



**Key for colour codes**

- 2m wide green strip along site boundary
- Tot Lot area
- Phase 1
- Phase 2
- Phase 3 (proposed)

**Note:**  
The lot areas shown doesn't include the 2m wide green strip along the site boundary.

**Tot Lot areas - Area breakdown**

1. tot lot area A - Phase 1 = 722.59m<sup>2</sup> (30.96m x 23.33m)
2. tot lot area B - Phase 1 = 494.72m<sup>2</sup> (61.50m x 8.06m)
3. tot lot area C - Phase 2 = 2298.90m<sup>2</sup> (34.94m x 22.17m)
4. tot lot area D - Phase 2 = 2519.46m<sup>2</sup> (41.20m x 4.21m)
5. tot lot area E - Phase 2 = 2238.40m<sup>2</sup> = 33.70 x 46.84m
6. tot lot area F - Phase 3 = 384.63m<sup>2</sup> (56.33m x 6.82m)
7. tot lot area G - Phase 3 = 965.02m<sup>2</sup> (24.49m x 21.79m) = (13.77m x 30.56m)
8. tot lot area H - Phase 3 = 182.71m<sup>2</sup> (16.28m x 11.14m)
9. tot lot area I - Phase 3 = 638.00m<sup>2</sup>
10. tot lot area L - Phase 3 = 634.16m<sup>2</sup> (22.12m x 8.90m) = (20.02m x 5.00m)
11. tot lot area M - Phase 3 = 626.51m<sup>2</sup>
12. tot lot area N - Phase 3 = 203.57m<sup>2</sup>
13. tot lot area O - Phase 3 = 126.52m<sup>2</sup> (5.85m x 22.15m)

**Total tot lot area = 12,638.682sqm**  
**Required = 10% of plot area = 12,221.41sqm**

F.S.I for Phase 3	
Tower block	MLCP
Ground floor = 316.46 sqm First floor = 632.56 sqm Second floor = 1102.89 sqm Third floor = 3216.03 sqm Fourth floor = 3727.39 sqm Fifth floor = 3732.32 sqm Sixth floor = 3853.476 sqm Seventh floor = 3710.37 sqm Eighth floor = 3420.70 sqm Ninth floor = 3455.71 sqm Tenth floor = 3529.26 sqm Eleventh floor = 2800.99 sqm Twelfth floor = 2420.17 sqm Thirteenth floor = 2428.80 sqm Terrace floor = 2428.80 sqm <b>Total floor area under FSI = 44856.806 sqm</b>	Area of AC pump room, DG room and Electrical panel room under F.S.I = 1099.21 sqm
<b>Total built up area under F.S.I (New tower block + MLCP) : 45956.016 sqm</b>	
PARKING	
TOWER BLOCK	MLCP
Ground floor parking area = 4019.125 sqm Basement parking area = 3764.775 sqm <b>Total parking available = 7783.90 sqm</b>	<b>Parking areas available in each floor</b> Ground floor = 1387.61 sqm First floor = 1842.13 sqm Second floor = 2891.895 sqm Third floor = 2891.895 sqm Fourth floor = 2891.895 sqm Fifth floor = 2891.895 sqm Sixth floor = 2891.895 sqm <b>Total parking available in the MLCP = 23,356.795 sqm</b>
GROUND PARKING	
Emp. Parking-1= 326.45 Sqm Emp. Parking-2= 672.67 Sqm Emp. Parking-3= 623.90 Sqm Emp. Parking-4= 237.62 Sqm Emp. Parking-5= 1331.06 Sqm Emp. Parking-6= 1345.56 Sqm Emp. Parking-7= 619.15 Sqm Emp. Parking-8= 684.15 Sqm Emp. Parking-9= 136.688 Sqm Emp. Parking-10= 686.97 Sqm Emp. Parking-11= 609.50 Sqm Emp. Parking-12= 791.33 Sqm Emp. Parking-13= 220.47 Sqm Emp. Parking-14= 388.10 Sqm Emp. Parking-15= 613.21 Sqm	<b>LEARNING CENTRE</b> Lower basement parking-Area 6597 Sqm Upper basement parking-Area 6428 Sqm <b>Total parking area in Learning centre = 13000.00 sqm</b>
<b>Total parking available on ground = 28013.712sqm</b>	
VISITORS PARKING	
Phase 1 Total built up area under F.S.I : 27569.23 sqm (software center + learning center + security) Parking required = 55% of built up area = 15,163.06sqm Parking allocated = Learning centre basement parking (Higher and lower) + Employee parking 1 to 4 + ground floor of MLCP = 13000 + 395.40 + 1942.13 = 15,338.53sqm	<b>VISITORS PARKING</b> Visitors Parking-1 = 511 sqm Visitors Parking-2 = 677 sqm Visitors Parking-3 = 556.7 sqm Visitors Parking-4 = 1068.421 sqm <b>Total Visitors Parking-area = 2853.121 sqm</b>
<b>Phase 2</b> Total built up area under F.S.I : 61275.43 sqm (software center + Learning center + security) Parking required for 110%Phase 2) = 60% of built up area of phase 2 = 30,320.97 sqm Parking area allocated for phase 2 - Basement and Ground floor of 116 - MLCP 2nd floor to 9th floors = 30,915.05sqm	
<b>Phase 3</b> Total built up area under F.S.I : 45,956.016 sqm Total built up area under F.S.I (Phase 2 + Phase 3) = 1,34,800.676 sqm Parking required for 110%Phase 3) = 60% of built up area of phase 3 = 30,320.97 sqm Parking area allocated for phase 3 - Basement and Ground floor of 116 - MLCP 2nd floor to 9th floors = 30,915.05sqm	
TOTAL BUILT UP AREA UNDER F.S.I FOR MANIKONDA CAMPUS	
<b>PHASE 1 (existing)</b> Total built up area under F.S.I : 27569.23 sqm (software center + learning center + security)	<b>PHASE 2 (existing)</b> Total built up area under F.S.I : 61275.43 sqm (software center + Learning center + security) Software center [MLCP] + Guest house + Dining)
<b>PHASE 3 (proposed)</b> Total built up area under F.S.I : 45,956.016 sqm (New tower block + AC and ELEC room)	
<b>OVERALL (PHASE1 + PHASE2 + PHASE3)</b> <b>TOTAL BUILT UP AREA UNDER F.S.I : 1,34,800.676 sqm</b>	
<b>TOTAL PLOT AREA : 122214.1sqm (30.2 ACRES)</b>	
<b>PLOT COVERAGE : 24.60%</b> <b>F.S.I : 1.11</b>	
MASTER PLAN	
<b>Project Title</b> WIPRO LTD - Hyderabad	
<b>Location</b> Survey No 203 Manikonda Village, Rajendra Nagar Mandal ,R.R Dist ,Hyderabad	
<b>Drawing Title</b> MASTER PLAN - Manikonda campus - PHASE 3	
<b>Scale</b> : of A1 1:750	<b>Date</b> 16.04.08
<b>Depth</b> Jayadeep	<b>Checked</b> -
<b>Approved</b> Sanjay Mohe	
<b>mindspace</b> Architect + Engineers + Interiors #26, Kalpana chawla road, Bhoopasandra - Bangalore 560 094 - INDIA Telephone: +91 080 2351 5501/02	
<b>Job No.</b>	<b>Drawing No.</b>
	<b>Revision.</b>