROVAL	1:100
8	ISSUE	15/08/2023	AS	8	FOR APPROVAL	1:100
9	ISSUE	15/08/2023	AS	9	FOR APPROVAL	1:100
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20	ISSUE	15/08/2023	AS	20	FOR APPROVAL	1:100
21	ISSUE	15/08/2023	AS	21	FOR APPROVAL	1:100
22	ISSUE	15/08/2023	AS	22	FOR APPROVAL	1:100
23	ISSUE	15/08/2023	AS	23	FOR APPROVAL	1:100
24	ISSUE	15/08/2023	AS	24	FOR APPROVAL	1:100
25	ISSUE	15/08/2023	AS	25	FOR APPROVAL	1:100
26	ISSUE	15/08/2023	AS	26	FOR APPROVAL	1:100
27	ISSUE	15/08/2023	AS	27	FOR APPROVAL	1:100
28	ISSUE	15/08/2023	AS	28	FOR APPROVAL	1:100
29	ISSUE	15/08/2023	AS	29	FOR APPROVAL	1:100
30	ISSUE	15/08/2023	AS	30	FOR APPROVAL	1:100
31	ISSUE	15/08/2023	AS	31	FOR APPROVAL	1:100
32	ISSUE	15/08/2023	AS	32	FOR APPROVAL	1:100
33	ISSUE	15/08/2023	AS	33	FOR APPROVAL	1:100
34	ISSUE	15/08/2023	AS	34	FOR APPROVAL	1:100
35	ISSUE	15/08/2023	AS	35	FOR APPROVAL	1:100
36	ISSUE	15/08/2023	AS	36	FOR APPROVAL	1:100
37	ISSUE	15/08/2023	AS	37	FOR APPROVAL	1:100
38	ISSUE	15/08/2023	AS	38	FOR APPROVAL	1:100
39	ISSUE	15/08/2023	AS	39	FOR APPROVAL	1:100
40	ISSUE	15/08/2023	AS	40	FOR APPROVAL	1:100
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50	ISSUE	15/08/2023	AS	50	FOR APPROVAL	1:100



APPROVED
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 [Date]

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PROJECT: THE SEPHYRA
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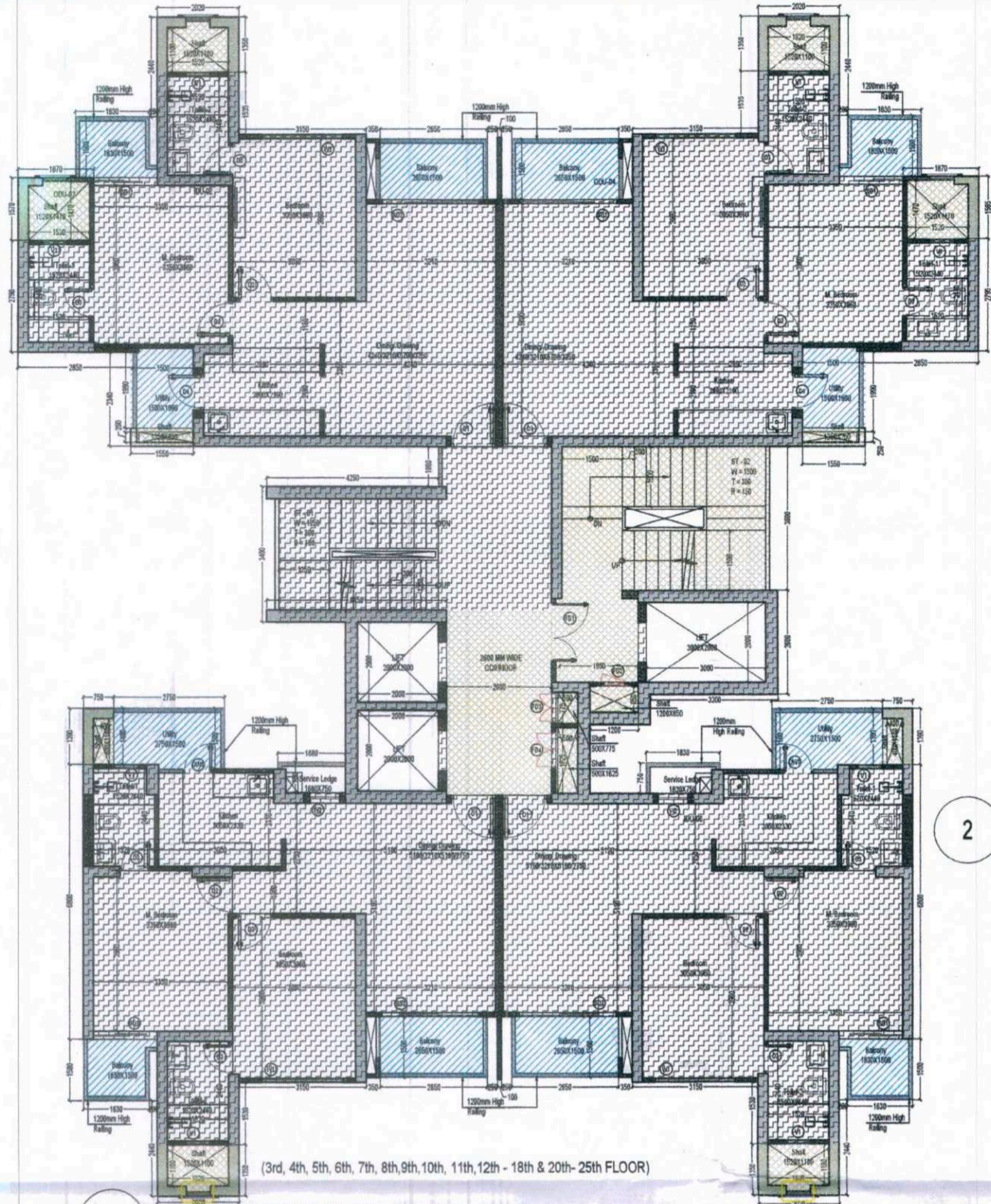
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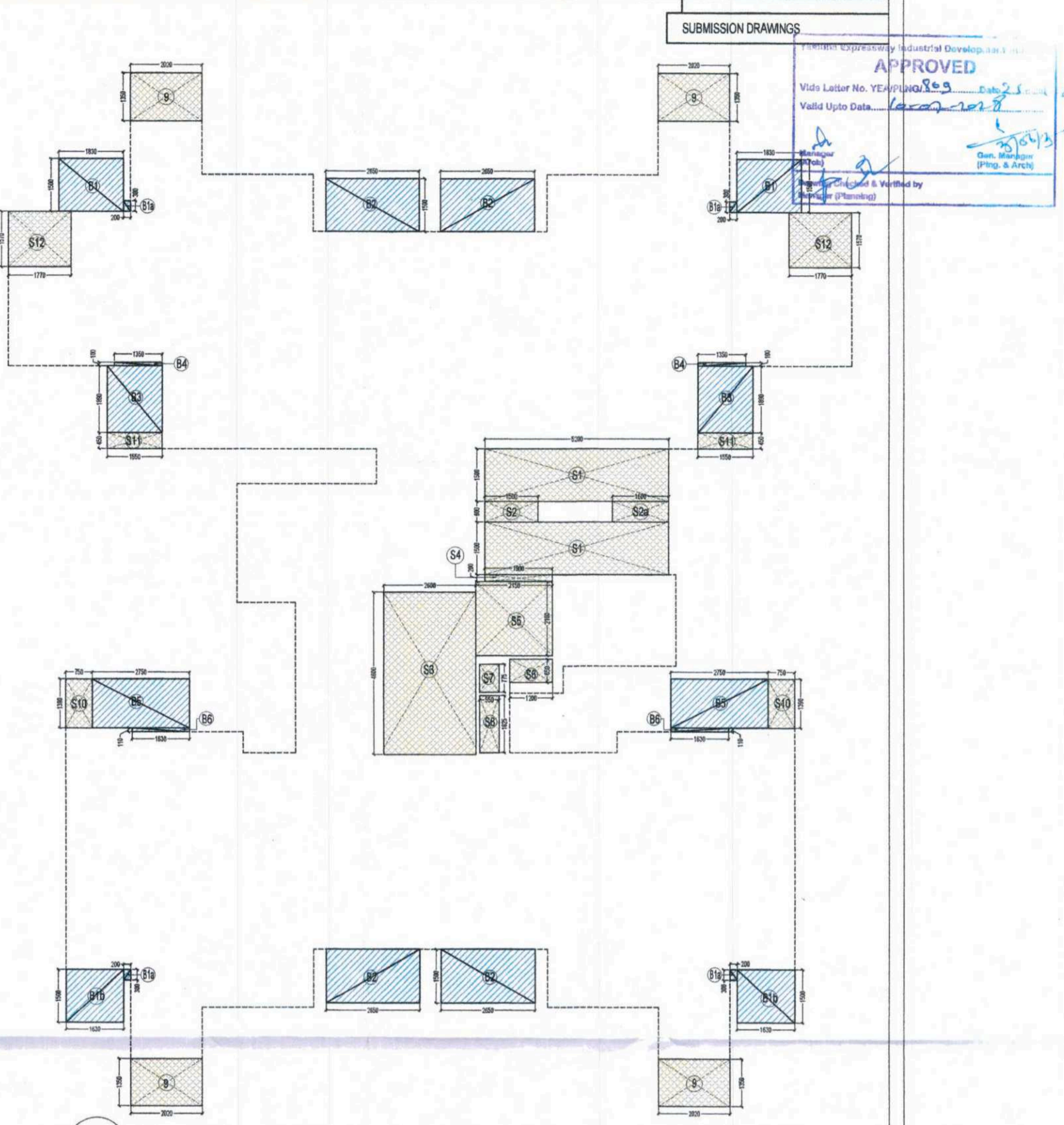
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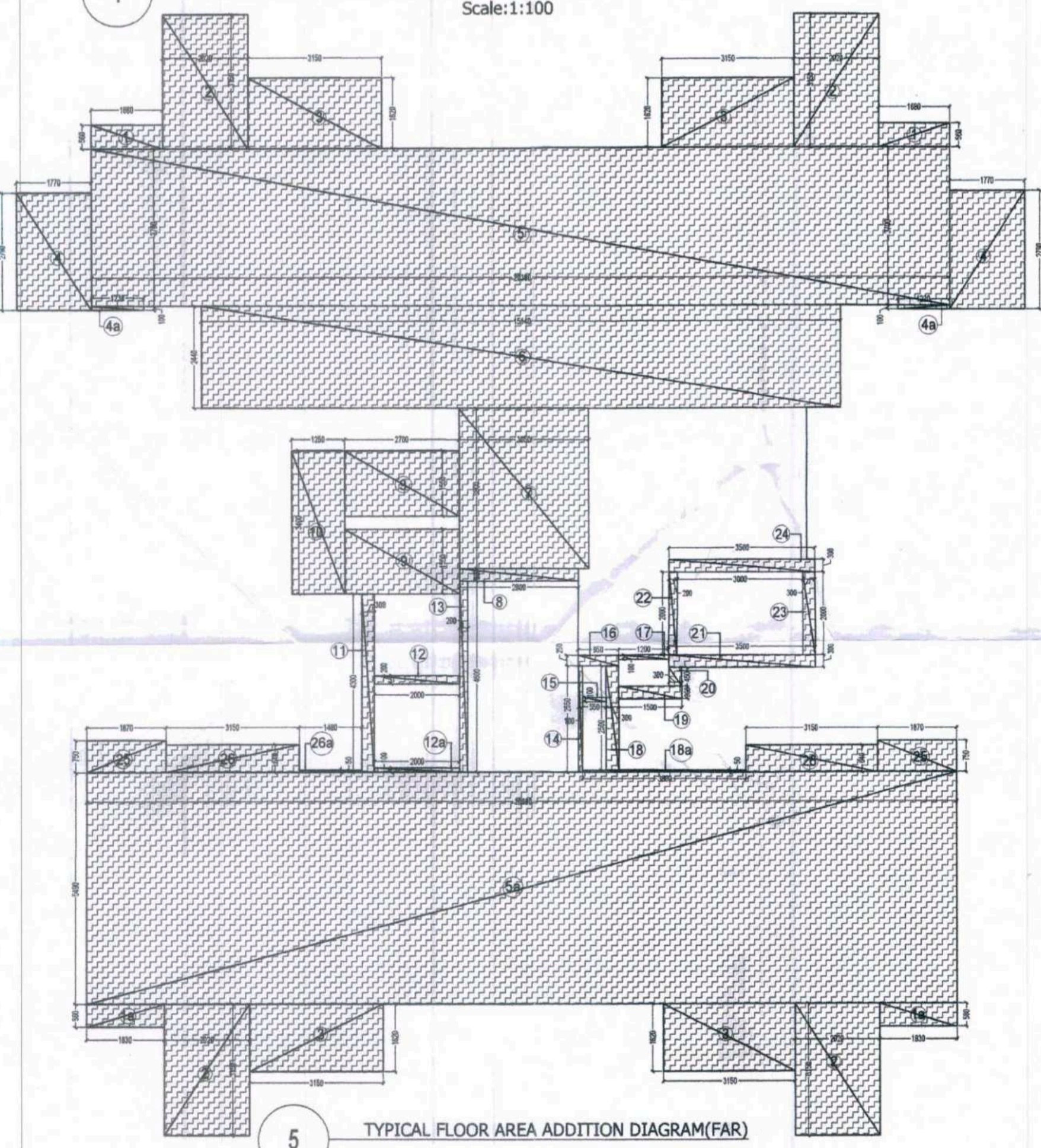
1 TYPICAL FLOOR PLAN 3RD TO 25TH FLOOR
Scale:1:100



3 19th FLOOR PLAN (REFUGE AREA)
Scale:1:100



4 TYPICAL FLOOR 15% SERVICE & BALCONY AREA DIAGRAM
Scale:1:100



5 TYPICAL FLOOR AREA ADDITION DIAGRAM (FAR)
Scale:1:100

FAR AREA - TOWER B1, B2, B3 & B4 TYPICAL FLOOR AREA						
S.no.	Description	Type	Number	Dimension(Meter) Length Breadth	Answer	Unit
ADDITIONS						
1	1	Rectangle	2	1.680 0.560	1.882	Sqm.
2	1a	Rectangle	2	1.830 0.560	2.050	Sqm.
3	2	Rectangle	4	2.020 3.150	25.452	Sqm.
4	3	Rectangle	4	3.150 1.620	20.412	Sqm.
5	4	Rectangle	2	1.770 2.790	9.877	Sqm.
6	4a	Rectangle	2	1.230 0.100	0.246	Sqm.
7	5	Rectangle	1	20.300 3.700	75.110	Sqm.
8	5a	Rectangle	1	20.600 5.490	113.094	Sqm.
9	6	Rectangle	1	15.140 2.440	36.942	Sqm.
10	7	Rectangle	1	3.050 3.800	11.590	Sqm.
11	8	Rectangle	1	2.800 0.300	0.840	Sqm.
12	9	Rectangle	2	2.700 1.550	8.370	Sqm.
13	10	Rectangle	1	1.250 3.400	4.250	Sqm.
14	11	Rectangle	1	0.300 4.300	1.290	Sqm.
15	12	Rectangle	1	2.000 0.200	0.400	Sqm.
16	12a	Rectangle	1	2.000 0.100	0.200	Sqm.
17	13	Rectangle	1	0.200 4.600	0.920	Sqm.
18	14	Rectangle	1	0.100 2.550	0.255	Sqm.
19	15	Rectangle	1	0.550 0.100	0.055	Sqm.
20	16	Rectangle	1	0.950 0.250	0.238	Sqm.
21	17	Rectangle	1	1.200 0.100	0.120	Sqm.
22	18	Rectangle	1	0.300 2.500	0.750	Sqm.
23	18a	Rectangle	1	3.880 0.050	0.194	Sqm.
24	19	Rectangle	1	1.500 0.300	0.450	Sqm.
25	20	Rectangle	1	0.300 0.450	0.135	Sqm.
26	21	Rectangle	1	3.500 0.300	1.050	Sqm.
27	22	Rectangle	1	0.200 2.000	0.400	Sqm.
28	23	Rectangle	1	0.300 2.000	0.600	Sqm.
29	24	Rectangle	1	3.500 0.300	1.050	Sqm.
30	25	Rectangle	2	1.870 0.750	2.805	Sqm.
31	26	Rectangle	2	3.150 0.640	4.032	Sqm.
32	26a	Rectangle	1	1.480 0.050	0.074	Sqm.
FAR ACHIEVED ON TYPICAL FLOOR = (A)					325.131	SQM.

SERVICE FAR(15%) AREA - TOWER B1, B2, B3 & B4 TYPICAL FLOOR AREA						
S.no.	Description	Type	Number	Dimension(Meter) Length Breadth	Answer	Unit
DEDUCTIONS (B)						
1	S1	Rectangle	2	5.200 1.500	15.600	Sqm.
2	S2	Rectangle	1	1.500 0.600	0.900	Sqm.
3	S2a	Rectangle	1	1.600 0.600	0.960	Sqm.
4	S3	Rectangle	1	2.600 4.600	11.960	Sqm.
5	S4	Rectangle	1	1.800 0.200	0.360	Sqm.
6	S5	Rectangle	1	2.150 2.100	4.515	Sqm.
7	S6	Rectangle	1	1.500 0.750	0.900	Sqm.
8	S7	Rectangle	1	0.550 0.775	0.426	Sqm.
9	S8	Rectangle	1	0.550 1.625	0.894	Sqm.
10	S9	Rectangle	4	2.550 1.350	13.860	Sqm.
11	S10	Rectangle	2	0.750 1.350	2.025	Sqm.
12	S11	Rectangle	2	1.850 0.450	1.665	Sqm.
13	S12	Rectangle	2	1.170 1.570	3.666	Sqm.
ACHIEVED FAR ON SERVICE AREA(15%)					66.481	SQM.
BALCONY NON FAR AREA - TOWER B1, B2, B3 & B4 TYPICAL FLOOR AREA						
DEDUCTIONS (B)						
1	B1	Rectangle	2	1.830 1.500	5.490	Sqm.
2	B1a	Rectangle	4	0.200 0.300	0.240	Sqm.
3	B1b	Rectangle	2	1.630 1.500	4.890	Sqm.
4	B2	Rectangle	4	2.650 1.500	15.900	Sqm.
5	B3	Rectangle	2	1.500 1.850	5.550	Sqm.
6	B4	Rectangle	2	1.350 0.100	0.270	Sqm.
7	B5	Rectangle	2	2.750 1.350	7.425	Sqm.
8	B6	Rectangle	1	3.000 2.000	6.000	Sqm.
9	B7	Rectangle	2	1.630 0.110	0.359	Sqm.
NON FAR BALCONY AREA					46.453	SQM.

FAR AREA - TOWER B1, B2, B3 & B4 REFUGE FLOOR AREA AT 19TH FLOOR						
S.no.	Description	Type	Number	Dimension(Meter) Length Breadth	Answer	Unit
ADDITIONS						
1	1	Rectangle	2	1.680 0.560	1.882	Sqm.
2	1a	Rectangle	2	1.830 0.560	2.050	Sqm.
3	2	Rectangle	4	3.150 1.620	20.412	Sqm.
4	3	Rectangle	2	1.770 2.790	9.877	Sqm.
5	4	Rectangle	2	1.230 0.100	0.246	Sqm.
6	4a	Rectangle	2	20.300 3.700	75.092	Sqm.
7	5	Rectangle	2	2.580 3.700	19.082	Sqm.
8	5a	Rectangle	1	20.600 5.490	113.094	Sqm.
9	6	Rectangle	1	7.560 6.140	47.052	Sqm.
10	6a	Rectangle	1	4.270 6.130	26.166	Sqm.
11	6b	Rectangle	1	2.000 3.700	7.400	Sqm.
12	6c	Rectangle	1	1.210 3.800	4.598	Sqm.
13	7	Rectangle	1	3.050 3.800	11.590	Sqm.
14	8	Rectangle	1	2.800 0.300	0.840	Sqm.
15	9	Rectangle	2	2.700 1.550	8.370	Sqm.
16	10	Rectangle	1	1.250 3.400	4.250	Sqm.
17	11	Rectangle	1	0.300 4.300	1.290	Sqm.
18	12	Rectangle	1	2.000 0.200	0.400	Sqm.
19	12a	Rectangle	1	2.000 0.100	0.200	Sqm.
20	13	Rectangle	1	0.200 4.600	0.920	Sqm.
21	14	Rectangle	1	0.100 2.550	0.255	Sqm.
22	15	Rectangle	1	0.550 0.100	0.055	Sqm.
23	16	Rectangle	1	0.950 0.250	0.238	Sqm.
24	17	Rectangle	1	1.200 0.100	0.120	Sqm.
25	18	Rectangle	1	0.300 2.500	0.750	Sqm.
26	18a	Rectangle	1	3.880 0.050	0.194	Sqm.
27	19	Rectangle	1	1.500 0.300	0.450	Sqm.
28	20	Rectangle	1	0.300 0.450	0.135	Sqm.
29	21	Rectangle	1	3.500 0.300	1.050	Sqm.
30	22	Rectangle	1	0.200 2.000	0.400	Sqm.
31	23	Rectangle	1	0.300 2.000	0.600	Sqm.
32	24	Rectangle	1	3.500 0.300	1.050	Sqm.
33	25	Rectangle	2	1.870 0.750	2.805	Sqm.
34	26	Rectangle	2	3.150 0.640	4.032	Sqm.
35	26a	Rectangle	1	1.480 0.050	0.074	Sqm.
FAR ACHIEVED ON REFUGE FLOOR AREA AT 19TH FLOOR = (A)					317.156	SQM.

SERVICE FAR(15%) AREA - TOWER B1, B2, B3 & B4 REFUGE FLOOR AREA AT 19TH FLOOR						
S.no.	Description	Type	Number	Dimension(Meter) Length Breadth	Answer	Unit
DEDUCTIONS (B)						
1	S1	Rectangle	2	5.200 1.500	15.600	Sqm.
2	S2	Rectangle	1	1.500 0.600	0.900	Sqm.
3	S2a	Rectangle	1	1.600 0.600	0.960	Sqm.
4	S3	Rectangle	1	2.600 4.600	11.960	Sqm.
5	S4	Rectangle	1	1.800 0.200	0.360	Sqm.
6	S5	Rectangle	1	2.150 2.100	4.515	Sqm.
7	S6	Rectangle	1	1.200 0.650	0.780	Sqm.
8	S7	Rectangle	1	0.550 0.775	0.426	Sqm.
9	S8	Rectangle	1	0.550 1.625	0.894	Sqm.
10	S9	Rectangle	4	2.020 1.350	10.908	Sqm.
11	S10	Rectangle	2	0.750 1.350	2.025	Sqm.
12	S11	Rectangle	2	1.500 0.600	1.800	Sqm.
13	S12	Rectangle	2	1.770 1.570	5.568	Sqm.
ACHIEVED FAR ON SERVICE AREA(15%)					66.426	SQM.
BALCONY NON FAR AREA - TOWER B1, B2, B3 & B4 REFUGE FLOOR AREA AT 19TH FLOOR						
DEDUCTIONS (B)						
1	B1	Rectangle	2	1.830 1.500	5.490	Sqm.
2	B1a	Rectangle	4	0.200 0.300	0.240	Sqm.
3	B1b	Rectangle	2	1.630 1.500	4.890	Sqm.
4	B2	Rectangle	4	2.650 1.500	15.900	Sqm.
5	B3	Rectangle	2	1.500 1.850	5.550	Sqm.
6	B4	Rectangle	2	1.350 0.100	0.270	Sqm.
7	B5	Rectangle	2	2.750 1.350	7.425	Sqm.
8	B6	Rectangle	2	1.630 0.110	0.359	Sqm.
9	B7	Rectangle	2	1.350 3.450	9.315	Sqm.
NON FAR BALCONY AREA					56.968	SQM.

REFUGE AREA CALCULATION - TOWER B1, B2, B3 & B4 19TH FLOOR AREA						
S.no.	Description	Type	Number	Dimension(Meter) Length Breadth	Answer	Unit
ADDITIONS						
1	1	Rectangle	1	2.900 2.800	8.120	Sqm.
2	2	Rectangle	1	0.350 1.300	0.455	Sqm.
3	3	Rectangle	1	0.350 0.500	0.175	Sqm.
4	4	Rectangle	1	3.210 2.440	7.832	Sqm.
5	5	Rectangle	1	1.210 0.100	0.121	Sqm.
ACTUAL REFUGE AREA AT 19TH FLOOR					16.703	SQM.

AREA LEGENDS:-

- FAR AREA
- 15% SERVICES AREA
- NON FAR AREA

SUBMISSION DRAWINGS

APPROVED

Valid Upto Date: 15/03/2025

Checked & Verified by: [Signature]

PRINCIPAL ARCHITECT:

DESIGN FORUM INTERNATIONAL

K/7, KALASH COLONY, NEW DELHI - 110048
PHONE NO. 011-46596800

ARCHITECT'S SIGNATURE

[Signature]

VIKAS KUMAR
CA/2002/148710

OWNER'S SIGNATURE

FOR IMPERIA STRUCTURES LTD.

Authorised Signatory

CLIENT:

IMPERIA STRUCTURES LIMITED,
A-25, MCHN COOPERATIVE INDUSTRIAL ESTATE,
MATHURA ROAD, NEW DELHI-110044

PROJECT:

THE SEPHYRA

PROPOSED GROUP HOUSING @ PLOT A4
IN SECTOR -25, JAYPEE GREENS, SPORTS CITY
SIDZ YEIDA AREA

DRAWING TITLE:

TYPICAL FLOOR 2BHK TOWER B-FLOOR
PLANS, AREA DIAGRAMS & CALCULATIONS

SCALE: AS SHOWN

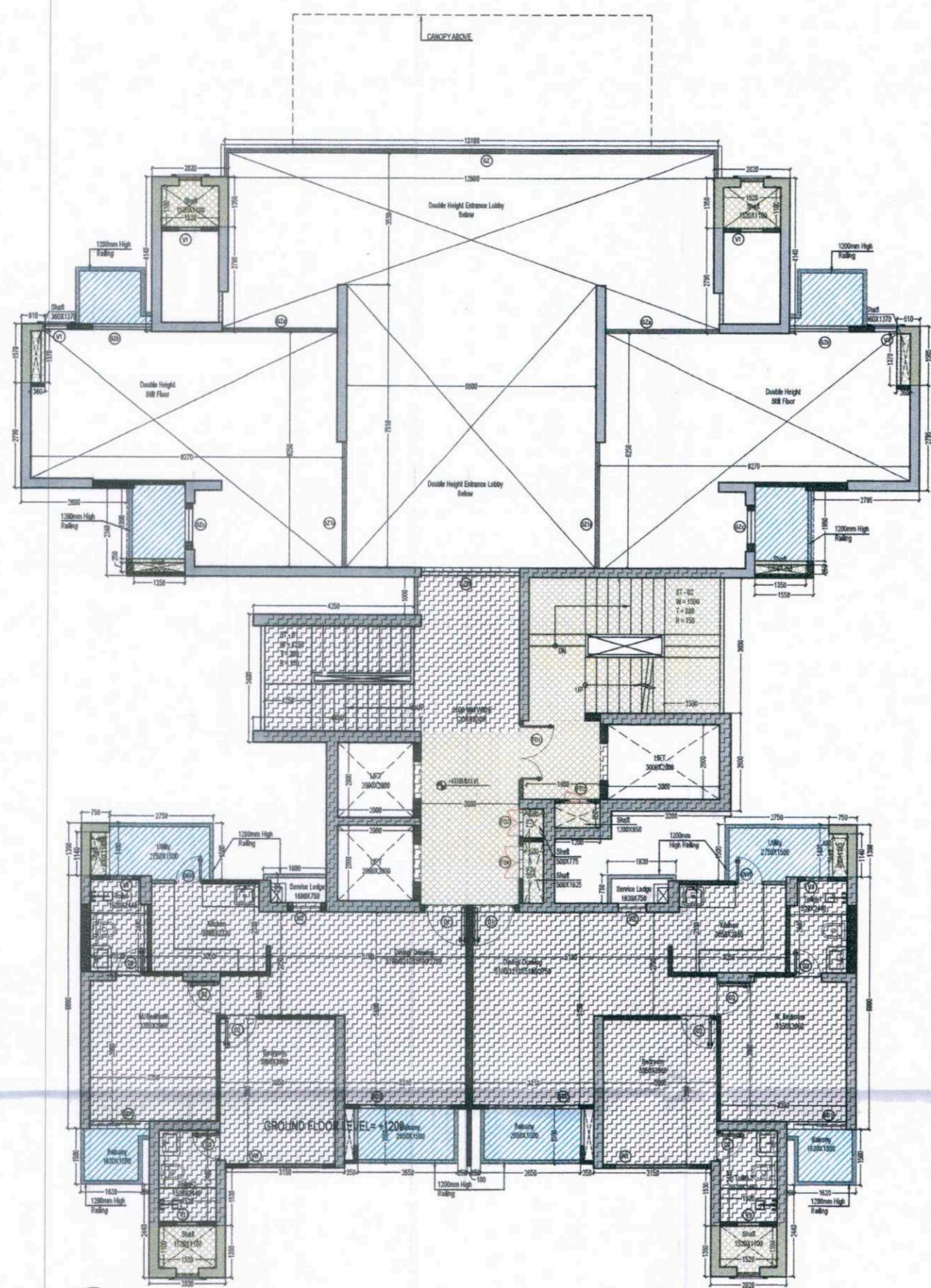
NORTH

SHEET NO.: 06

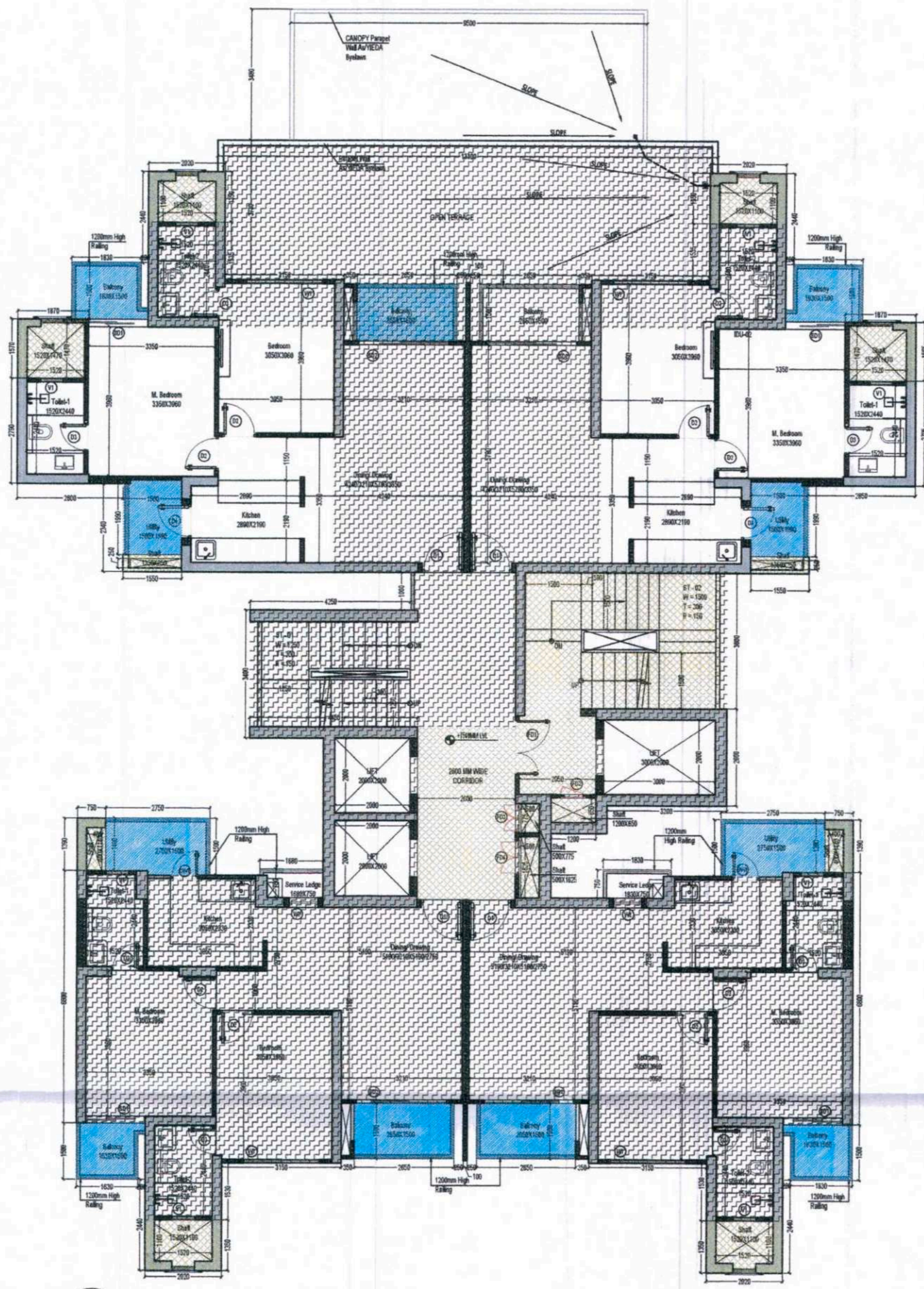
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DOOR WINDOW OPENING SCHEDULE

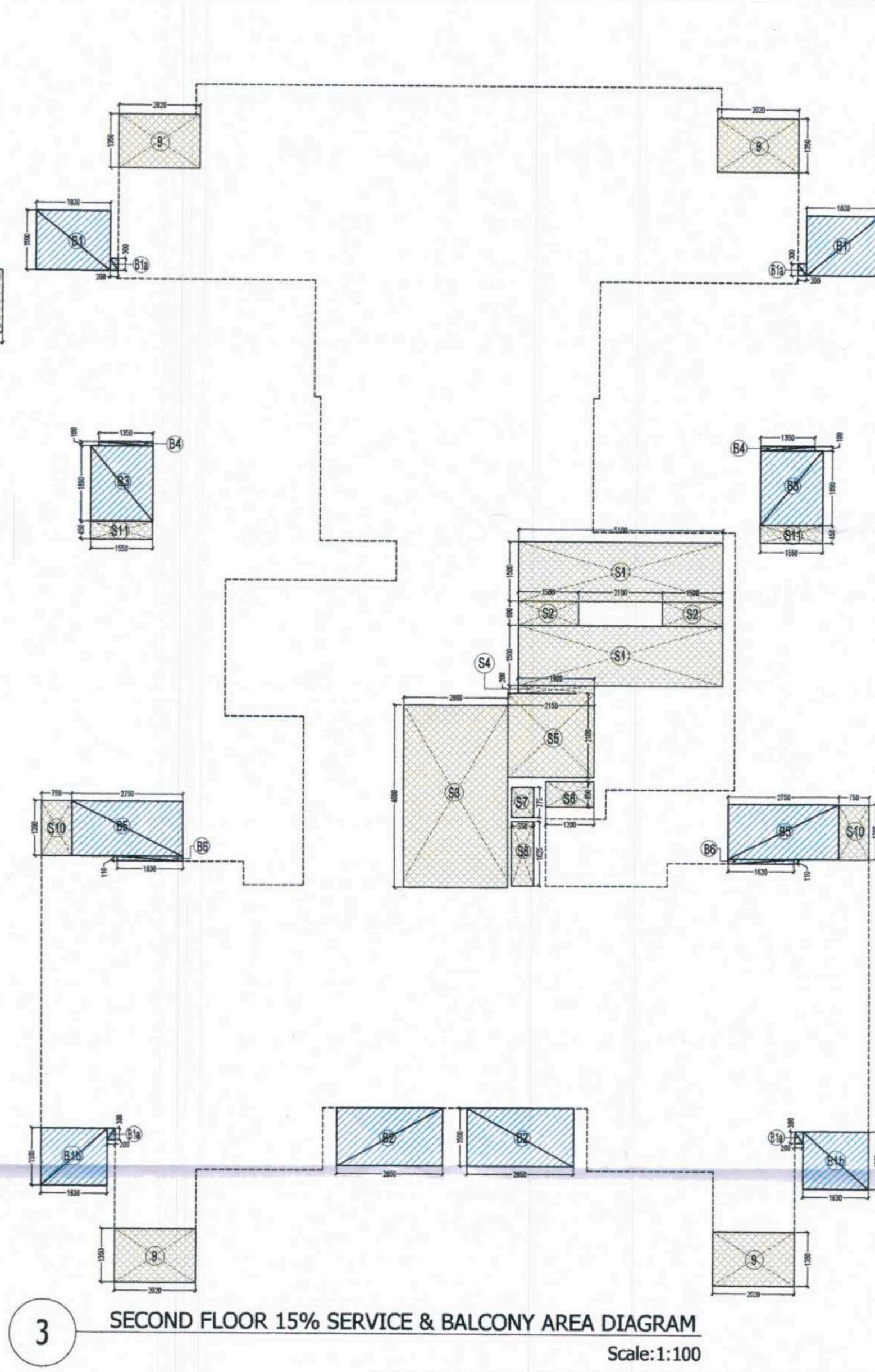
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3	103	1	2nd	DOOR	1.00
4	104	1	2nd	DOOR	1.00
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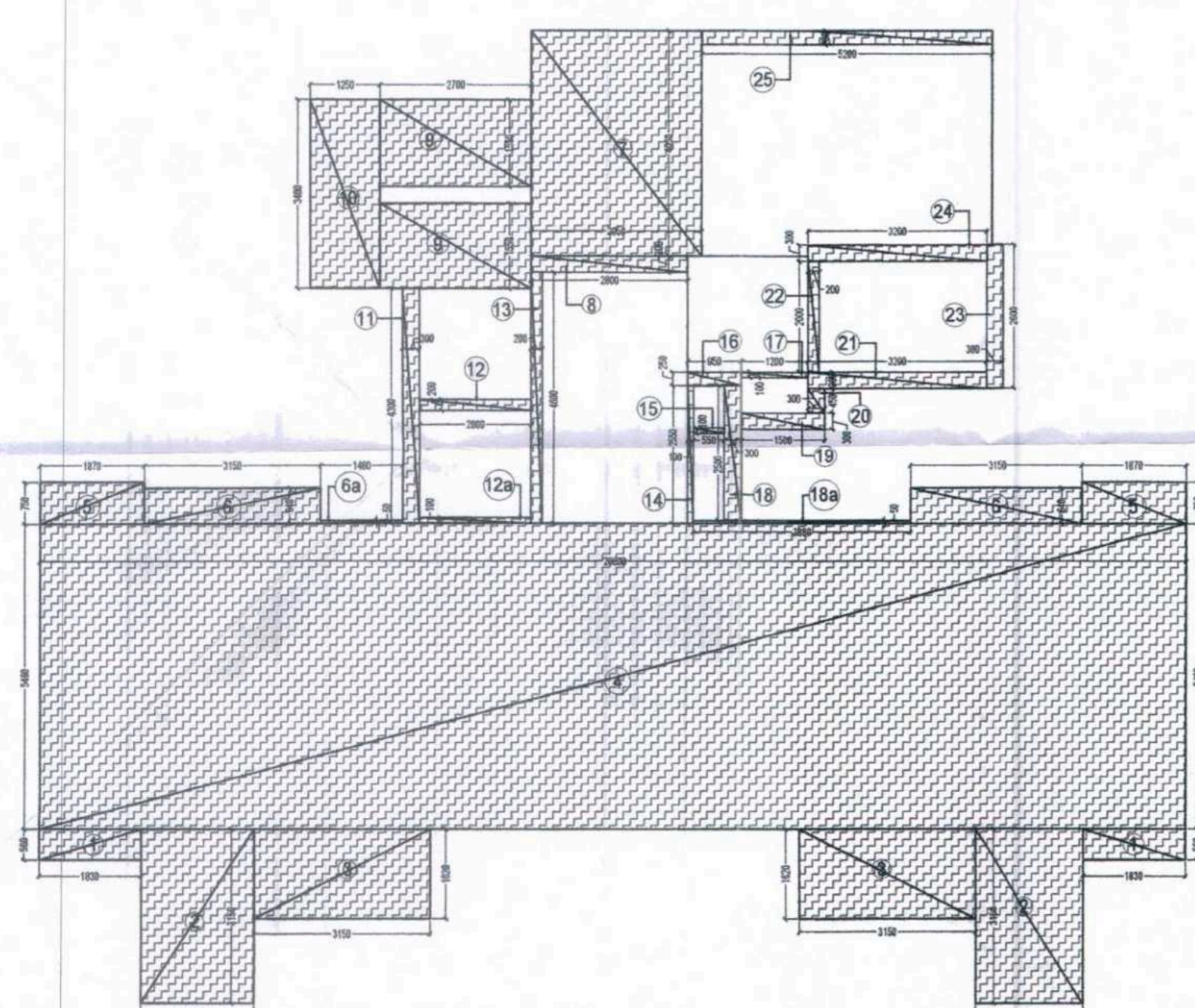
1 FIRST FLOOR PLAN
Scale:1:100



2 SECOND FLOOR PLAN
Scale:1:100



3 SECOND FLOOR 15% SERVICE & BALCONY AREA DIAGRAM
Scale:1:100



3 FIRST FLOOR AREA ADDITION DIAGRAM (FAR)
Scale:1:100

FAR AREA - TOWER B1,B2,B3 & B4 FIRST FLOOR AREA							
S.No.	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
ADDITIONS							
1	1	Rectangle	2	1.830	0.560	2.050	sqm.
2	2	Rectangle	2	2.020	3.150	12.726	sqm.
3	3	Rectangle	2	3.150	1.620	10.206	sqm.
4	4	Rectangle	1	20.600	5.490	113.094	sqm.
5	5	Rectangle	2	1.870	0.750	2.805	sqm.
6	6	Rectangle	2	3.150	0.640	4.032	sqm.
7	6a	Rectangle	1	1.480	0.050	0.074	sqm.
8	7	Rectangle	1	3.050	4.050	12.353	sqm.
9	8	Rectangle	1	2.800	0.300	0.840	sqm.
10	9	Rectangle	2	2.700	1.550	8.370	sqm.
11	10	Rectangle	1	1.250	3.400	4.250	sqm.
12	11	Rectangle	1	0.300	4.300	1.290	sqm.
13	12	Rectangle	1	2.000	0.200	0.400	sqm.
14	12a	Rectangle	1	2.000	0.100	0.200	sqm.
15	13	Rectangle	1	0.200	4.600	0.920	sqm.
16	14	Rectangle	1	0.100	2.550	0.255	sqm.
17	15	Rectangle	1	0.950	1.100	0.955	sqm.
18	16	Rectangle	1	0.950	0.250	0.238	sqm.
19	17	Rectangle	1	1.200	0.100	0.120	sqm.
20	18	Rectangle	1	0.300	2.500	0.750	sqm.
21	18a	Rectangle	1	3.880	0.050	0.194	sqm.
22	19	Rectangle	1	1.900	0.300	0.450	sqm.
23	20	Rectangle	1	0.300	0.450	0.135	sqm.
24	21	Rectangle	1	3.200	0.300	0.960	sqm.
25	22	Rectangle	1	0.200	2.000	0.400	sqm.
26	23	Rectangle	1	0.300	2.600	0.780	sqm.
27	24	Rectangle	1	3.200	0.300	0.960	sqm.
28	25	Rectangle	1	5.200	0.250	1.300	sqm.
FAR ACHIEVED ON FIRST FLOOR = (A)						180.206	SQM.

SERVICE FAR(15%) AREA - TOWER B1,B2,B3 & B4 FIRST FLOOR AREA							
S.No.	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
1	S1	Rectangle	2	5.200	1.500	15.600	sqm.
2	S2	Rectangle	1	1.500	0.600	0.900	sqm.
3	S2a	Rectangle	1	1.600	0.600	0.960	sqm.
4	S3	Rectangle	1	2.600	4.600	11.960	sqm.
5	S4	Rectangle	1	1.900	0.200	0.380	sqm.
6	S5	Rectangle	1	2.150	2.100	4.515	sqm.
7	S6	Rectangle	1	1.200	0.650	0.780	sqm.
8	S7	Rectangle	1	0.950	0.775	0.426	sqm.
9	S8	Rectangle	1	0.950	1.625	0.894	sqm.
10	S9	Rectangle	4	2.000	1.350	10.908	sqm.
11	S10	Rectangle	2	0.750	1.390	2.085	sqm.
12	S11	Rectangle	2	1.550	0.450	1.395	sqm.
13	S12	Rectangle	2	0.810	1.570	1.915	sqm.
ACHIEVED FAR ON SERVICE AREA(15%)						52.718	SQM.

BALCONY NON FAR AREA - TOWER B1,B2,B3 & B4 FIRST FLOOR AREA							
S.No.	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
1	B1	Rectangle	2	1.830	1.500	5.490	sqm.
2	B1a	Rectangle	4	0.200	0.300	0.240	sqm.
3	B1b	Rectangle	2	1.630	1.500	4.890	sqm.
4	B2	Rectangle	2	2.850	1.500	7.950	sqm.
5	B3	Rectangle	2	1.550	1.850	5.665	sqm.
6	B4	Rectangle	2	1.350	0.100	0.270	sqm.
7	B5	Rectangle	2	2.750	1.390	7.645	sqm.
8	S13	Rectangle	1	3.000	2.000	6.000	sqm.
9	B6	Rectangle	2	1.630	0.110	0.359	sqm.
NON FAR BALCONY AREA						38.703	SQM.

FAR AREA - TOWER B1,B2,B3 & B4 SECOND FLOOR AREA							
S.No.	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
ADDITIONS							
1	1	Rectangle	2	1.660	0.960	1.862	sqm.
2	1a	Rectangle	2	1.850	0.960	2.850	sqm.
3	2	Rectangle	4	2.020	3.150	25.452	sqm.
4	3	Rectangle	4	3.150	1.620	20.412	sqm.
5	4	Rectangle	2	1.770	2.760	8.897	sqm.
6	4a	Rectangle	2	1.230	0.100	0.246	sqm.
7	5	Rectangle	1	20.300	3.700	75.110	sqm.
8	5a	Rectangle	1	20.800	5.400	113.088	sqm.
9	6	Rectangle	1	15.140	3.440	36.342	sqm.
10	7	Rectangle	1	3.050	3.800	11.590	sqm.
11	8	Rectangle	1	2.800	0.300	0.840	sqm.
12	9	Rectangle	2	2.700	1.550	8.370	sqm.
13	10	Rectangle	1	1.250	3.400	4.250	sqm.
14	11	Rectangle	1	0.300	4.300	1.290	sqm.
15	12	Rectangle	1	2.000	0.200	0.400	sqm.
16	12a	Rectangle	1	2.000	0.100	0.200	sqm.
17	13	Rectangle	1	0.200	4.600	0.920	sqm.
18	14	Rectangle	1	0.100	2.550	0.255	sqm.
19	15	Rectangle	1	0.950	1.100	0.955	sqm.
20	16	Rectangle	1	0.950	0.250	0.238	sqm.
21	17	Rectangle	1	1.200	0.100	0.120	sqm.
22	18	Rectangle	1	0.300	2.500	0.750	sqm.
23	18a	Rectangle	1	3.880	0.050	0.194	sqm.
24	19	Rectangle	1	1.900	0.300	0.450	sqm.
25	20	Rectangle	1	0.300	0.450	0.135	sqm.
26	21	Rectangle	1	3.200	0.300	0.960	sqm.
27	22	Rectangle	1	0.200	2.000	0.400	sqm.
28	23	Rectangle	1	0.300	2.600	0.780	sqm.
29	24	Rectangle	1	3.200	0.300	0.960	sqm.
30	25	Rectangle	1	5.200	0.250	1.300	sqm.
FAR ACHIEVED ON SECOND FLOOR = (A)						325.131	SQM.

SERVICE FAR(15%) AREA - TOWER B1,B2,B3 & B4 SECOND FLOOR AREA							
S.No.	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
1	S1	Rectangle	2	5.200	1.500	15.600	sqm.
2	S2	Rectangle	1	1.500	0.600	0.900	sqm.
3	S2a	Rectangle	1	1.600	0.600	0.960	sqm.
4	S3	Rectangle	1	2.600	4.600	11.960	sqm.
5	S4	Rectangle	1	1.900	0.200	0.380	sqm.
6	S5	Rectangle	1	2.150	2.100	4.515	sqm.
7	S6	Rectangle	1	1.200	0.650	0.780	sqm.
8	S7	Rectangle	1	0.950	0.775	0.426	sqm.
9	S8	Rectangle	1	0.950	1.625	0.894	sqm.
10	S9	Rectangle	4	2.000	1.350	10.908	sqm.
11	S10	Rectangle	2	0.750	1.390	2.085	sqm.
12	S11	Rectangle	2	1.550	0.450	1.395	sqm.
13	S12	Rectangle	2	0.810	1.570	1.915	sqm.
ACHIEVED FAR ON SERVICE AREA(15%)						68.361	SQM.

BALCONY NON FAR AREA - TOWER B1,B2,B3 & B4 SECOND FLOOR AREA							
S.No.	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
1	B1	Rectangle	2	1.830	1.500	5.490	sqm.
2	B1a	Rectangle	4	0.200	0.300	0.240	sqm.
3	B1b	Rectangle	2	1.630	1.500	4.890	sqm.
4	B2	Rectangle	2	2.850	1.500	7.950	sqm.
5	B3	Rectangle	2	1.550	1.850	5.665	sqm.
6	B4	Rectangle	2	1.350	0.100	0.270	sqm.
7	B5	Rectangle	2	2.750	1.390	7.645	sqm.
8	S13	Rectangle	1	3.000	2.000	6.000	sqm.
9	B6	Rectangle	2	1.630	0.110	0.359	sqm.
NON FAR BALCONY AREA						48.853	SQM.

SUBMISSION DRAWINGS

APPROVED

Valid Letter No. YEA/PLN/01/19 Date 23-06-2019

Valid Upto Date (as per 2-7-2019)

For IMPENIA STRUCTURES LTD.

Authorised Signatory

TOWER B DOOR/WINDOW OPENING SCHEDULE				
Sl. No.	DOOR SIZE (mm)	Sl. No.	WINDOW	DESCRIPTION
DOOR				
1	D1	1100 X 2400	00	ENTRANCE DOOR
2	D2	800 X 2400	00	BEDROOM DOOR
3	D3	750 X 2400	00	TOILET IN2
4	D4	800 X 2400	00	UTILITY/HITCHEN DOOR
5	D5	1200 X 2400	00	MAINTY DOOR
6	D7	1000 X 2400	00	STAIRCASE FIRE DOOR
7	D7	800 X 2000	400	PHC FIRE DOOR
8	D7	750 X 2000	400	LV SHAFFT FIRE DOOR
9	D4	800 X 2000	400	ELEC SHAFFT FIRE DOOR
10	D01	1800 X 2400	00	SLIDING DOOR
11	D02	2000 X 2400	00	SLIDING DOOR
GLAZING				
12	G2	1330 X 2400	00	ENTRANCE LOBBY/STLTY
13	G2a	1800 X 2400	00	LOBBY/STLTY-DOUBLE HEIGHT
14	G2b	6000 X 2400	00	ENTRANCE LOBBY/STLTY
15	G2c	800 X 2400	00	LOBBY/STLTY-DOUBLE HEIGHT
16	G21	3300 X 2400	00	ENTRANCE LOBBY/STLTY
17	G21a	3300 X 2400	00	ENTRANCE LOBBY/STLTY-DOUBLE HEIGHT
18	G21b	3000 X 2400	00	LOFT LOBBY(BASEMENT)
19	G23	3000 X 2400	00	LOFT LOBBY(BASEMENT)
WINDOW				
20	W1	2000 X 1800	000	BEDROOM WINDOW
21	W2	750 X 1800	000	DRING/DRAWING
22	W3	1000 X 1500	000	LOFT LOBBY(BASEMENT)
DOOR WINDOW				
23	Dw1	1050 X 2400	1000	UTILITY/HITCHEN DOOR WINDOW
VENTILATOR				
24	V1	800 X 1000	1000	TOILETS VENTILATOR

AREA LEGENDS:-

- F.A.R AREA
- 15% SERVICES AREA
- NON FAR AREA

PRINCIPAL ARCHITECT:

DESIGN FORUM INTERNATIONAL

K/7, MALASH COLONY, NEW DELHI-110048
PHONE NO. 011-4558600

ARCHITECT'S SIGNATURE

VIKAS KUMAR
CA2023146770

OWNER'S SIGNATURE

STRUCTURES LTD.

Authorised Signatory

CLIENT:

IMPENIA STRUCTURES LIMITED,
A-25, MOHAN COOPERATIVE INDUSTRIAL ESTATE,
MATHURA ROAD, NEW DELHI-110044

PROJECT: THE SEPHYRA

PROPOSED GROUP HOUSING @ PLOT A4
IN SECTOR-25, JAYPEE GREENS, SPORTS CITY
SOZ YEIDA AREA

DRAWING TITLE:
FIRST & SECOND FLOOR 28H TOWER B-
FLOOR PLANS, AREA DIAGRAMS &
CALCULATIONS

SCALE: NORTH SHEET NO. 05A

DATE: 23.06.2019

SUBMISSION DRAWINGS

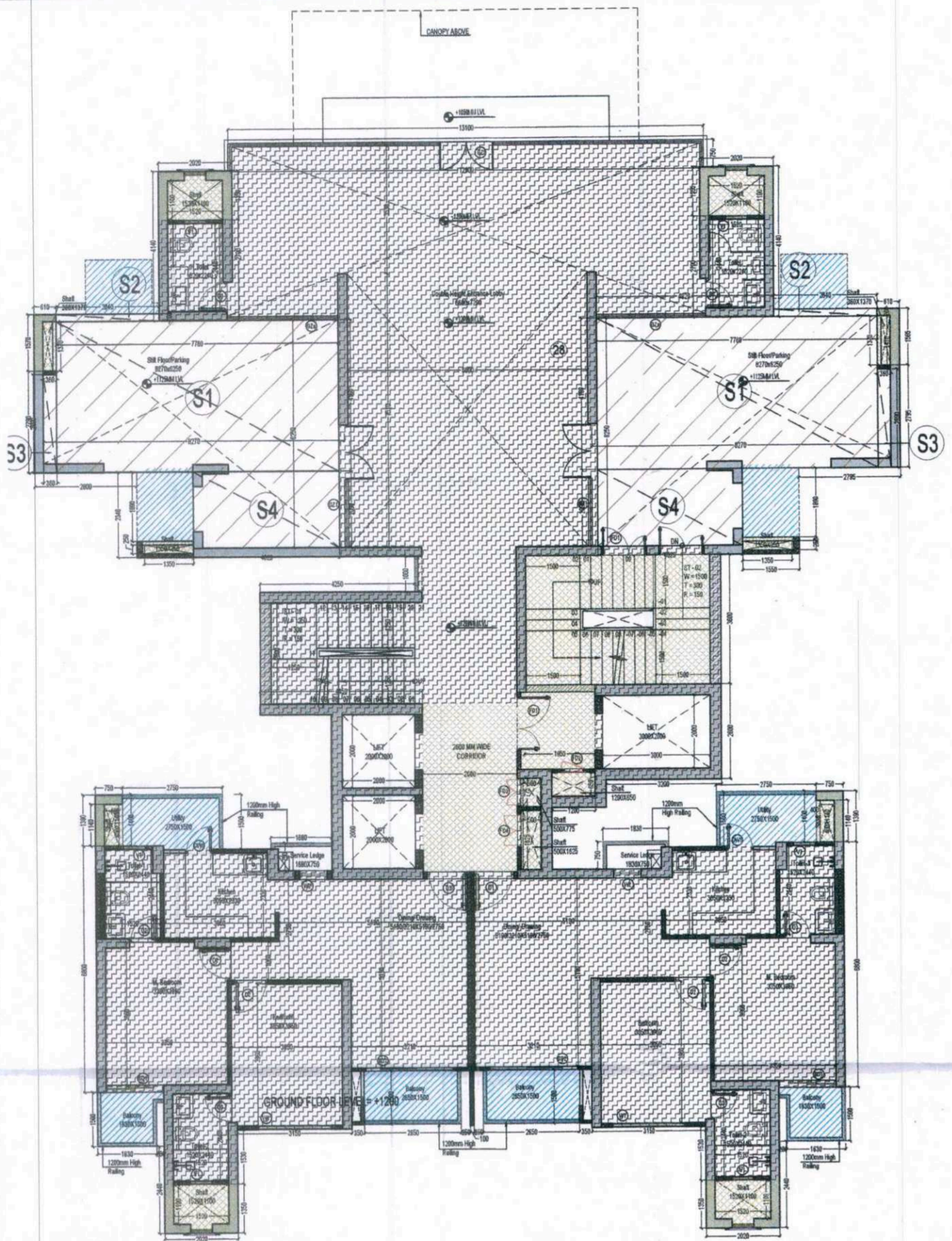
APPROVED

Valid Letter No. YEAP/PLN/20.9/2019/2504

Valid Upto Date: 10-02-2027

For IMPERIA STRUCTURES LTD.

Authorised Signatory



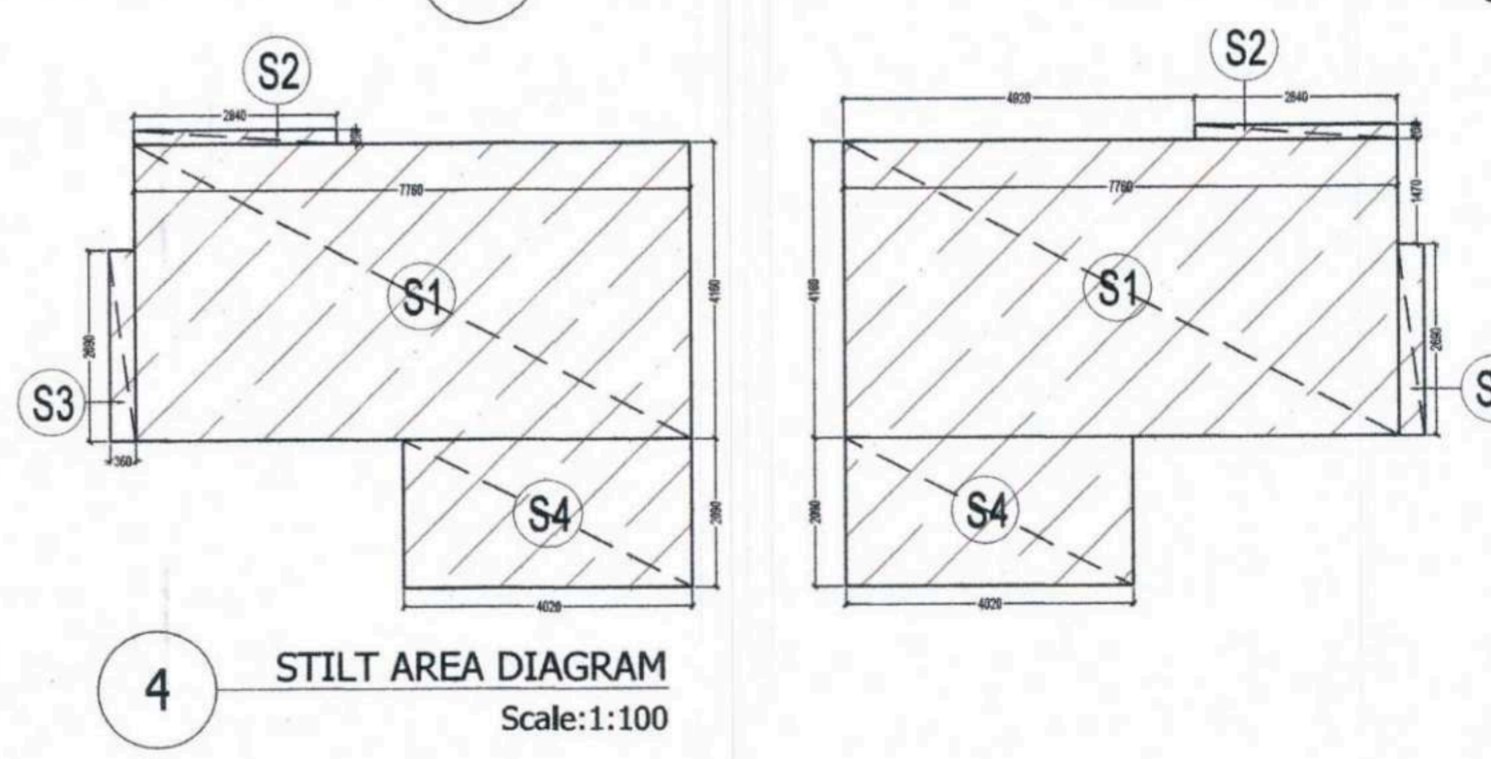
1 GROUND FLOOR PLAN
Scale:1:100

TOWER B1,B2,B3 & B4 GROUND COVERAGE AREA							
S.no.	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
ADDITIONS							
1	1	Rectangle	2	1.420	4.360	12.382	sqm.
2	2	Rectangle	2	2.030	4.660	18.920	sqm.
3	2a	Rectangle	2	1.830	1.200	4.392	sqm.
4	2b	Rectangle	2	1.630	1.200	3.912	sqm.
5	3	Rectangle	2	2.020	3.000	12.120	sqm.
6	3a	Rectangle	2	3.150	0.120	0.756	sqm.
7	3b	Rectangle	1	0.100	1.550	0.155	sqm.
8	4	Rectangle	1	13.100	0.750	9.825	sqm.
9	5	Rectangle	1	16.940	10.640	180.242	sqm.
10	5a	Rectangle	2	0.650	2.340	3.042	sqm.
11	6	Rectangle	1	4.250	3.400	14.450	sqm.
12	7	Rectangle	1	8.450	6.200	52.390	sqm.
13	8	Rectangle	1	2.300	1.800	4.140	sqm.
14	9	Rectangle	1	6.050	2.450	14.823	sqm.
15	10	Rectangle	1	1.500	0.750	1.125	sqm.
16	11	Rectangle	2	3.500	2.090	14.630	sqm.
17	12	Rectangle	2	1.320	0.590	1.556	sqm.
18	13	Rectangle	1	1.680	0.750	1.260	sqm.
19	14	Rectangle	1	1.830	0.750	1.373	sqm.
20	15	Rectangle	1	20.600	5.540	114.124	sqm.
21	16	Rectangle	2	8.170	1.500	24.510	sqm.
22	16a	Rectangle	2	1.830	0.860	3.148	sqm.
ACHIEVED GROUND COVERAGE =(A)						493.275	SQM.
ADDITION-TOWER B1,B3 & B3,B4							
1	S1	Rectangle	8	7.760	4.160	258.253	sqm.
2	S2	Rectangle	8	2.840	0.200	4.544	sqm.
3	S3	Rectangle	8	0.360	2.690	7.747	sqm.
4	S4	Rectangle	8	4.020	2.090	67.214	sqm.
5	S5	Rectangle	8	0.440	1.215	4.277	sqm.
TOTAL AREA AVAILABLE FOR STILT PARKING (B)						342.035	sqm.

2 GROUND FLOOR AREA ADDITION DIAGRAM(FAR)
Scale:1:100

FAR AREA - TOWER B1,B2,B3 & B4 GROUND FLOOR AREA							
S.no.	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
ADDITIONS							
1	1	Rectangle	2	1.830	0.560	2.050	sqm.
2	2	Rectangle	2	2.020	3.150	12.726	sqm.
3	3	Rectangle	2	3.150	1.620	10.206	sqm.
4	3	Rectangle	1	20.600	5.490	113.094	sqm.
5	5	Rectangle	2	1.870	0.750	2.805	sqm.
6	6	Rectangle	2	3.150	0.640	4.032	sqm.
7	6a	Rectangle	1	1.480	0.050	0.074	sqm.
8	7	Rectangle	1	3.050	3.800	11.590	sqm.
9	8	Rectangle	1	2.800	0.300	0.840	sqm.
10	9	Rectangle	2	2.700	1.550	8.370	sqm.
11	10	Rectangle	1	1.550	3.400	5.270	sqm.
12	11	Rectangle	1	0.300	4.300	1.290	sqm.
13	12	Rectangle	1	2.000	0.200	0.400	sqm.
14	12a	Rectangle	1	2.000	0.100	0.200	sqm.
15	13	Rectangle	1	0.200	4.600	0.920	sqm.
16	14	Rectangle	1	0.100	2.550	0.255	sqm.
17	15	Rectangle	1	0.550	0.100	0.055	sqm.
18	16	Rectangle	1	0.950	0.250	0.238	sqm.
19	17	Rectangle	1	1.200	0.100	0.120	sqm.
20	18	Rectangle	1	0.300	2.500	0.750	sqm.
21	18a	Rectangle	1	3.880	0.050	0.194	sqm.
22	19	Rectangle	1	1.500	0.300	0.450	sqm.
23	20	Rectangle	1	0.300	0.450	0.135	sqm.
24	21	Rectangle	1	3.200	0.300	0.960	sqm.
25	22	Rectangle	1	0.200	2.000	0.400	sqm.
26	23	Rectangle	1	0.300	6.450	1.935	sqm.
27	24	Rectangle	1	3.200	0.300	0.960	sqm.
28	25	Rectangle	1	3.100	0.250	0.775	sqm.
29	26	Rectangle	1	7.100	8.500	46.150	sqm.
30	27	Rectangle	1	12.900	4.890	63.081	sqm.
31	28	Rectangle	2	2.020	2.790	11.272	sqm.
32	29	Rectangle	2	0.100	0.750	0.150	sqm.
FAR ACHIEVED ON GROUND FLOOR =(A)						301.746	SQM.

3 GROUND FLOOR 15% SERVICE & BALCONY AREA DIAGRAM
Scale:1:100



4 STILT AREA DIAGRAM
Scale:1:100

SERVICE FAR(15%) AREA - TOWER B1,B2,B3 & B4 GROUND FLOOR AREA							
DEDUCTIONS (S)	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
1	S1	Rectangle	2	5.100	1.500	15.300	sqm.
2	S2	Rectangle	2	1.500	0.600	1.800	sqm.
3	S3	Rectangle	1	2.650	4.500	11.980	sqm.
4	S4	Rectangle	1	1.900	0.200	0.380	sqm.
5	S5	Rectangle	1	2.150	2.100	4.515	sqm.
6	S6	Rectangle	1	1.200	0.650	0.780	sqm.
7	S7	Rectangle	1	0.550	0.775	0.426	sqm.
8	S8	Rectangle	1	0.550	1.625	0.894	sqm.
9	S9	Rectangle	4	2.020	1.350	10.908	sqm.
10	S10	Rectangle	2	0.750	1.390	2.085	sqm.
11	S11	Rectangle	2	1.550	0.450	1.395	sqm.
12	S12	Rectangle	2	0.610	1.570	1.915	sqm.
ACHIEVED FAR ON SERVICE AREA(15%)						52.358	SQM.
BALCONY NON FAR AREA - TOWER B1,B2,B3 & B4 GROUND FLOOR AREA							
DEDUCTIONS (B)	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
1	B1	Rectangle	2	1.830	1.500	5.490	sqm.
2	B1a	Rectangle	4	0.200	0.300	0.240	sqm.
3	B1b	Rectangle	2	1.630	1.500	4.890	sqm.
4	B2	Rectangle	2	2.650	1.500	7.950	sqm.
5	B3	Rectangle	2	1.550	1.890	5.859	sqm.
6	B4	Rectangle	2	1.350	0.100	0.270	sqm.
7	B5	Rectangle	2	2.750	1.390	7.645	sqm.
13	S13	Rectangle	1	3.000	2.000	6.000	sqm.
8	B6	Rectangle	2	1.630	0.110	0.359	sqm.
NON FAR BALCONY AREA						38.703	SQM.

TOWER B DOOR-WINDOW OPENING SCHEDULE				
Sl. No.	Tag	Door Size (mm)	Unit	Description
DOOR				
1	D1	1100 X 2400	05	ENTRANCE DOOR
2	D2	800 X 2400	05	BEDROOM DOOR
3	D3	750 X 2400	05	TOILET 1A2
4	D4	800 X 2400	05	UTILITY KITCHEN DOOR
5	D5	1200 X 2400	05	MURTY DOOR
6	D6	1000 X 2400	05	ENTRANCE FIRE DOOR
7	FD1	800 X 2000	+400	PNC FIRE DOOR
8	FD2	700 X 2000	+400	LV SHFT FIRE DOOR
9	FD3	800 X 2000	+400	ELEC SHFT FIRE DOOR
10	BD1	1000 X 2400	05	BEDROOM DOOR
11	BD2	2400 X 2400	05	BEDROOM DOOR
GLAZING				
12	GL	1000 X 1200	05	ENTRANCE LOBBY STILT
13	GL2	1000 X 2400	05	LOBBY STILT DOUBLE HEIGHT
14	GL3	800 X 2400	05	ENTRANCE LOBBY STILT
15	GL4	800 X 2400	05	LOBBY STILT DOUBLE HEIGHT
16	GL5	3200 X 2400	05	ENTRANCE LOBBY STILT
17	GL6	3200 X 2400	05	ENTRANCE LOBBY STILT DOUBLE HEIGHT
18	GL7	3000 X 2400	05	LIFT LOBBY (PASSAGE)
19	GL8	2000 X 2400	05	LIFT LOBBY (PASSAGE)
WINDOW				
20	W1	2000 X 1000	05	BEDROOM WINDOW
21	W2	750 X 1000	05	BEDROOM WINDOW
22	W3	1000 X 1000	05	LIFT LOBBY (PASSAGE)
DOOR WINDOW				
23	DW1	1000 X 2400	1200	UTILITY KITCHEN DOOR WINDOW
VENTILATOR				
24	V1	600 X 1000	1000	TOILET VENTILATOR

AREA LEGENDS:-

- F.A.R AREA
- 15% SERVICES AREA
- NON FAR AREA
- STILT AREA

PRINCIPAL ARCHITECT:

DESIGN FORUM INTERNATIONAL

K47, KALASH COLONY, NEW DELHI - 110048
PHONE NO. 911-4855669

ARCHITECT'S SIGNATURE:

VIKAS KUMAR
CADD/2/14/2019

OWNER'S SIGNATURE:

Authorised Signatory

CLIENT:

IMPERIA STRUCTURES LIMITED,
A-25, MOHAN COOPERATIVE INDUSTRIAL ESTATE,
MATHURA ROAD, NEW DELHI-110044

PROJECT: THE SEPHYRA

PROPOSED GROUP HOUSING @ PLOT A4
IN SECTOR -25, JAYPEE GREENS, SPORTS CITY
SO2 YEEDA AREA

DRAWING TITLE:

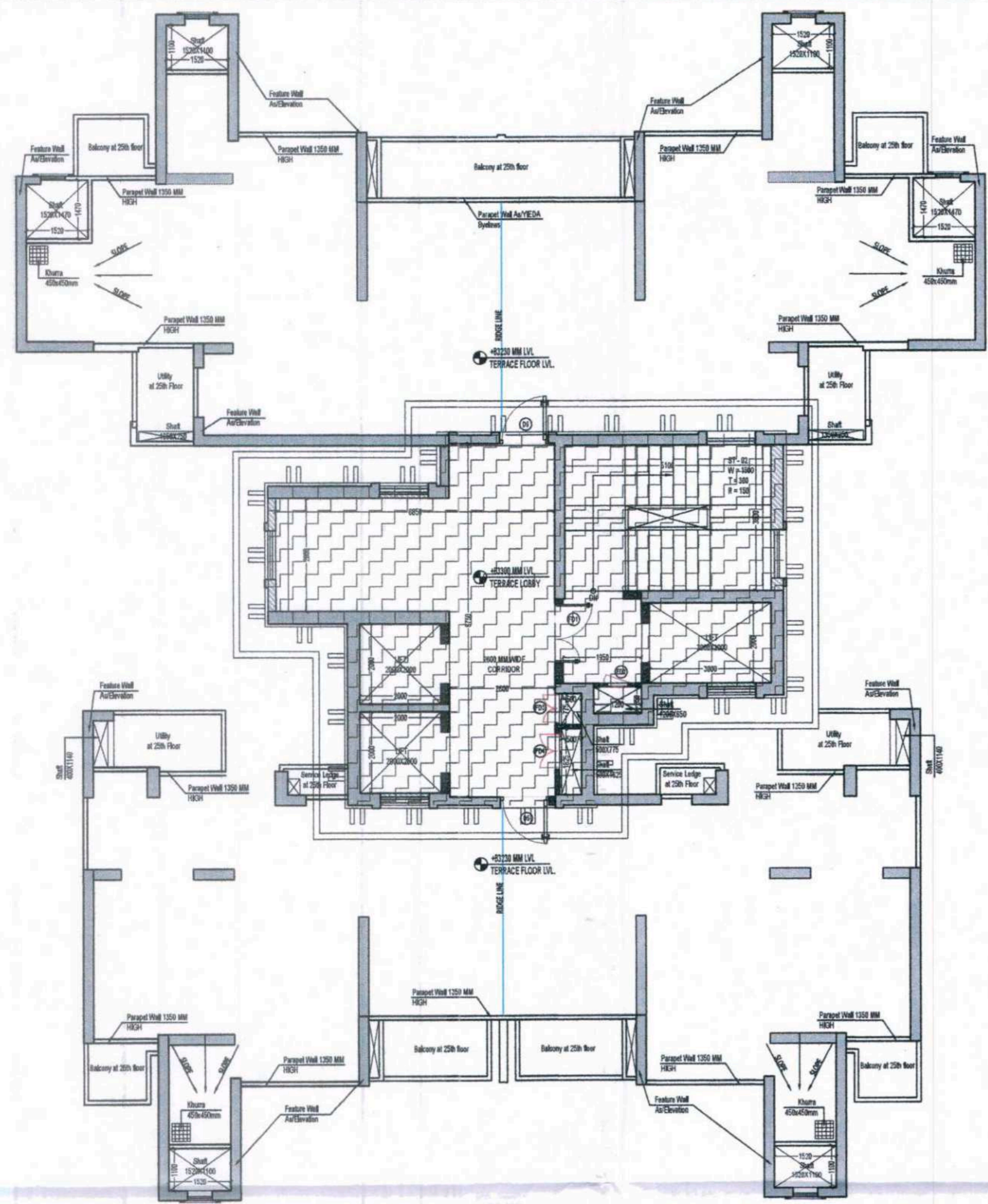
GROUND FLOOR 2BHK TOWER B-FLOOR
PLANS, AREA DIAGRAMS & CALCULATIONS

SCALE: AS SHOWN

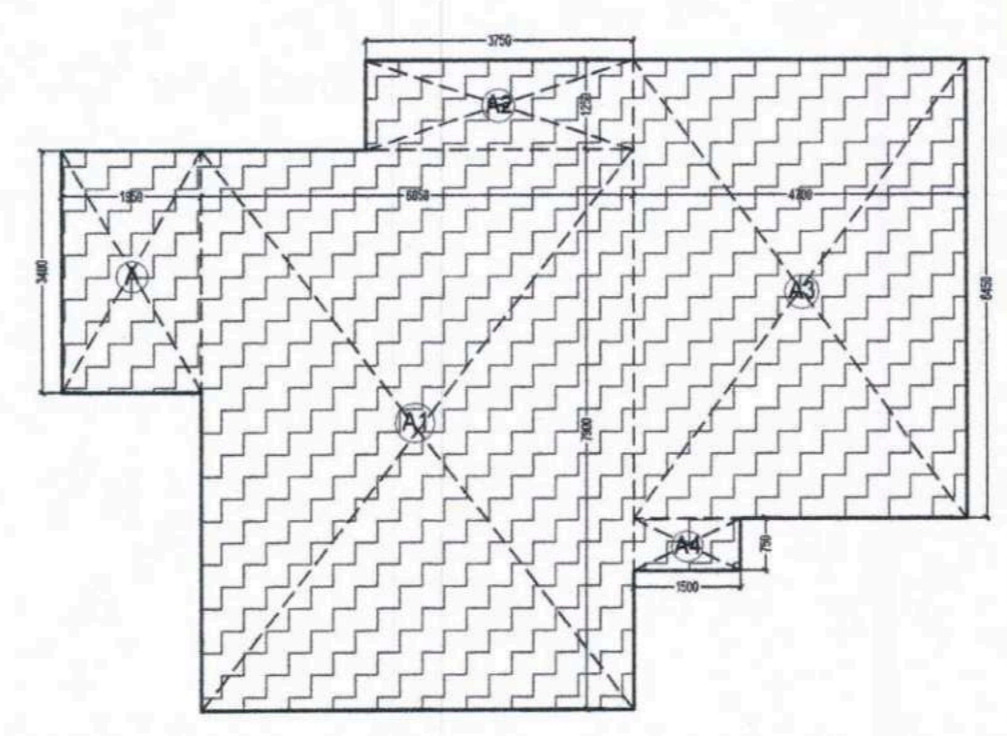
DATE: 23.08.2023

SHEET NO.: 05

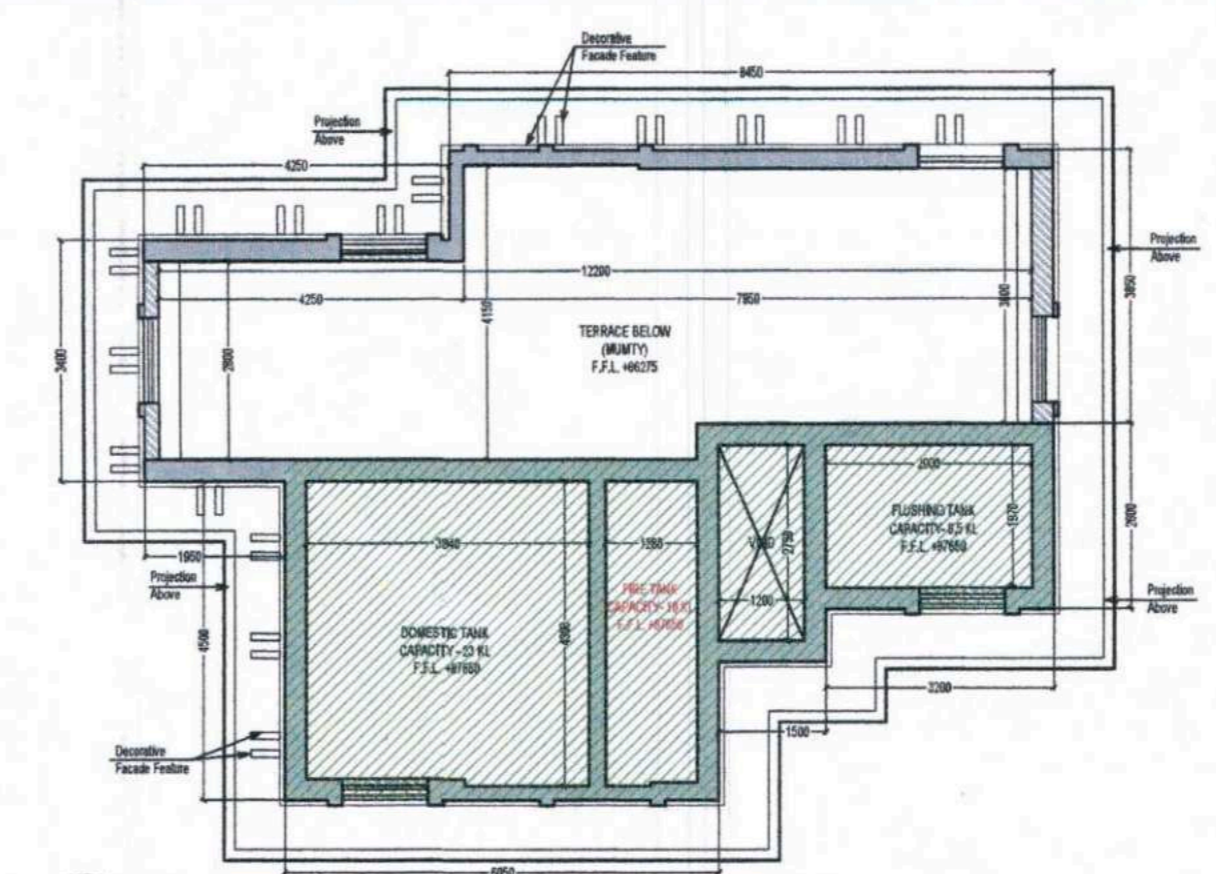
Uttarakhand Urban Development Authority
APPROVED
 Vide Letter No. YEA/100/2019 dated 21.06.2019
 Valid Up to Date: 10.03.2022
 Manager (Plan) [Signature]
 Deputy Chief Engineer & Verified by [Signature]
 Assistant Engineer



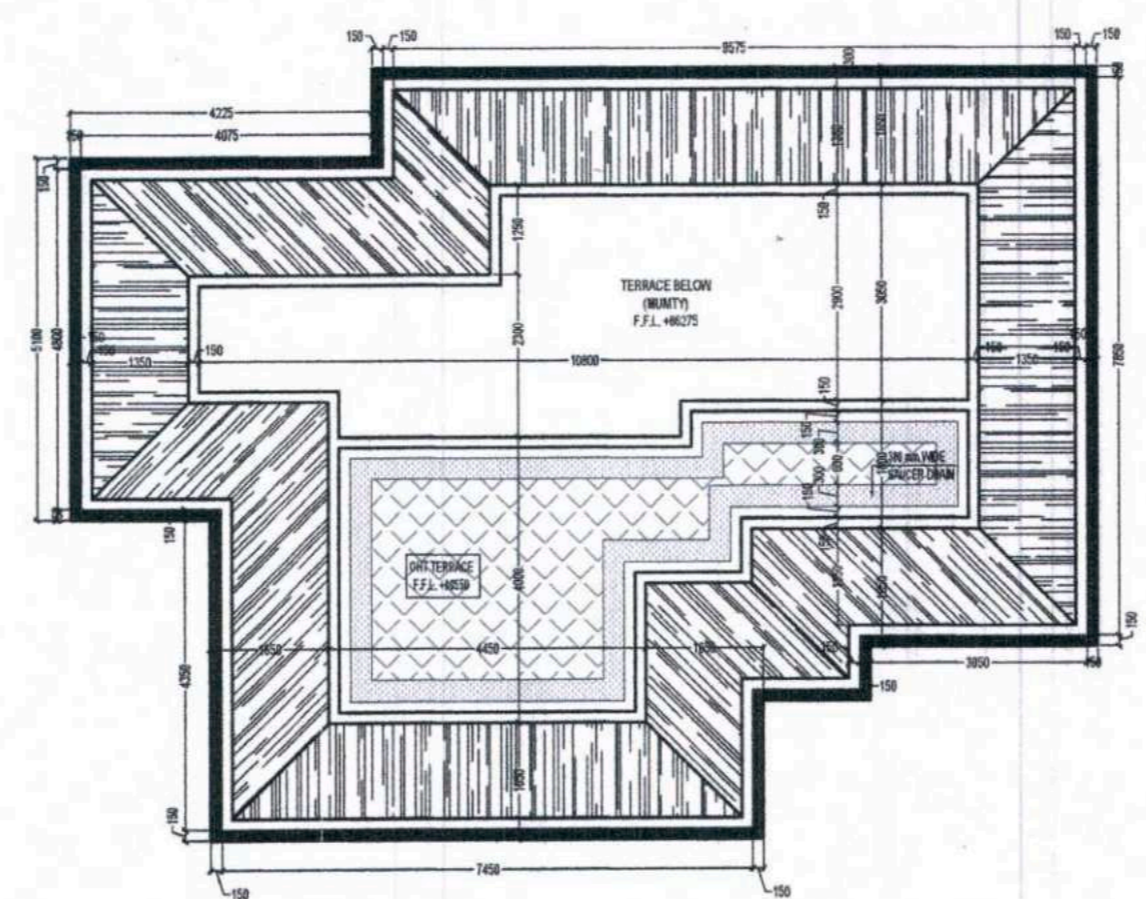
1 TERRACE FLOOR LAYOUT
Scale:1:100



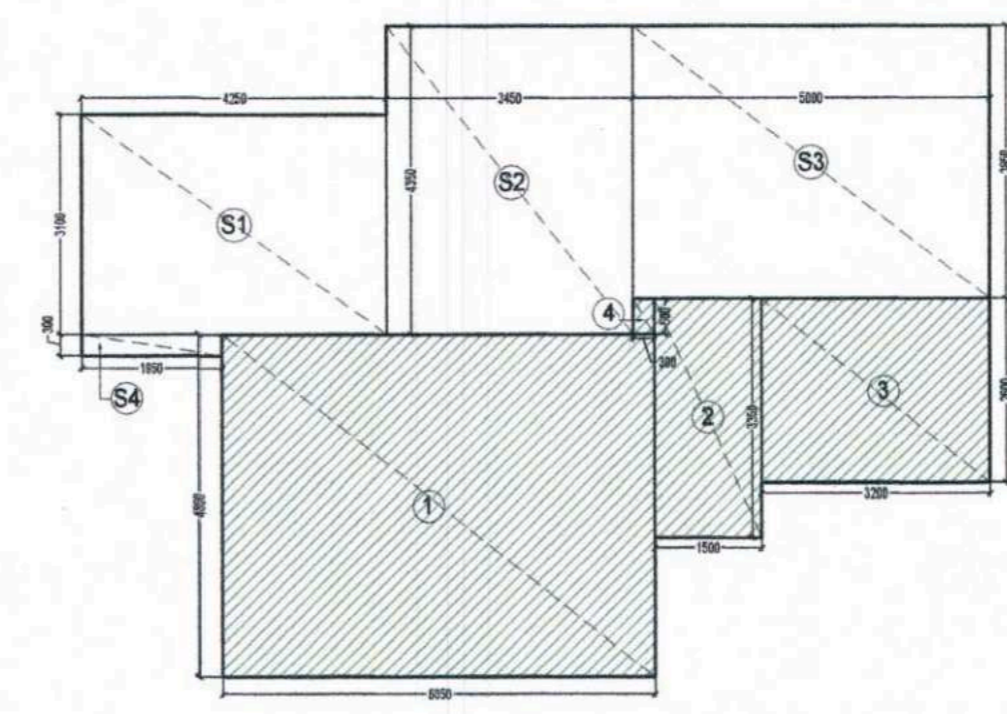
2 MUMTY AREA DIAGRAM
Scale:1:100



3 WATER TANK (OHT) LAYOUT PLAN
Scale:1:100



4 WATER TANK (OHT) ROOF / TERRACE LAYOUT PLAN
Scale:1:100



5 WATER TANK (OHT) - AREA DIAGRAM
Scale:1:100

MUMTY BUILT UP AREA DETAIL - TOWER B1,B2,B3 & B4							
S.no.	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
ADDITIONS							
1	A	Rectangle	1	1.950	3.400	6.630	sqm.
2	A1	Rectangle	1	6.050	7.900	47.795	sqm.
3	A2	Rectangle	1	3.750	1.250	4.688	sqm.
4	A3	Rectangle	1	4.700	6.450	30.315	sqm.
5	A4	Rectangle	1	1.500	0.750	1.125	sqm.
MUMTY BUILT UP AREA						90.553	SQM.

WATER TANK AREA(OHT) DETAIL- TOWER - B1,B2,B3 & B4							
S.no.	Description	Type	Number	Dimension(Meter)		Answer	Unit
				Length	Breadth		
ADDITIONS							
1	1	Rectangle	1	6.050	4.800	29.040	sqm.
2	2	Rectangle	1	1.500	3.350	5.025	sqm.
3	3	Rectangle	1	3.200	2.600	8.320	sqm.
4	4	Rectangle	1	0.300	0.500	0.150	sqm.
1	S1	Rectangle	1	4.250	3.100	13.175	sqm.
2	S2	Rectangle	1	3.450	4.350	15.008	sqm.
3	S3	Rectangle	1	5.000	3.850	19.250	sqm.
4	S4	Rectangle	1	1.950	0.300	0.585	sqm.
WATER TANK AREA DETAIL						90.553	sqm.

AREA LEGENDS:-

	MUMTY BUILT UP AREA
	WATER TANK(OHT) AREA

PRINCIPAL ARCHITECT:

DESIGN FORUM INTERNATIONAL
 K-1, KALASH COLONY, NEW DELHI - 110048
 PHONE NO. 011-48556000
 ARCHITECT'S SIGNATURE

 VIKAS KUMAR
 CA2022/146770

OWNER'S SIGNATURE

IMPERIA STRUCTURES LTD.
 Authorized Signatory

CLIENT:
IMPERIA STRUCTURES LIMITED,
 A-25, MOHAN COOPERATIVE INDUSTRIAL ESTATE,
 MATHURA ROAD, NEW DELHI-110044

PROJECT:
THE SEPHYRA
 PROPOSED GROUP HOUSING @ PLOT A4
 IN SECTOR -25, JAYPEE GREENS, SPORTS CITY
 SOZ YEIDA AREA

DRAWING TITLE:
**TERRACE, MUMTY & OHT LAYOUT
 2BHK TOWER B- FLOOR PLANS, AREA
 DIAGRAMS & CALCULATIONS**

SCALE	NORTH	SHEET NO.
AS SHOWN		07
DATE		
23.08.2025		