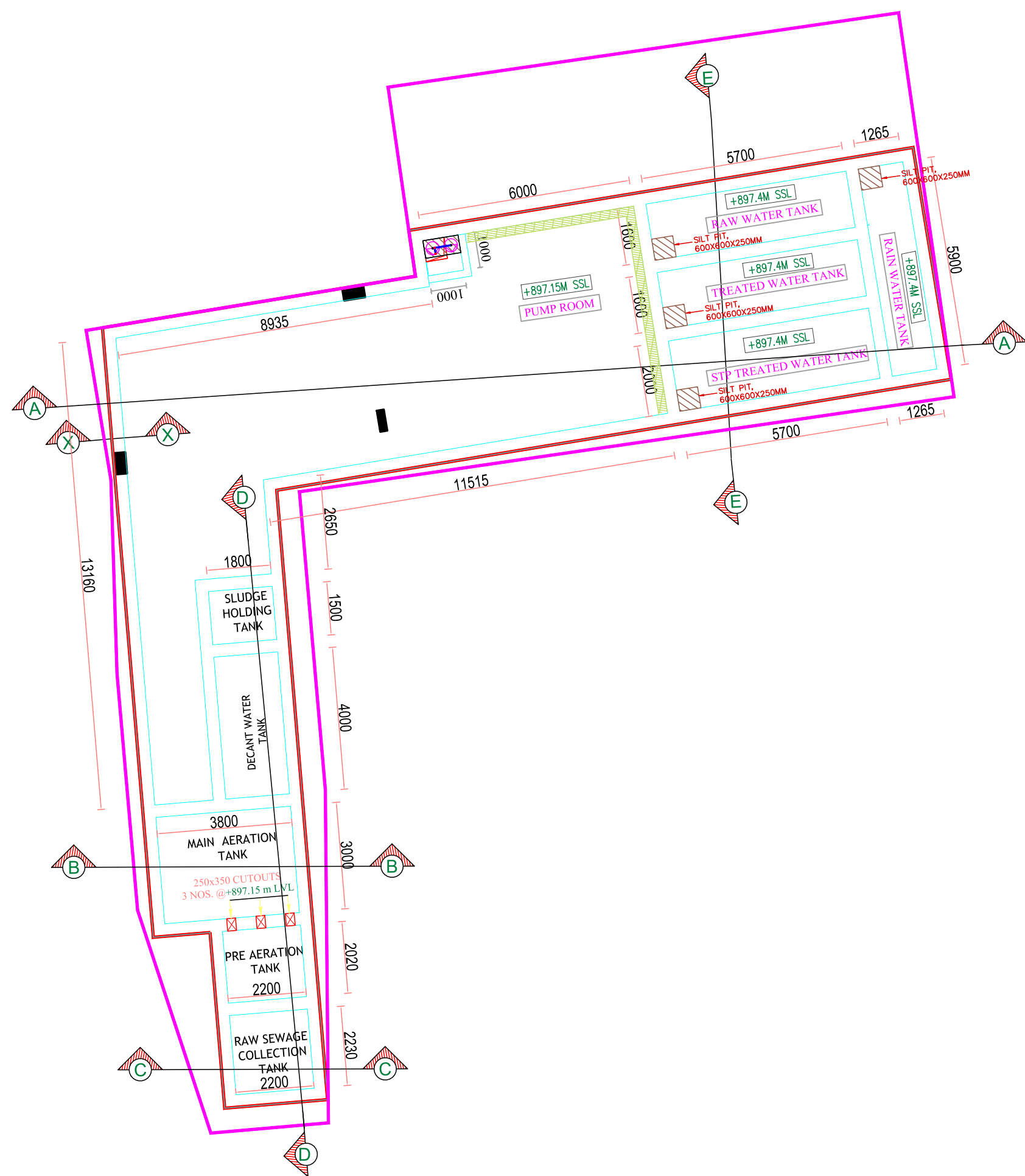


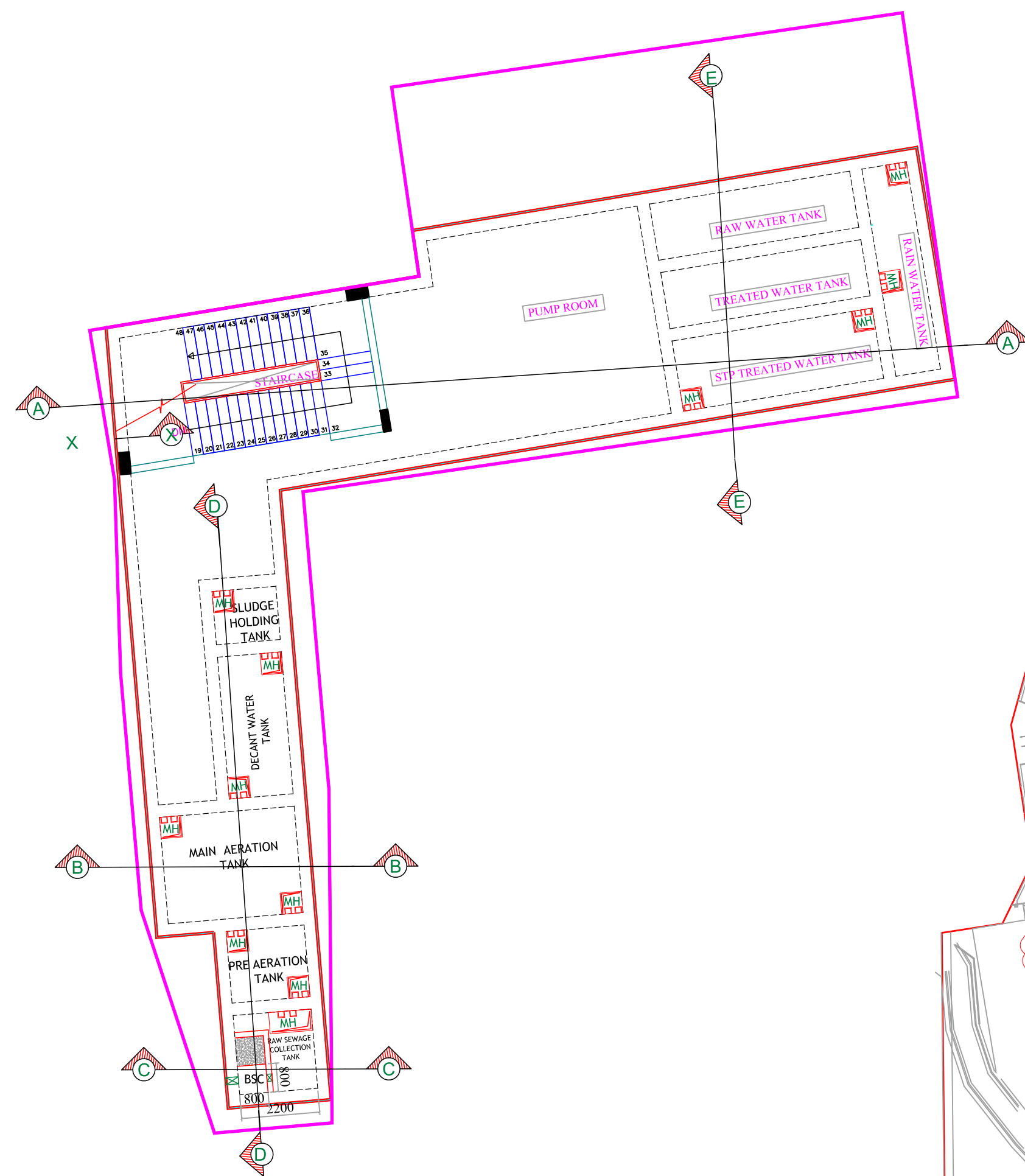
**Project:** Assetz Earth & Essence PH1A & PH1B

**Developer:** Assetz Premium Holdings Pvt Ltd.,

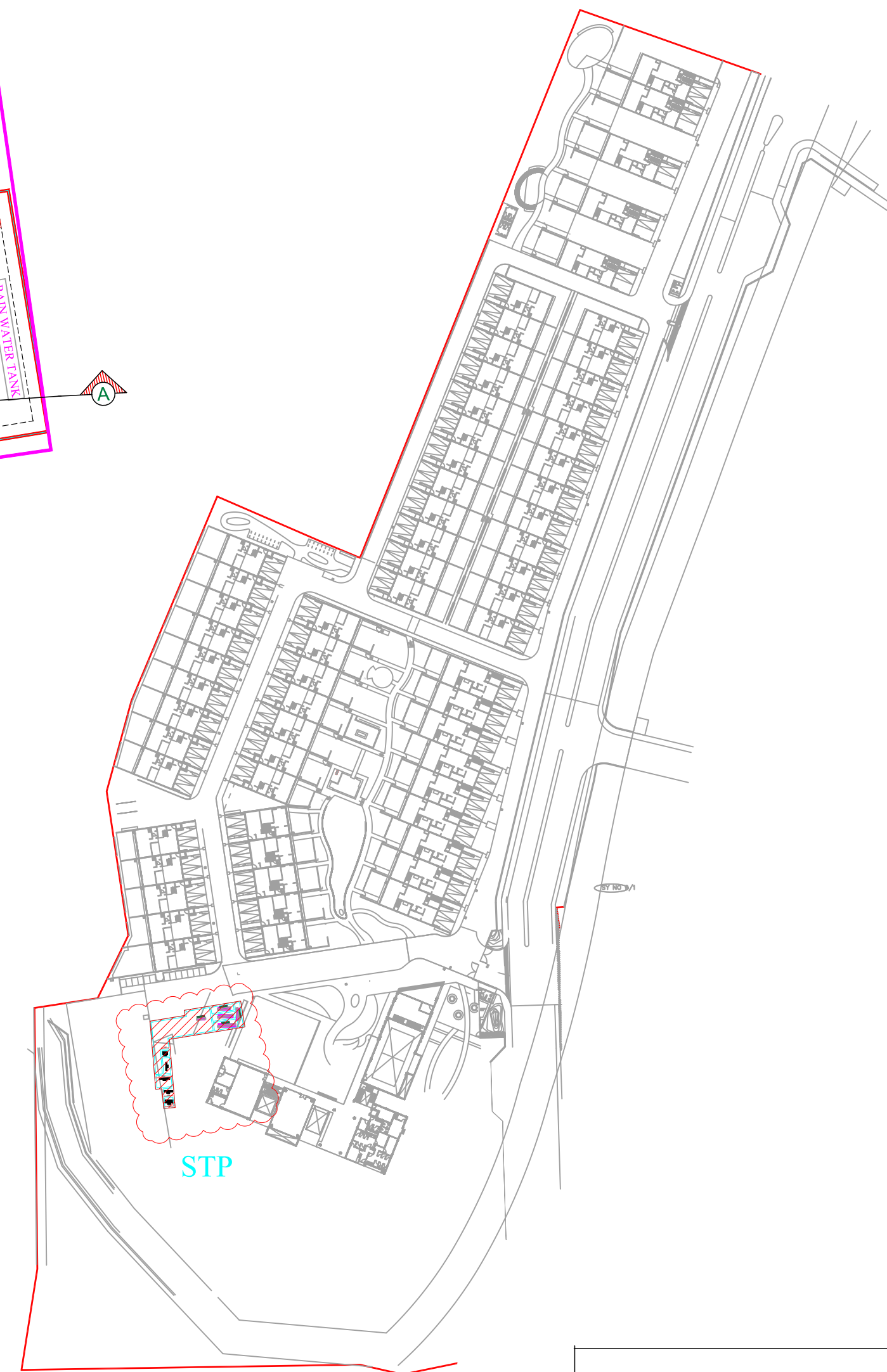
| Sl.No. | Units Typology        | STP Capacity in KLD |
|--------|-----------------------|---------------------|
| 1      | Phase 1A & Club House |                     |
|        | Building 3 - 3 BHK    | 45                  |
|        | Building 5 - 3 BHK    |                     |
|        | Building 6 - 5 BHK    |                     |
|        | Building 7 - 4 BHK    |                     |
| 2      | Phase 1B              |                     |
|        | Building 1 - 4 BHK    | 20                  |
|        | Building 2 - 4 BHK    |                     |
|        | Building 4 - 5 BHK    |                     |
|        | Total                 | 65                  |



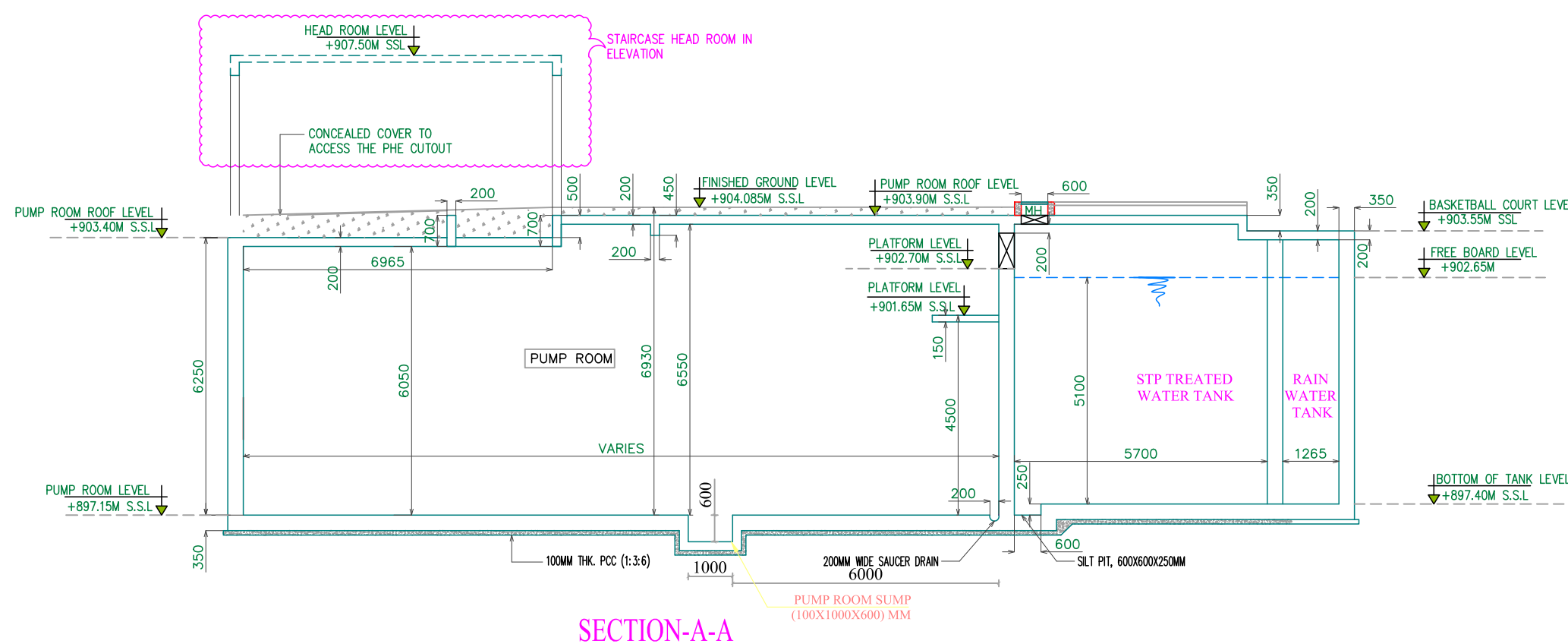
GENERAL ARRANGEMENT PLAN VIEW  
AT TANK BOTTOM (+897.15 M LVL )



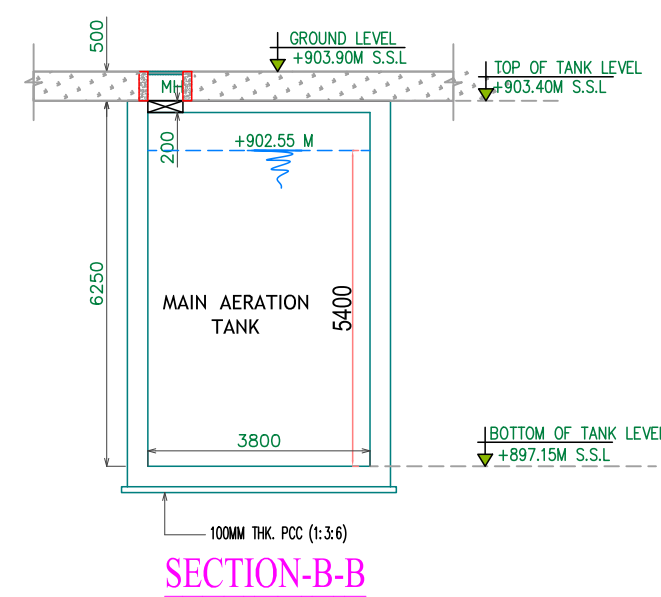
GENERAL ARRANGEMENT PLAN VIEW  
AT GROUND (+903.90 M LVL )



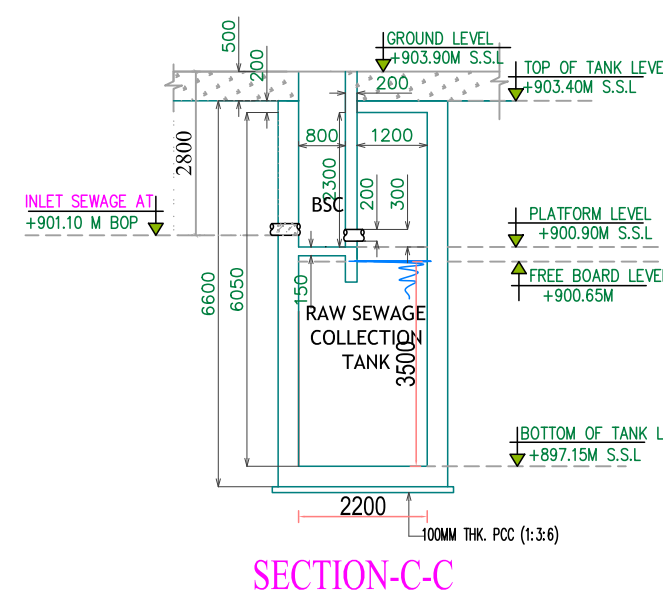
KEY PLAN  
SCALE: NTS



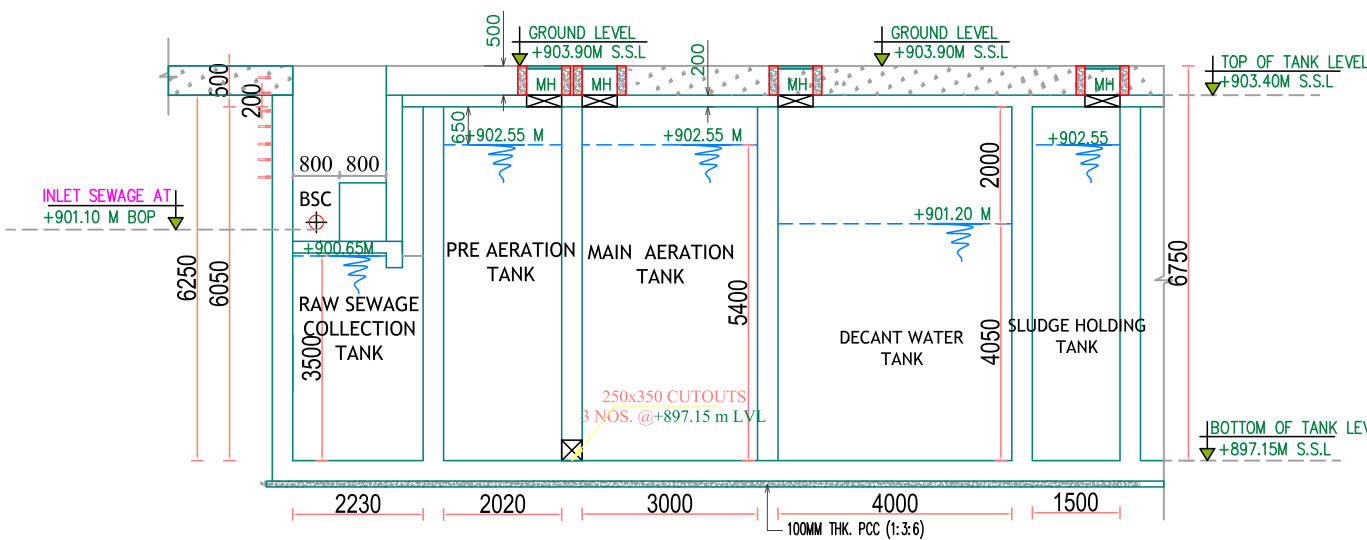
SECTION-A-A



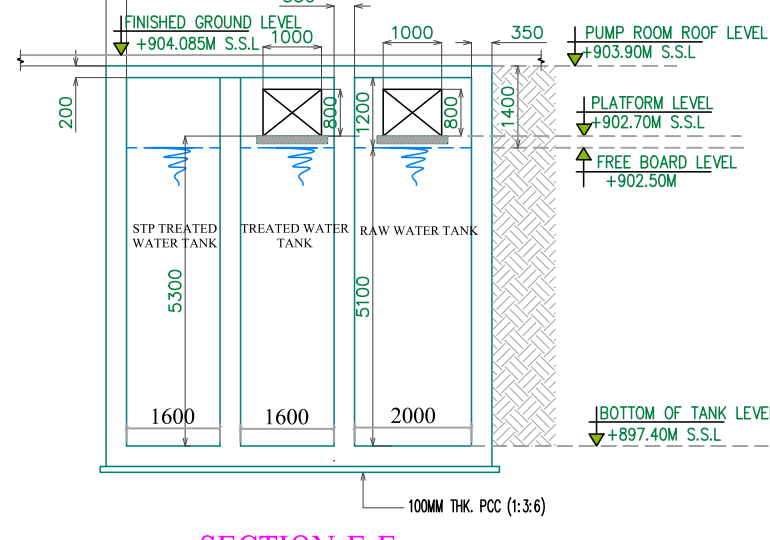
SECTION-B-B



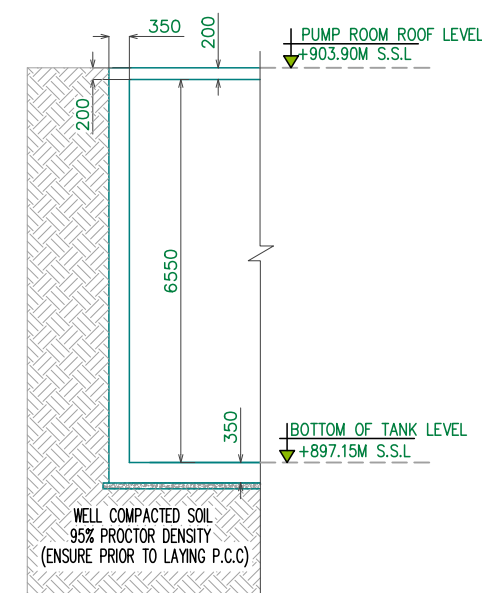
SECTION-C-C



SECTION-D-D



SECTION-E-E



SECTION-X-X

| TANKS                      | AREA = M <sup>2</sup> | VOLUME = M <sup>3</sup> |
|----------------------------|-----------------------|-------------------------|
| RAW SEWAGE COLLECTION TANK | 4.90                  | 17.17                   |
| PRE AERATION TANK          | 4.44                  | 24.00                   |
| MAIN AERATION TANK         | 11.40                 | 61.56                   |
| DECANT WATER TANK          | 7.20                  | 29.16                   |
| STP TREATED WATER TANK     | 11.40                 | 58.14                   |
| SLUDGE HOLDING TANK        | 2.70                  | 14.58                   |
| STP: PLANT ROOM            | 97.00                 |                         |

#### NOTES :

- \* ALL DIMENSIONS ARE IN MILLIMETERS AND LEVELS IN METERS
- \* MH - MAN HOLE, SIZE-(600X600)MM,
- \* MH - MAN HOLE, SIZE-(1200X600)MM,
- \* BOP - BOTTOM OF PIPE,
- \* PF - PUDDLE FLANGE,
- \* BSC- BAR SCREEN CHAMBER FOR SEWAGE,

CLIENT: ASSETZ PROPERTY GROUP

PROJECT : EARTH & ESSENCE PHASE-1A

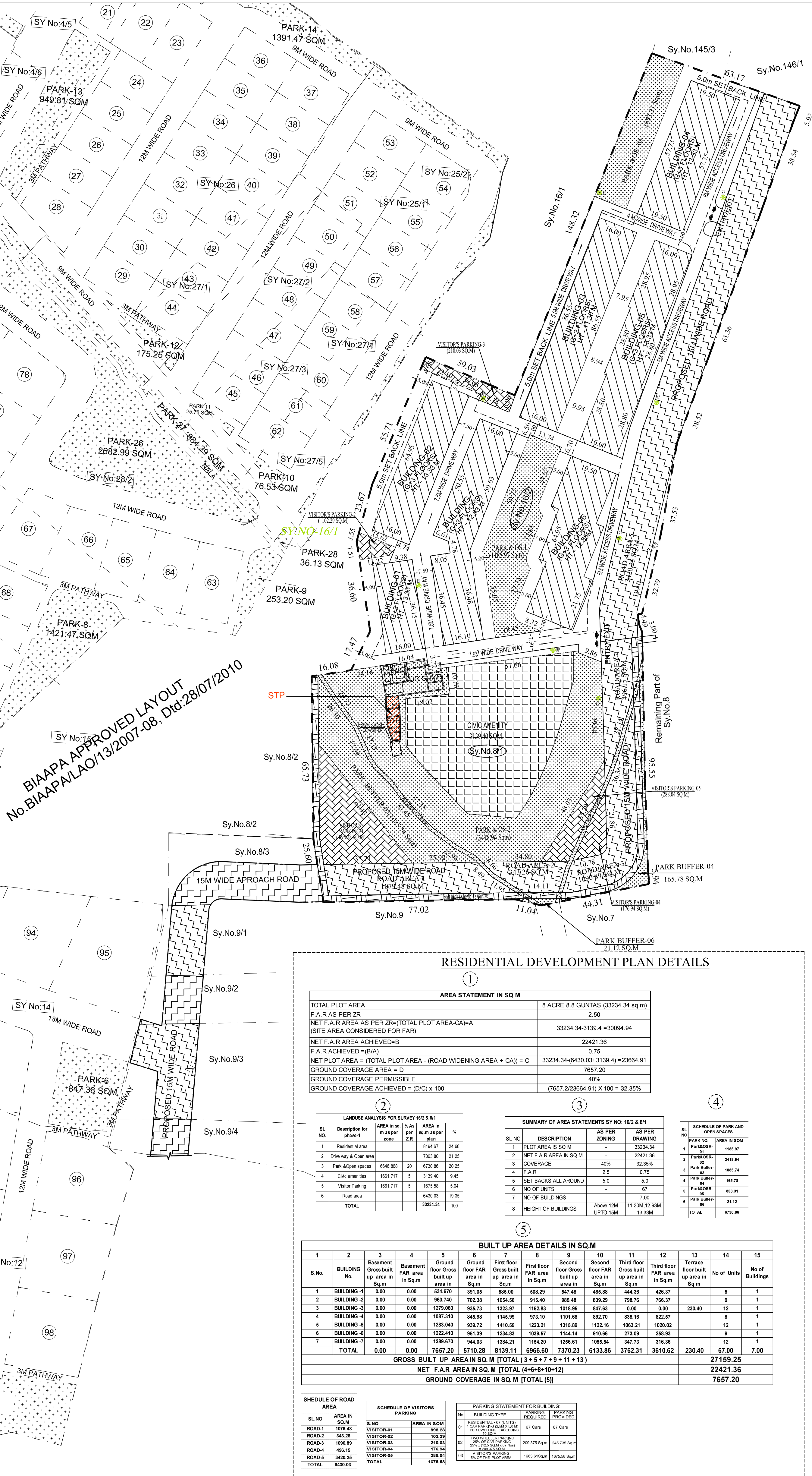
TITLE : 65 KLD STP & UG SUMP

SUB-TITLE : PLAN & SECTIONAL DETAILS.

DRAWING FOR:- ☐ PROPOSAL ☐ APPROVAL ☒ CONSTRUCTION

| DATE       | DRG.NO             | REV.NO | REV.DATE   | DRAWN | CHKD | APPRD |
|------------|--------------------|--------|------------|-------|------|-------|
| 20/05/2019 | BTPL/ASSETZ_E&E/GA | R3     | 19/01/2021 | N.V.N | P.J  | P.K.J |





KEY PLAN

INDEX

|                        |     |
|------------------------|-----|
| SITE AREA BOUNDARY     | --- |
| SURVEY LINE BOUNDARY   | --- |
| SET BACK LINE BOUNDARY | --- |
| PARK & OPEN SPACES     |     |
| CIVIC AMENITIES        |     |
| NALA KHARAB AREA       |     |
| VISITOR'S PARKING      |     |
| RAIN HARVESTING PIT    | RP  |
| RELINQUISHED ROAD AREA |     |
| FOOT TRACK (KHARAB)    |     |

CONVERSION ORDER DETAILS

| Sy Nos | Village   | Acres | Guntas | Kharab in guntas     | conversion order no and date            |
|--------|-----------|-------|--------|----------------------|-----------------------------------------|
| 8/1    | HOSAHALLI | 3     | 5      | 12                   | ALN/JALA/58/90/2015-16, Dtd.12-05-2016  |
| 16/2   | HOSAHALLI | 5     | 9      | 1 guntta (Converted) | B.Dn/ALN/58/182/2004-05, Dtd.31-01-2005 |
| TOTAL  |           | 8     | 14     | 12                   |                                         |

AS per Conversion order the area is 8 Acre 14 Guntas (But Physical Boundary is 8 Acre 8.8 Guntas Area Considered for Development plan is 8 Acre 8.8Guntas (33,234.34 Sqm)

OWNER'S SIGNATURE

3

Authorised Signatory  
Mr.S.THIRUPATHI  
FOR M/S. ASSETZ PREMIUM HOLDINGS PVT. LTD.  
&  
M/S. SAMMY'S DREAMLAND COMPANY PRIVATE  
LIMITED REPRESENTED BY ITS GPA HOLDER  
M/S. ASSETZ PREMIUM HOLDINGS PVT LTD

ARCHITECT'S SIGNATURE

10/000

architectureRED  
KISHORE PANIKKAR  
BBMP REG. NO: BCC/BL-3.6/A-2899/2018-19  
PROJECT NAME

PROPOSED MODIFIED RESIDENTIAL DEVELOPMENT PLAN IN Sy.Nos.8/1,16/2 OF HOSAHALLI VILLAGE, JALA HOBOLI, YELAHANKA TALUK, BANGALORE URBAN DISTRICT

SUBJECT OF DRAWING

MODIFIED RESIDENTIAL DEVELOPMENT PLAN

ORIENTATION

N

SHEET No. :  
2 OF 3

SCALE : 1 : 1000

SHEET SIZE : A1

RESIDENTIAL DEVELOPMENT PLAN DETAILS

1

AREA STATEMENT IN SQ M

|                                                                                   |                                     |
|-----------------------------------------------------------------------------------|-------------------------------------|
| TOTAL PLOT AREA                                                                   | 8 ACRE 8.8 GUNTAS (33234.34 sq m)   |
| F.A.R AS PER ZP                                                                   | 2.50                                |
| NET F.A.R AREA AS PER ZP=(TOTAL PLOT AREA-CA)*A<br>(SITE AREA CONSIDERED FOR FAR) | 33234.34-3139.4 + 30094.94          |
| NET F.A.R AREA ACHIEVED=B                                                         | 22421.36                            |
| F.A.R ACHIEVED=(B/A)                                                              | 0.75                                |
| NET PLOT AREA = (TOTAL PLOT AREA - (ROAD WIDENING AREA + CA)) = C                 | 33234.34-(6430.03+3139.4) =23664.91 |
| GROUND COVERAGE AREA = D                                                          | 7657.20                             |
| GROUND COVERAGE PERMISSIBLE                                                       | 40%                                 |
| GROUND COVERAGE ACHIEVED = (D/C) x 100                                            | (7657.2/23664.91) x 100 = 32.35%    |

2

LANDUSE ANALYSIS FOR SURVEY 16/2 & 8/1

| SL. NO. | Description for phase-1 | AREA in sq. m as per zone | AREA in sq. m as per plan | %       |
|---------|-------------------------|---------------------------|---------------------------|---------|
| 1       | Residential area        | 6164.67                   | 24.96                     |         |
| 2       | One way & Open area     | 7093.80                   | 21.25                     |         |
| 3       | Park &Open spaces       | 6646.868                  | 20                        | 6730.86 |
| 4       | Chc amenities           | 1981.717                  | 5                         | 3139.40 |
| 5       | Visitor Parking         | 1981.717                  | 5                         | 1075.58 |
| 6       | Road area               | 6430.03                   | 19.35                     |         |
| TOTAL   |                         | 33234.34                  | 100                       |         |

3

SUMMARY OF AREA STATEMENTS SY NO: 16/2 & 8/1

| SL.NO | DESCRIPTION            | AS PER ZONING      | AS PER DRAWING       |
|-------|------------------------|--------------------|----------------------|
| 1     | PLOT AREA IS SQ M      | -                  | 33234.34             |
| 2     | NET F.A.R AREA IN SQ M | -                  | 22421.36             |
| 3     | COVERAGE               | 40%                | 32.35%               |
| 4     | F.A.R                  | 2.5                | 0.75                 |
| 5     | SET BACKS ALL AROUND   | 5.0                | 5.0                  |
| 6     | NO OF UNITS            | -                  | 67                   |
| 7     | NO OF BUILDINGS        | -                  | 7                    |
| 8     | HEIGHT OF BUILDINGS    | Above 12M UPTO 15M | 11.30M/12.93M/13.33M |

4

| SL. NO. | SCHEDULE OF PARK AND OPEN SPACES | AREA IN SQ.M |
|---------|----------------------------------|--------------|
| 1       | PARKING-01                       | 1185.97      |
| 2       | PARKING-02                       | 3419.94      |
| 3       | Park Buffer-01                   | 1065.74      |
| 4       | Park Buffer-02                   | 165.78       |
| 5       | PARKING-05                       | 853.31       |
| 6       | Park Buffer-06                   | 21.12        |
| TOTAL   |                                  | 6730.86      |

5

BUILT UP AREA DETAILS IN SQ.M

| 1                                                    | 2            | 3                                    | 4                         | 5                                        | 6                             | 7                                       | 8                            | 9                                        | 10                            | 11                                      | 12                           | 13                                  | 14          | 15              |
|------------------------------------------------------|--------------|--------------------------------------|---------------------------|------------------------------------------|-------------------------------|-----------------------------------------|------------------------------|------------------------------------------|-------------------------------|-----------------------------------------|------------------------------|-------------------------------------|-------------|-----------------|
| S.No.                                                | BUILDING No. | Basement Gross built up area in Sq.m | Basement FAR area in Sq.m | Ground floor Gross built up area in Sq.m | Ground floor FAR area in Sq.m | First floor Gross built up area in Sq.m | First floor FAR area in Sq.m | Second floor Gross built up area in Sq.m | Second floor FAR area in Sq.m | Third floor Gross built up area in Sq.m | Third floor FAR area in Sq.m | Terrace floor built up area in Sq.m | No of Units | No of Buildings |
| 1                                                    | BUILDING-1   | 0.00                                 | 0.00                      | 534.970                                  | 391.05                        | 585.00                                  | 547.48                       | 465.88                                   | 444.36                        | 426.37                                  |                              |                                     | 5           | 1               |
| 2                                                    | BUILDING-2   | 0.00                                 | 0.00                      | 590.740                                  | 702.38                        | 1054.55                                 | 915.40                       | 985.48                                   | 839.29                        | 708.76                                  | 766.37                       |                                     | 9           | 1               |
| 3                                                    | BUILDING-3   | 0.00                                 | 0.00                      | 1279.060                                 | 936.73                        | 1323.97                                 | 1162.63                      | 1018.55                                  | 847.63                        | 0.00                                    | 0.00                         | 230.40                              | 12          | 1               |
| 4                                                    | BUILDING-4   | 0.00                                 | 0.00                      | 1087.310                                 | 845.98                        | 1145.99                                 | 973.10                       | 1101.68                                  | 892.70                        | 835.16                                  | 822.67                       |                                     | 8           | 1               |
| 5                                                    | BUILDING-5   | 0.00                                 | 0.00                      | 1283.040                                 | 939.72                        | 1410.55                                 | 1223.21                      | 1315.89                                  | 1122.16                       | 1063.21                                 | 1020.02                      |                                     | 12          | 1               |
| 6                                                    | BUILDING-6   | 0.00                                 | 0.00                      | 1222.410                                 | 951.39                        | 1234.83                                 | 1039.57                      | 1144.14                                  | 910.66                        | 273.09                                  | 258.93                       |                                     | 9           | 1               |
| 7                                                    | BUILDING-7   | 0.00                                 | 0.00                      | 1286.670                                 | 944.03                        | 1384.21                                 | 1154.20                      | 1286.61                                  | 1055.54                       | 347.73                                  | 316.36                       |                                     | 12          | 1               |
| TOTAL                                                |              | 0.00                                 | 0.00                      | 7657.20                                  | 5710.28                       | 8139.11                                 | 6966.60                      | 7370.23                                  | 6133.86                       | 3762.31                                 | 3610.62                      | 230.40                              | 67.00       | 7.00            |
| GROSS BUILT UP AREA IN SQ. M [TOTAL (3+5+7+9+11+13)] |              |                                      |                           |                                          |                               |                                         |                              |                                          |                               |                                         |                              |                                     | 27159.25    |                 |
| NET F.A.R AREA IN SQ. M [TOTAL (4+6+8+10+12)]        |              |                                      |                           |                                          |                               |                                         |                              |                                          |                               |                                         |                              |                                     | 22421.36    |                 |
| GROUND COVERAGE IN SQ. M [TOTAL (5)]                 |              |                                      |                           |                                          |                               |                                         |                              |                                          |                               |                                         |                              |                                     | 7657.20     |                 |

SCHEDULE OF ROAD AREA

| SCHEDULE OF VISITORS PARKING |              |            |           |
|------------------------------|--------------|------------|-----------|
| SL.NO                        | AREA IN SQ.M | S.NO       | VISITOR-1 |
| ROAD-1                       | 1079.48      | VISITOR-01 | 898.30    |
| ROAD-2                       | 343.26       | VISITOR-02 | 602.29    |
| ROAD-3                       | 1906.69      | VISITOR-03 | 210.05    |
| ROAD-4                       | 486.15       | VISITOR-04 | 176.94    |
| ROAD-5                       | 3420.25      | VISITOR-05 | 288.34    |
| TOTAL                        |              |            | 1676.66   |

| PARKING STATEMENT FOR BUILDING: |                                                                            |                  |                  |
|---------------------------------|----------------------------------------------------------------------------|------------------|------------------|
| N#                              | BUILDING TYPE                                                              | PARKING REQUIRED | PARKING PROVIDED |
| 01                              | RESIDENTIAL-167 UNITS<br>1 CAR PARKING (2.0M X 0.5M)<br>NO ON-ROAD PARKING | 67 Cars          | 67 Cars          |
| 02                              | 110 WHEELER PARKING<br>(20' x 10' X 0.5M)<br>NO ON-ROAD PARKING            | 220,375 Sq.m     | 245,735 Sq.m     |
| 03                              | 110 WHEELER PARKING<br>(20' x 10' X 0.5M)<br>NO ON-ROAD PARKING            | 180,611 Sq.m     | 167,526 Sq.m     |