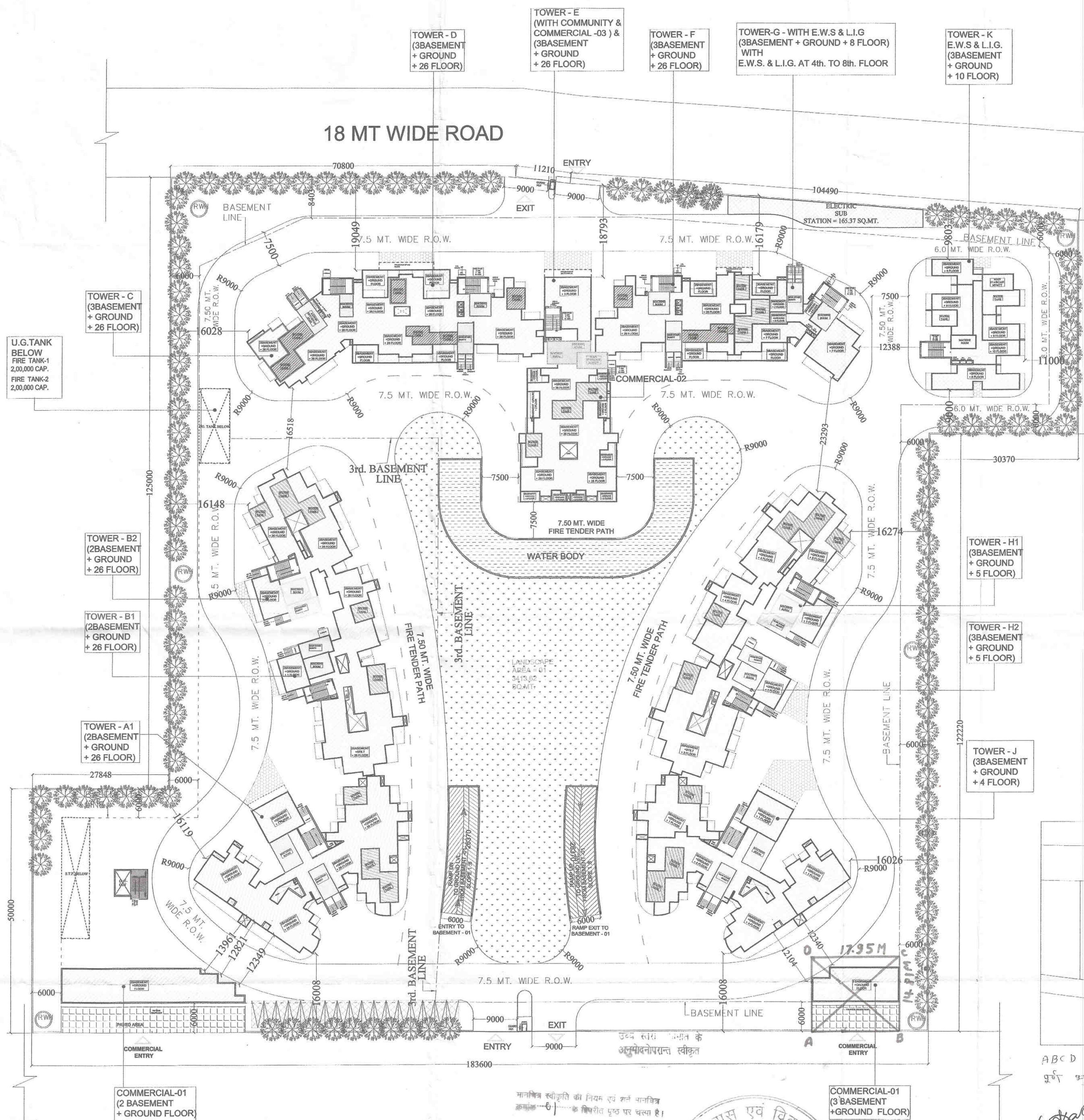
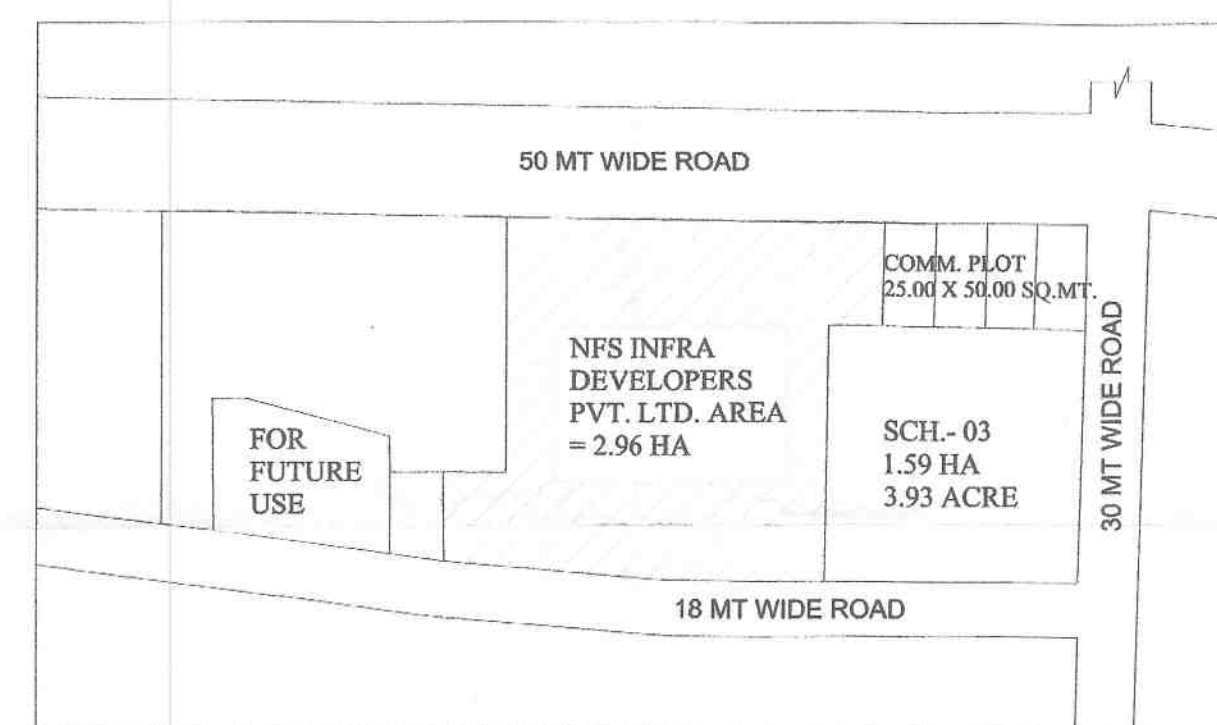
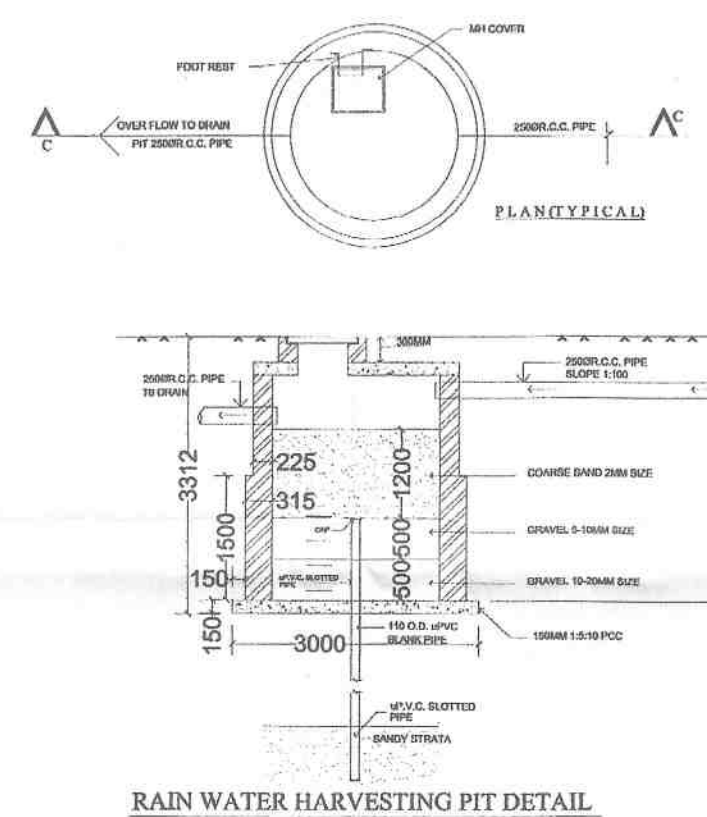




LEGEND :-

	BASEMENT LINE
	PARKING RESERVE FOR L.I.G.
	10% PARKING RESERVE FOR VISITORS



ABCD चन्दाक होलफाल २६.७६ वर्गमी. जिसको जल शुल्क के पूर्ण भुगतान के उपरान्त अनुमति किया जायेगा।

(A.P.) 13/10/20

(A.P.) 13/10/20

(A.P.) 13/10/20

S.NO.	AREA STATEMENT	PERCENTAGE	AREA IN SQ.MT.
1	TOTAL PLOT AREA		29,625.000
2	TOTAL PERMISSIBLE F.A.R. AREA		87,291.16
3	TOTAL PERMISSIBLE F.A.R. AREA FOR HOUSING	2.5	74062.50
4	ADDITIONAL F.A.R. AREA FOR PURCHASABLE		0.00
5	COMPENSATORY F.A.R. AREA FOR E.W.S. & L.I.G.		5293.10
6	ADDITIONAL F.A.R. AREA FOR GREEN BUILDING	5%	3967.78
7	PERMISSIBLE 5% FOR FACILITY OF 2.5 F.A.R. AREA	5%	3967.78
8	TOTAL PERMISSIBLE F.A.R. AREA (A+B+C+D+E)		87291.16
9	PERMISSIBLE GROUND COVERAGE @ 35% = 35% OF PLOT AREA	35%	10368.750
10	PROPOSED GROUND COVERAGE	24.66%	7304.570
11	PERMISSIBLE FAR AREA FOR COMMERCIAL 0.5% OF PERMISSIBLE FAR = 0.5% OF PERMISSIBLE F.A.R. AREA + COMPENSATORY F.A.R. AREA FOR E.W.S. & L.I.G. = 74062.50 + 5293.10 = 79346.52 X 5/100 = 3967.78 SQ.MT.	0.5%	3967.78
12	PROPOSED COMMERCIAL F.A.R. AREA		393.230
13	TOTAL AREA ACHIEVED WITH FACILITY + INCENTIVE AREA		86164.410
14	TOTAL F.A.R. FOR RESIDENTIAL		81342.50
15	TOTAL F.A.R. FOR COMMERCIAL		393.23
16	PERMISSIBLE 5% FOR FACILITY OF 2.5 F.A.R. AREA		3967.78
17	EXTRA FACILITY AREA IN F.A.R.		660.90
18	TOTAL A.R. AREA = A+B+C		86164.41
19	TOTAL ACHIEVED FACILITY AREA		4628.680
20	EXTRA FACILITY AREA IN MAIN F.A.R. AREA = PERMISSIBLE 5% FACILITY AREA - TOTAL ACHIEVED FACILITY AREA		660.900
21	TOTAL ACHIEVED COMMUNITY AREA		1981.560
22	TOTAL PERMISSIBLE UNITS (@ 330.00 UNITS PER HECT.) WITH 2.5 F.A.R. AREA FOR PLOT AREA		977.625
23	PERMISSIBLE UNITS (@ 330.00 UNITS PER HECT.) WITH 2.5 F.A.R. AREA FOR PLOT AREA		977.625
24	PERMISSIBLE UNITS (@ 330.00 UNITS PER HECT.) WITH PURCHASABLE F.A.R. AREA FOR PLOT AREA		0
25	TOTAL UNITS		977.625
26	TOTAL ACHIEVED UNITS		495
27	TOTAL REQUIRED E.W.S. UNIT (10% OF PROPOSED UNIT)		50
28	TOTAL REQUIRED L.I.G. UNIT (10% OF PROPOSED UNIT)		50
29	TOTAL BASEMENT-01 AREA		24676.47
30	A BASEMENT-01 PARKING AREA		22997.70
31	B BASEMENT-01 DEDUCTION AREA		1678.77
32	TOTAL = A+B		24676.47
33	TOTAL BASEMENT-02 AREA		23901.93
34	A BASEMENT-02 PARKING AREA		1374.54
35	B BASEMENT-02 DEDUCTION AREA		24676.47
36	TOTAL = A+B		24676.47
37	TOTAL BASEMENT-03 AREA		16956.69
38	A BASEMENT-03 PARKING AREA		1114.11
39	B BASEMENT-03 DEDUCTION AREA		18053.80
40	TOTAL = A+B		18053.80
41	STILT PARKING AREA		480.30
42	TOTAL REQUIRED E.C.S.		740
43	A REQUIRED E.C.S. FOR TOWER-A		135
44	B REQUIRED E.C.S. FOR TOWER-B1		98.75
45	C REQUIRED E.C.S. FOR TOWER-B2		67.5
46	D REQUIRED E.C.S. FOR TOWER-C		72.25
47	E REQUIRED E.C.S. FOR TOWER-D		66
48	F REQUIRED E.C.S. FOR TOWER-E		60
49	G REQUIRED E.C.S. FOR TOWER-F		66
50	H REQUIRED E.C.S. FOR TOWER-G		6
51	I REQUIRED E.C.S. FOR TOWER-H1		13.75
52	J REQUIRED E.C.S. FOR TOWER-H2		18.75
53	K REQUIRED E.C.S. FOR TOWER-I		18
54	L REQUIRED E.C.S. FOR TOWER-J		18
55	TOTAL RESIDENTIAL PARKING		684
56	M REQUIRED E.C.S. FOR COMMERCIAL (COMMERCIAL F.A.R. AREA / 200 X 2)		7.8666
57	N REQUIRED E.C.S. FOR COMMUNITY (COMMUNITY F.A.R. AREA / 100 X 1.5)		29.72
58	O REQUIRED E.C.S. FOR L.I.G. UNIT (3 UNIT PER @ 1 E.C.S.)		16.50
59	P REQUIRED 10% VISITOR PARKING FOR RESIDENTIAL F.A.R. AREA		62.40
60	TOTAL REQUIRED E.C.S.		740
61	PROPOSED PARKING AS PER E.C.S. (INCLUDING VISITOR PARKING)		2045.23
62	A OPEN PARKING (INCLUDING VISITOR PARKING)		69
63	B BASEMENT-01 PARKING AREA + UPPER BASEMENT PARKING AREA / 32 (@ 32 SQ.MT. PER E.C.S.)		718.678125
64	C BASEMENT-02 PARKING AREA + LOWER BASEMENT PARKING AREA / 32 (@ 32 SQ.MT. PER E.C.S.)		728.1853125
65	D BASEMENT-03 PARKING AREA + LOWER BASEMENT PARKING AREA / 32 (@ 32 SQ.MT. PER E.C.S.)		529.3653125
66	E STILT PARKING AREA + STILT PARKING AREA / 28 (@ 28 SQ.MT. PER E.C.S.)		15.009375
67	TOTAL = A+B+C+D		2045.23
68	REQUIRED PARKING FOR E.W.S. UNIT (1 UNIT PER @ 2 SQ.MT. FOR TWO WHEELER)		50
69	REQUIRED PARKING FOR L.I.G. UNIT (3 UNIT PER @ 1 E.C.S.)		17
70	PROPOSED PARKING FOR E.W.S. UNIT (1 UNIT PER @ 2 SQ.MT. FOR TWO WHEELER)		56
71	PROPOSED PARKING FOR L.I.G. UNIT (3 UNIT PER @ 1 E.C.S.)		20
72	TOTAL BUILT-UP AREA		179094.760
73	A TOTAL BASEMENT-01 AREA		24676.47
74	B TOTAL BASEMENT-02 AREA		24676.47
75	C TOTAL BASEMENT-03 AREA		18053.80
76	D TOTAL RESIDENTIAL AREA WITH FACILITY + & BALCONY AREA		103576.90
77	E COMMERCIAL AREA		393.23
78	F COMMUNITY AREA		1480.40
79	G GUARD HUT NON F.A.R. AREA		3.00
80	H E.S.S.		165.37
81	I U.G.T.		94.88
82	J S.T.P.		141.96
83	K (E.W.S. & L.I.G. AREA)		3810.74
84	L FIRE STAIR CASE TO BASEMENT		21.34
85	TOTAL = A TO L		179094.76
86	AS PER 50 NOS. OF TREE PER HECTARE OF PLOT AREA (1 = 50 X PLOT AREA / 10000)		148.125
87	PROPOSED NOS OF TREES		80.000

PROJECT :-
GROUP HOUSING AT PLOT NO. 08/GH-01,
SECTOR-08, SIDHARTH VIHAR, GHAZIABAD

OWNER :-
M/S N.F.S. INFRA DEVELOPERS LLP

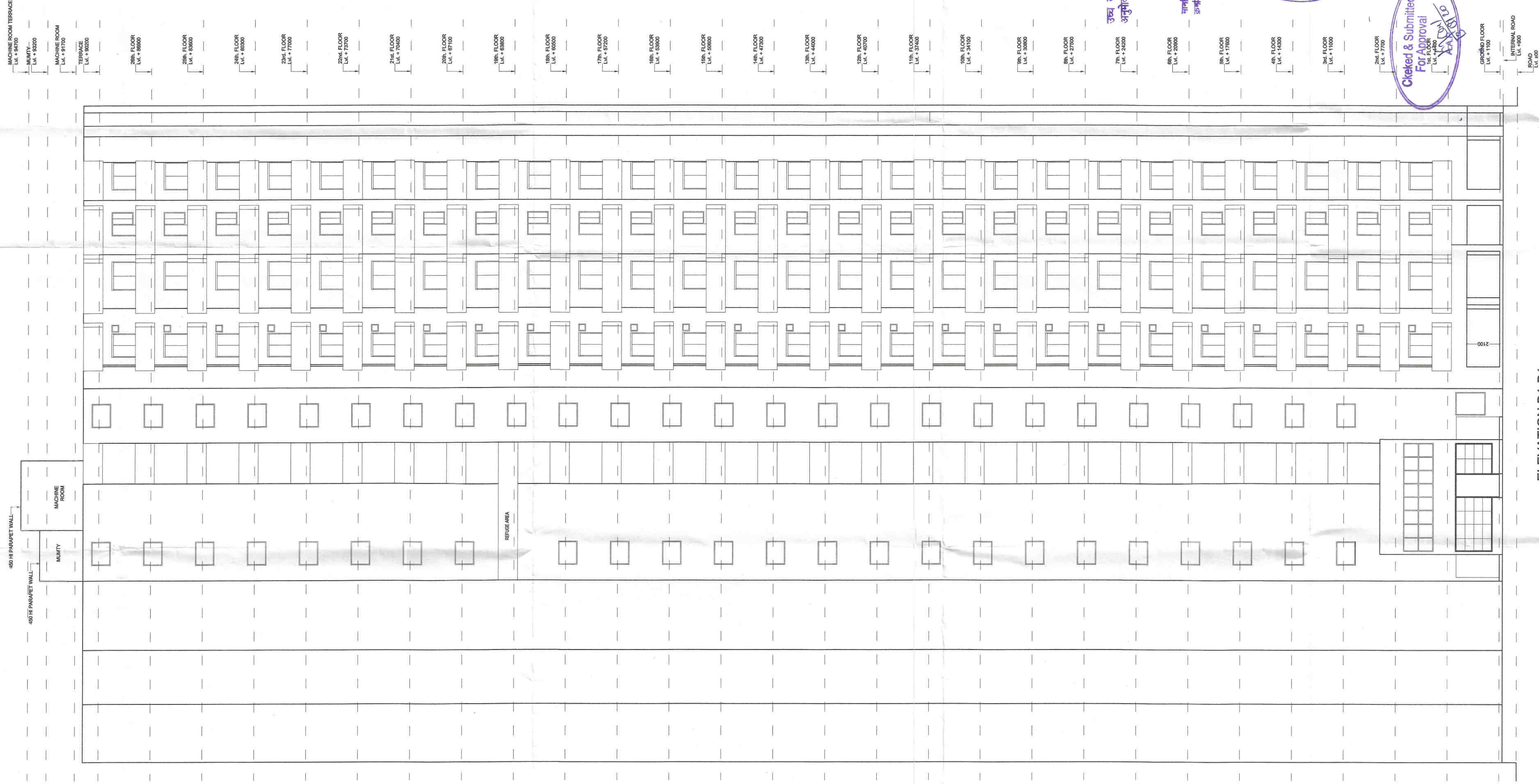
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TANDT REALTECH PVT. LTD.
T AND T
Authorised Signatory

DRAWING TITLE :-
SITE PLAN
& RAINWATER HARVESTING PLAN
TANDT REALTECH PVT. LTD.
Authorised Signatory

ARCHITECTS :-
Space Designers International
B-34, SECTOR-67, NOIDA
PH: +91 9711632717, 1619 & 20
Mob: 9811070398, 9811336231
e-mail: info@spacedi.com, www.spacedi.com

DRAWN BY :-
SANJAY
CHECKED BY :-
VISHAL
SCALE
1 : 350
DATED :-

OWNER'S SIGN
ARCHITECT'S SIGN
DRG.NO. - 01



उच्च स्तरीय समिति के
अनुमोदनप्राप्त स्वीकृत

माननीय सौदृष्टि को निम्न एवं श्रुत मान्यता
अर्पित है।
के बिना ही



PROJECT :-
GROUP HOUSING AT PLOT NO. 08/GH-01,
SECTOR-08, SIDHARTH VIHAR, GHAZIABAD

OWNER :- M/S N.F.S. INFRA DEVELOPERS LLP

DEVELOPER:- T AND T

Notarized Signatory



DRAWING TITLE :- TOWER-B1

ELEVATION B1-B1

ARCHITECTS :
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e-mail : info@spacedi.com, www.spacedi.com

DRAWN BY :- CHECKED BY :- SCALE 1 : 100 DATED :-
SANJAY VISHAL

NFS Infra Developers LLP

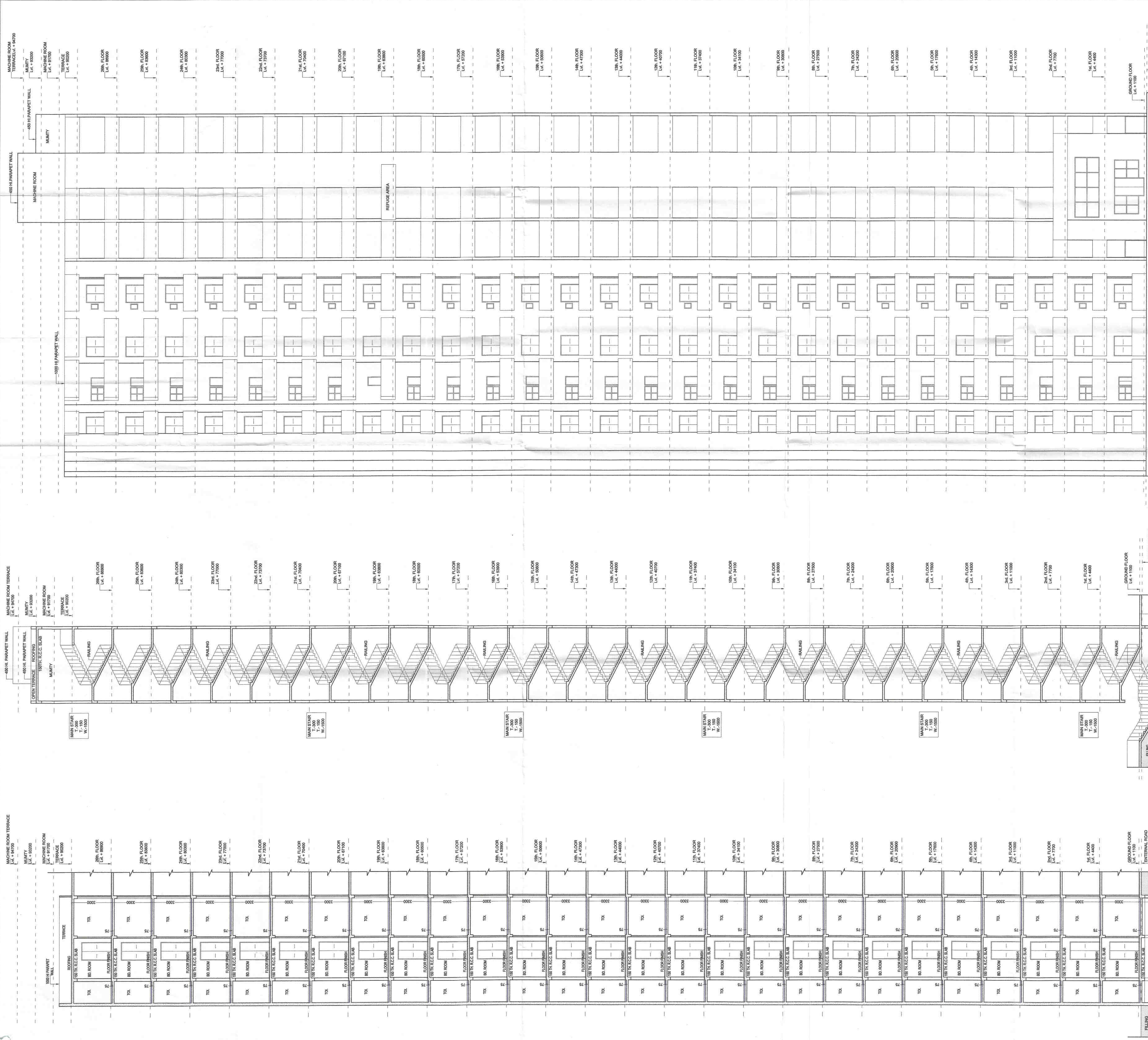


Authorised Signatory

OWNERS SIGN

ARCHITECTS SIGN

DRG. NO. - 24



उच्च स्तरिय समिति के
अनुमोदनापत्र स्वीकृत

TOWER- B2
ELEVATION-B

PROJECT :-
GROUP HOUSING AT PLOT NO. 08/GH-01,
SECTOR-08, SIDHARTH VIHAR, GHAZIABAD

OWNER :-
M/S N.F.S. INFRA DEVELOPERS LLP

DEVELOPER:-

T AND I
TANDY REALTECH PVT. LTD.

DRAWING TITLE :- TOWER B2
SECTION B-B'
SECTION B1-B1'

ARCHITECTS :-
Space Designers International
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PH : +91 8711632711, 18.19 & 20
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e-mail : info@spacedesigners.com, www.spacedesigners.com

DRAWN BY :- CHECKED BY :-
SANJAY VISHAL
SCALE 1 : 150
DATED :-

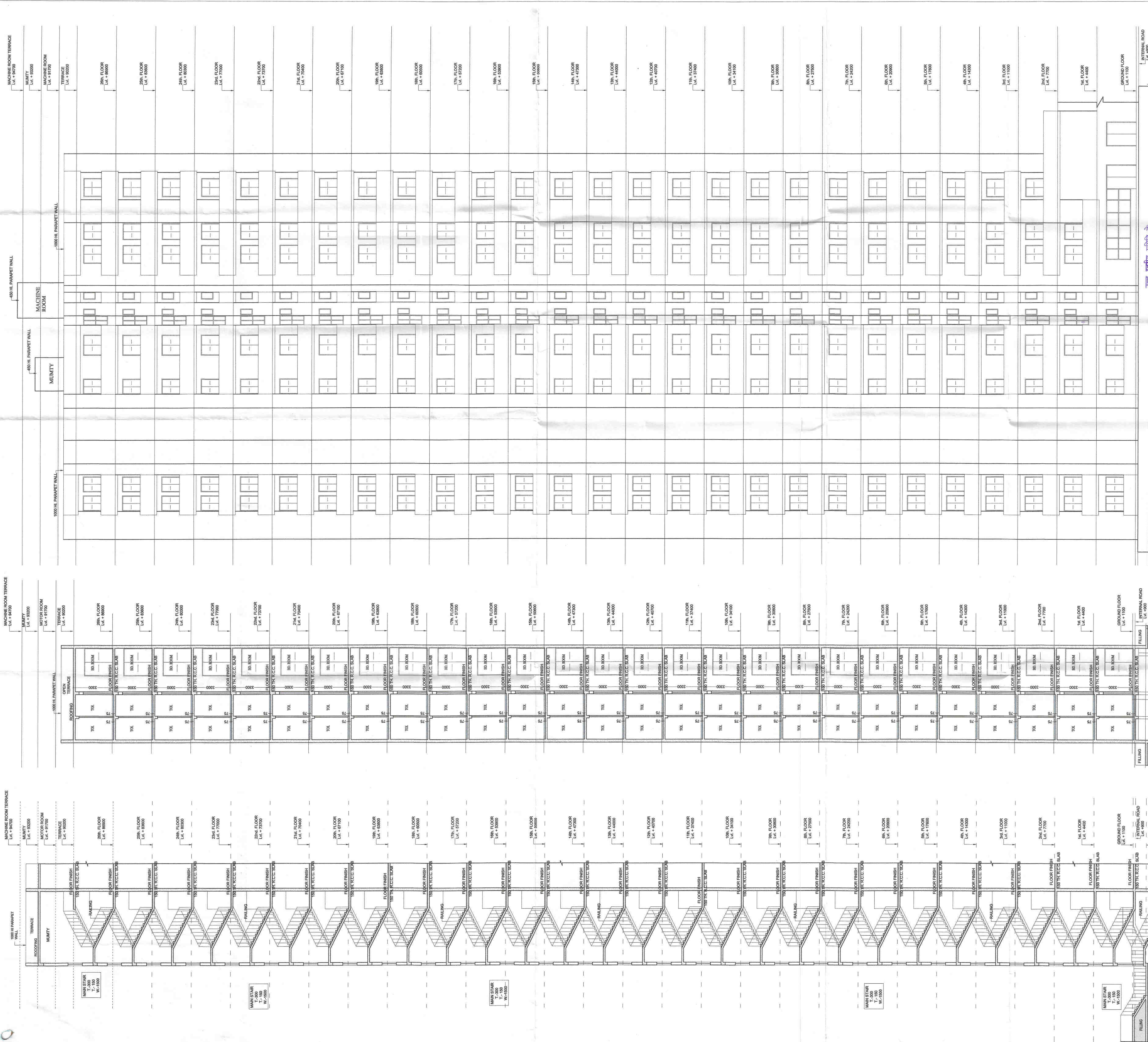
NFS Infra Developers LLP
Authorised Signatory

OWNERS SIGN

ARCHITECTS SIGN
DRG. NO. - 28



अनुमोदनापत्र स्वीकृत
उच्च स्तरिय समिति के



PROJECT :-
GROUP HOUSING AT PLOT NO. 08/GH-01,
SECTOR-08, SIDHARTH VIHAR, GHAZIABAD

OWNER :-
M/S N.F.S. INFRA DEVELOPERS LLP

DEVELOPER :-
T AND T
T AND T REALTY PVT. LTD.

DRAWING TITLE :-
TOWER - C

SECTION - C1-C1'
ELEVATION - C

ARCHITECTS :-
Space Designers International
B-34, SECTOR-67, NOIDA
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e-mail: info@spacedesigners.com, www.spacedesigners.com

DRAWN BY :-
SANNAY

CHECKED BY :-
VISHAL

SCALE
1 : 150

DATED :-
13/08/2020

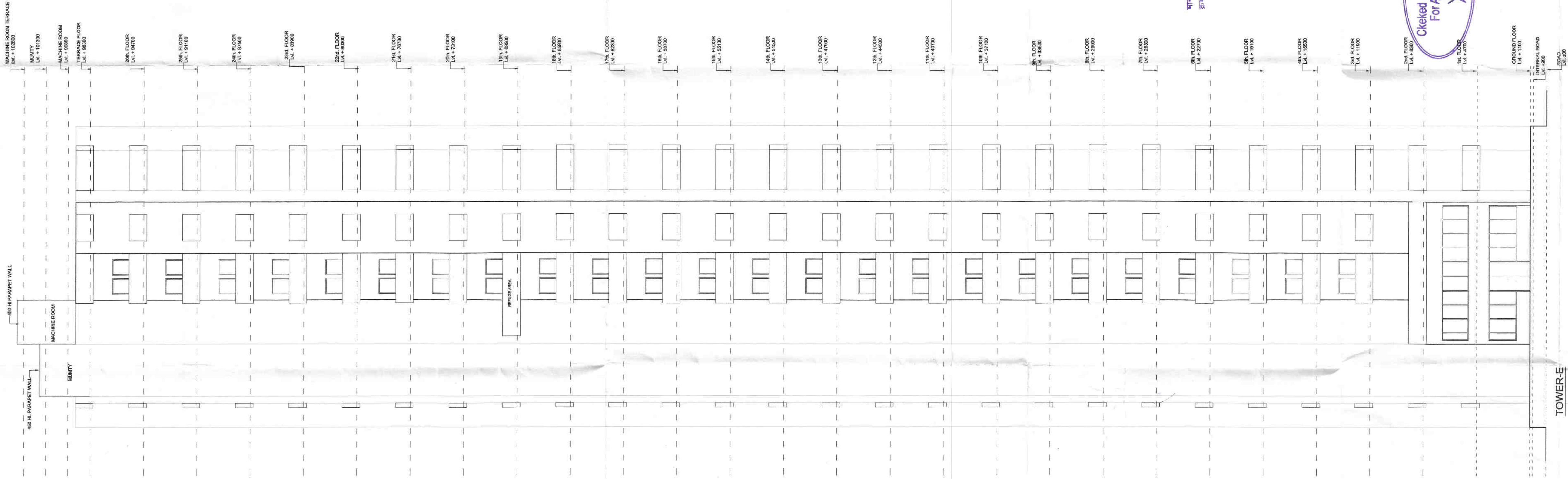
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DRC.NO. - 31

उच्च स्तरीय समिति के
अनुमोदनपत्र संकेत

स्वीकृत
13/08/2020 से 13/08/2020 तक
विशेष नियंत्रिकांक
वास्तुविद् निगमक

चिह्नित & Submitted
For Approval
13/08/2020

उच्च स्तरीय समिति के
अनुमोदनपत्र संकेत



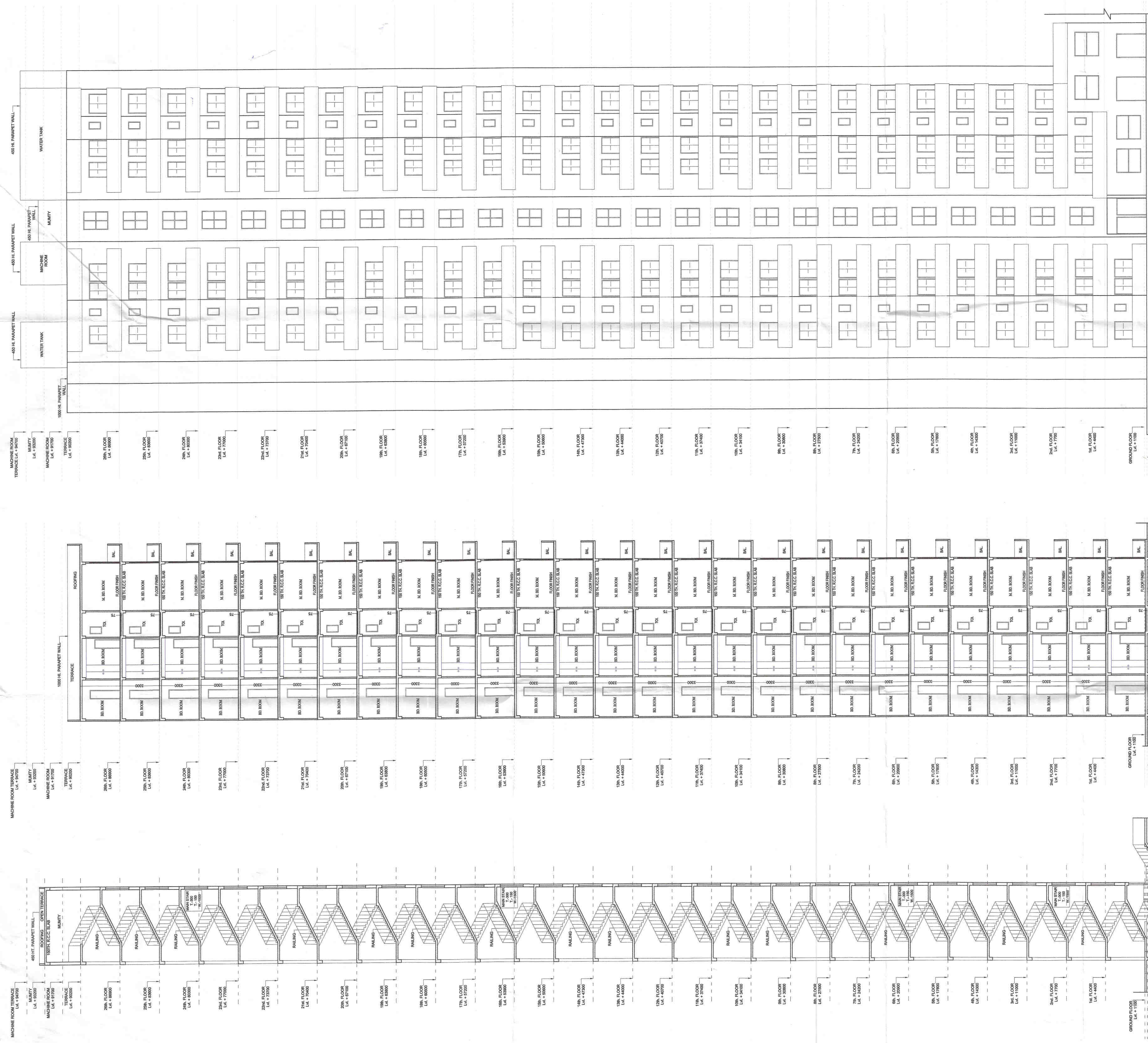
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अनुमोदनपत्राल स्वीकृत

भारतीय स्वीकृति की विषय एवं सर्व मान्य
हस्ताक्षर... के विषय पर पर दस्तखत है।



Checked & Submitted
For Approval

PROJECT :- GROUP HOUSING AT PLOT NO. 08/SH-01, SECTOR-08, SIDHARTH VIHAR, GHAZIABAD	OWNER :- M/S N.F.S. INFRA DEVELOPERS LLP
DEVELOPER:- T AND T	DRAWING TITLE :- TOWER - E
ARCHITECTS :- Space Designers International B-34, SECTOR-47, NOIDA PH : 91 9716837718, 98 & 20 www.spacedesigners.com e-mail : info@spacedesigners.com	ARCHITECTS SIGN DRG. NO. - 38
DRAWN BY :- SANJAY	CHECKED BY :- VISHAL
SCALE 1 : 150	DATED :-

TOWER- F
ELEVATION-F

उच्च स्तरीय समिति के
अनुमोदनोपरान्त स्वीकृत

मानसिक स्थैर्यता को विषय एवं शर्त मानसिक
क्रांति ४१.....के विषयित पृष्ठ पर ।

**Cheked & Submitted
For Approval**

PROJECT :-
GROUP HOUSING AT PLOT NO. 08/GH-01,
SECTOR-08, SIDHARTH VIHAR, GHAZIABAD

OWNER:-
M/S N.F.S. INFRA DEVELOPERS LLP

DEVELOPER:-
TANU PRAKASH INFRA DEVELOPERS LLP

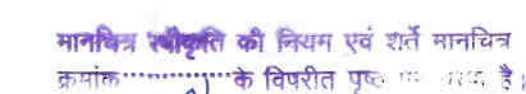
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ELEVATION-F
SECTION F1-F1'
SECTION F-F'



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 e-mail : info@spaceedi.com www.spaceedi.com

DRAWN BY :- SANJAY	CHECKED BY :- VISHAL	SCALE 1 : 100	DATED :-
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NFS InfraDevelopers LLP	 Authorised Signatory	ARCHITECT'S SIGN. DRC.NO. - 4
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उच्च स्तरीय समिति के
अनुमोदनोपरान्त स्वीकृत

T AND T

ARCHITECTS :
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 Authorised Signatory



ARCHITECT'S SIGN.

DRG.NO. — 60