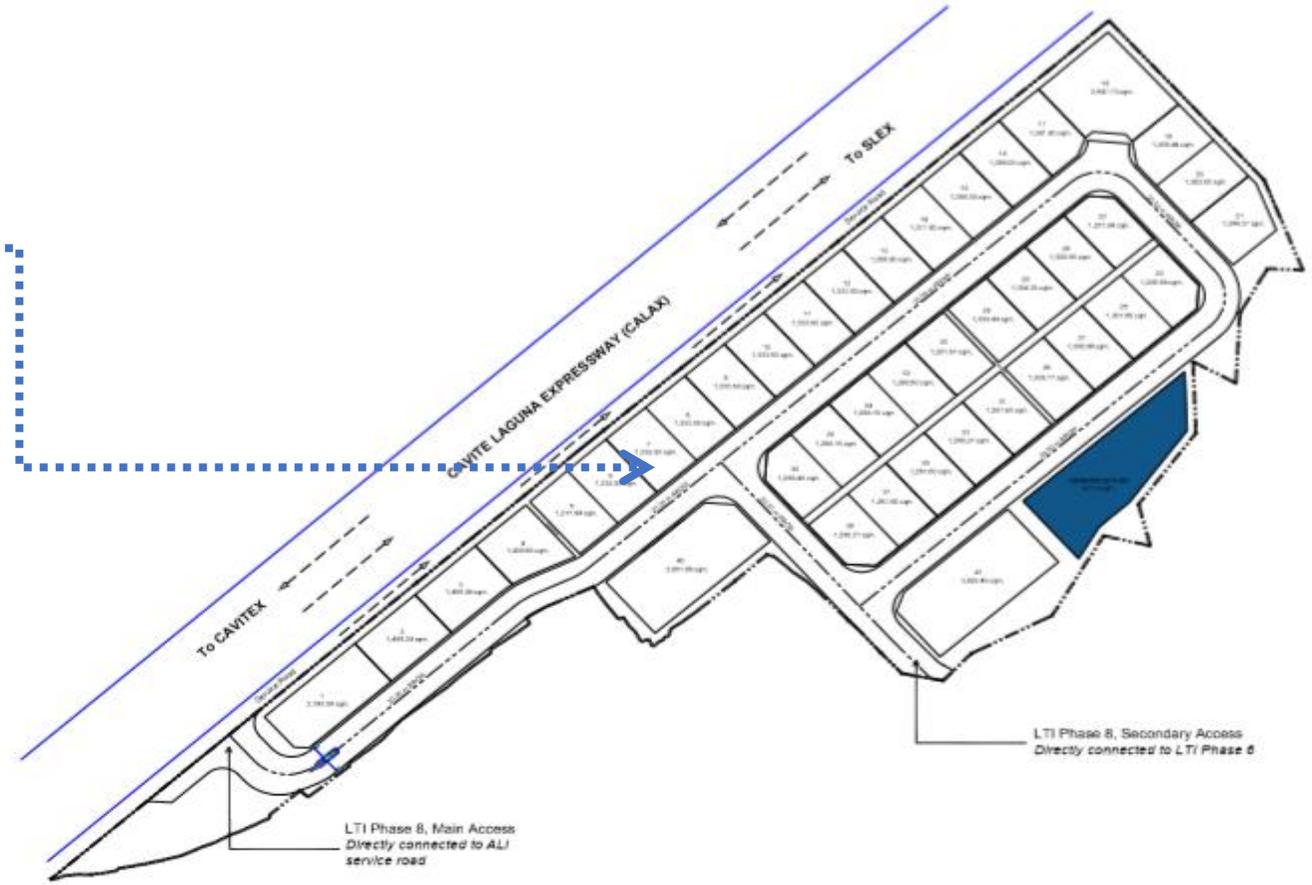


Site Development Plan



LAGUNA TECHNOPARK PHASE 8
SITE DEVELOPMENT PLAN

Building Specifications

FEATURES	DETAILS
Total Land Area	109,832 square meter
Gross Leasable Area (Building)	61,606 square meter ~ 3,600 to 6,500 square meters (Ground Floor) ~ 45 square meters (3 Parking space) (3meters x 5meters)
Gross Leasable Area (Private Parking)	2,870 square meter
Floor Load	3 tons / square meter
Ceiling Height APEX	7 meter 10.13 meter
Restrooms	1 facility in Ground Floor - Male: 2 urinals / 2 cubicles / 2 wash bins - Female: 2 cubicles / 2 wash bins - PWD: 1 urinal / 1cubicle / 1 wash bin
Power Supply	- Basic Cabling Facilities for 25 kVA requirement, 3-Phase - Individual metering with service entrance - Electrical outlets for ground and mezzanine floor
Water Supply	Industrial and Domestic supply from local utility provider
Used Water	Tap to existing Centralized Sewage Treatment plant by local utility provider

Building Specifications

FEATURES	DETAILS
Utility Room	Provision for a 3m x 3m utility room per unit
Telecom	Outlet and cabling for internet and telecom thru main telephone terminal cabinet. Coordinate with local telecom provider on other requirements
Fire Protection	Centralized Water Cistern with motor pump, Wet Stand pipe, Siamese Connection Fire Alarm Notifier, FDAS
Fire Wall	Fire wall provided per cluster
Ventilation	Roof ventilators
Lighting	- High bay lighting for production area - Provision for sky light or wall light for natural illumination
Loading Bay	Each loading bay with: -4 m (width) x 4.5 m (height) roll up doors
Others	Perimeter fence (with perimeter lights) – 2 meters in height 0.5 meter CHB plus 1.5 meter metal grills fence (front) Guard House – 1 for entrance and 1 for exit with an area of 2m x 2m

Photos



Photos

