Greater Noida Industrial Development Authority
APPROVED
Vide Letter No.
Valid Upto Dated
Ref.
S.M.SACHIN

SHEET 01 OF 22

COMPLETE FAR & ANCILLARY AREA STATEMENT

S.NO	FLOOR	TOWER A (TYPE-D1) FAR	TOWER A (TYPE-D1) ANCILLARY AREA	TOWER A (TYPE-D1) BALCONY AREA	TOWER A (TYPE-D1) UNITS	TOWER B (TYPE-D3) FAR	TOWER B (TYPE-D3) ANCILLARY AREA	TOWER B (TYPE-D3) BALCONY AREA	TOWER B (TYPE-D3) UNITS
1	STILT FLOOR LEVEL	41.216	34.546			42.460	30.030		
2	1st FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
3	2nd FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
4	3rd FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
5	4th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
6	5th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
7	6th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
8	7th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
9	8th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
10	9th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
11	10th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
12	11th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
13	12th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
14	13th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
15	14th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
16	15th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
17	16th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
18	17th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
19	18th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
20	19th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
21	20th FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
22	21st FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
23	22nd FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
24	23rd FLOOR LEVEL	357.758	43.719	58.877	4	269.800	34.797	56.076	2
25	24th FLOOR LEVEL					269.800	34.797	56.076	2
26	25th FLOOR LEVEL								
27	26th FLOOR LEVEL								
28	MUMTY & MACHINE ROOM		37.460						
29	NBC AREA(GARB) & METER ROOM						54.576		
30	STORE AREA								
31	U.G. WATER TANK (STILT PARKI								
32	BASEMENT -02 AREA								
33	BASEMENT -01 AREA								
34	STILT PARKING AREA								
	TOTAL	6278.032	1112.607	1364.171	92	6320.080	934.503	1345.824	48

S.NO	FLOOR	TOWER C (TYPE-3) FAR	TOWER C (TYPE-3) ANCILLARY AREA	TOWER C (TYPE-3) BALCONY AREA	TOWER C (TYPE-3) UNITS	TOWER D (TYPE-2B) FAR	TOWER D (TYPE-2B) ANCILLARY AREA	TOWER D (TYPE-2B) BALCONY AREA	TOWER D (TYPE-2B) UNITS
1	STILT FLOOR LEVEL	42.460	30.030			41.216	34.603		
2	1st FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
3	2nd FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
4	3rd FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
5	4th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
6	5th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
7	6th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
8	7th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
9	8th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
10	9th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
11	10th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
12	11th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
13	12th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
14	13th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
15	14th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
16	15th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
17	16th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
18	17th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
19	18th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
20	19th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
21	20th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
22	21st FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
23	22nd FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
24	23rd FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
25	24th FLOOR LEVEL	201.800	34.797	56.076	2	357.756	43.719	58.877	4
26	25th FLOOR LEVEL					357.756	43.719	58.877	4
27	26th FLOOR LEVEL					357.756	43.719	58.877	4
28	MUMTY & MACHINE ROOM		64.576				37.460		
29	NBC AREA(GARB) & METER ROOM								
30	STORE AREA								
31	U.G. WATER TANK (STILT PARKI								
32	BASEMENT -02 AREA								
33	BASEMENT -01 AREA								
34	STILT PARKING AREA								
	TOTAL	6320.080	1112.607	1364.171	92	6320.080	934.503	1345.824	48

S.NO	FLOOR	TOWER E (TYPE-1) FAR	TOWER E (TYPE-1) ANCILLARY AREA	TOWER E (TYPE-1) BALCONY AREA	TOWER E (TYPE-1) UNITS	TOWER F (TYPE-1A) FAR	TOWER F (TYPE-1A) ANCILLARY AREA	TOWER F (TYPE-1A) BALCONY AREA	TOWER F (TYPE-1A) UNITS
1	STILT FLOOR LEVEL	216.835	39.378	26.701	2	216.835	39.378	26.701	2
2	1st FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
3	2nd FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
4	3rd FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
5	4th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
6	5th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
7	6th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
8	7th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
9	8th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
10	9th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
11	10th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
12	11th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
13	12th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
14	13th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
15	14th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
16	15th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
17	16th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
18	17th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
19	18th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
20	19th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
21	20th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
22	21st FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
23	22nd FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
24	23rd FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
25	24th FLOOR LEVEL	357.756	43.719	58.877	4	357.756	43.719	58.877	4
26	25th FLOOR LEVEL					357.756	43.719	58.877	4
27	26th FLOOR LEVEL					357.756	43.719	58.877	4
28	MUMTY & MACHINE ROOM						37.460		
29	NBC AREA(GARB) & METER ROOM						39.365		
30	STORE AREA								
31	U.G. WATER TANK (STILT PARKI								
32	BASEMENT -02 AREA								
33	BASEMENT -01 AREA								
34	STILT PARKING AREA								
	TOTAL	8733.150	1292.873	1498.487	106	8733.150	1292.873	1498.487	106

S.NO	FLOOR	TOWER G (TYPE-1T) FAR	TOWER G (TYPE-1T) ANCILLARY AREA	TOWER G (TYPE-1T) BALCONY AREA	TOWER G (TYPE-1T) UNITS	COMMERCIAL BUILDING FAR	COMMERCIAL BUILDING ANCILLARY AREA	COMMUNITY BUILDING FAR	COMMUNITY BUILDING ANCILLARY AREA	TOTAL FAR	TOTAL ANCILLARY AREA	TOTAL BALCONY AREA	COVERED AREA
1	STILT FLOOR LEVEL	216.835	39.378	26.701	2			450.720	108.360	2115.346	541.208	135.108	3256.146
2	1st FLOOR LEVEL	357.756	43.719	58.877	4			336.917	108.023	3604.629	560.582	932.020	4292.129
3	2nd FLOOR LEVEL	357.756	43.719	58.877	4			505.480	16.920	3724.370	560.582	932.020	4292.129
4	3rd FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
5	4th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
6	5th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
7	6th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
8	7th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
9	8th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
10	9th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
11	10th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
12	11th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
13	12th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
14	13th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
15	14th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
16	15th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
17	16th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
18	17th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
19	18th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
20	19th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
21	20th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
22	21st FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
23	22nd FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
24	23rd FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
25	24th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	424.479	932.020	3993.190
26	25th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	374.139	932.020	3943.820
27	26th FLOOR LEVEL	357.756	43.719	58.877	4					3588.712	374.139	932.020	3943.820
28	MUMTY & MACHINE ROOM		37.460							2587.314	311.196	451.045	2198.502
29	NBC AREA(GARB) & METER ROOM		39.365							36.364	599.624		599.624
30	STORE AREA										36.373		36.373
31	U.G. WATER TANK (STILT PARKI										311.176		311.176
32	BASEMENT -02 AREA											246.903	246.903
33	BASEMENT -01 AREA										2551.284		2551.284
34	STILT PARKING AREA										3549.137		3549.137
	TOTAL	8733.150	1292.873	1498.487	106	868.972		1552.499	447.730	86980.376	12956.730	14494.495	140043.919

PERMISSIBLE & PROPOSED AREA SYNOPSIS

S.NO	TOTAL PLOT AREA : DESCRIPTION	STATUTORY (PERMISSIBLE AS PER 2.75 F.A.R)	GREEN BUILDING EXTRA FAR (5% OF 2.75 FAR)	STATUTORY (PURCHASABLE AS PER 0.75 F.A.R)	PERMISSIBLE AS/ 3.5	PROPOSED	SHEET REF. NO.
		23912.5					
1	FAR	@ 2.75 OF PLOT AREA 65756.375	@ 5.05 OF 2.75 FAR 3387.968	@ 0.75 OF PLOT AREA 17924.375	86981.718	392.745 % 86980.376	A-01
2	ANCILLARY AREA	@ 15% OF FAR (MAX) 9883.909	@ 15% OF FAR (MAX)	@ 15% OF FAR (MAX) 2880.156	12764.063	14.6028 % 12546.730	A-01
3	COMMERCIAL AREA	@ 1% OF FAR (MAX)			869.817	0.998 % 868.972	A-01
4	GROUND COVERAGE	@ 35% OF PLOT AREA(MAX) 8369.375	@ 35% OF PLOT AREA(MAX)	@ 35% OF PLOT AREA(MAX) 8369.375	8369.375	24.42 % 5839.585	A-04
5	OPEN AREA	15543.125		15543.125	15543.125	16072.93 % 16072.915	A-04
6	LANDSCAPED AREA	@ 30% OF OPEN AREA(MIN) 7771.563	@ 30% OF OPEN AREA(MIN)	@ 30% OF OPEN AREA(MIN) 7771.563	7771.563	51.34 % OF OPEN AREA 7979.352	A-04
7	PARKING	@ 1 ECS PER 80 SQ.M. OF PER. FAR. 521.862	@ 1 ECS PER 80 SQ.M. OF PER. FAR. 41.103	@ 1 ECS PER 80 SQ.M. OF PER. FAR. 324.780	1887.271	1387.023 A-05	A-04
8	POPULATION DENSITY	@ 1050 PERSONS PER HA. 1748.919	@ 450 PERSONS PER HA.	@ 450 PERSONS PER HA. 4179 PERSONS	@ 3180 PERSONS PER HA.		A-07
9	HEIGHT	60.0 M	30.0 M	90.0 M			

PARKING AREA CALCULATIONS

S.NO	TOTAL PLOT AREA : DESCRIPTION	STATUTORY	AREA PROVIDED	ECS ACHIEVED	SHEET REF. NO.
			23912.5		
1	BASEMENT -01 PARKING	@ 300SQM = 1ECS	18936.071	631	A-02
2	BASEMENT -02 PARKING	@ 300SQM = 1ECS	18931.804	630	A-03
3	STILT PARKING	@ 300SQM = 1ECS	1895.071	63	A-04
4	SURFACE PARKING	@ 200SQM = 1ECS	11178.043	55.89	A-04
	TOTAL ECS ACHIEVED			1362	

DWELLING UNIT COUNT & DENSITY CALCULATIONS

DWELLING UNIT COUNT

S.NO	TOWER NAME	UNIT TYPE	NO. OF UNITS PER FLOOR	TOTAL UNITS PER FLOOR	NO. OF STORIES OF DWELLING UNITS	NO. OF UNITS AT GROUND / STILT FLOOR LEVEL	TOTAL UNITS IN TOWER
1	A	UNIT TYPE-1	1	4	23		92
		UNIT TYPE-1	1				
		UNIT TYPE-3	1				
		UNIT TYPE-3a	1				
2	B	UNIT TYPE-4	1	2	24		48
		UNIT TYPE-4	1				
3	C	UNIT TYPE-4	1	2	24		48
		UNIT TYPE-4	1				
4	D	UNIT TYPE-1	1	4	26		104
		UNIT TYPE-1	1				
		UNIT TYPE-3	1				
		UNIT TYPE-3a	1				
5	E	UNIT TYPE-1	1	4	26	2	106
		UNIT TYPE-2	1				
		UNIT TYPE-2a	1				
6	F	UNIT TYPE-1	1	4	26	2	106
		UNIT TYPE-1	1				
		UNIT TYPE-2	1				
		UNIT TYPE-2a	1				
7	G	UNIT TYPE-1	1	4	26	2	106
		UNIT TYPE-1	1				
		UNIT TYPE-3	1				
		UNIT TYPE-3a	1				
8	H	UNIT TYPE-1	1	4	26	2	106
		UNIT TYPE-1	1				
		UNIT TYPE-3	1				
		UNIT TYPE-3a	1				
9	I	UNIT TYPE-1	1	4	26	2	106
		UNIT TYPE-1	1				
		UNIT TYPE-2	1				
		UNIT TYPE-2a	1				
10	J	UNIT TYPE-1	1	4	26	2	106
		UNIT TYPE-1	1				
		UNIT TYPE-2	1				
		UNIT TYPE-2a	1				
	TOTAL NO. OF DWELLING UNITS						928

DENSITY CALCULATIONS

TOTAL NO. OF DWELLING UNITS	928
OCCUPANCY (@ 4.5 PERSONS PER D.U.)	4176
DENSITY ACHIEVED (PERSONS PER HA.)	**1746**

GROUND COVERAGE CALCULATIONS & SHEET REFRENCE GUIDE

S.NO	TOWER NAME	TOWER TYPE	SHEET REF. NO.	TYPICAL FLOOR BUILT-UP AREA	+	TYPICAL FLOOR STAIRCASE WELL AREA	+	TYPICAL / 1ST FLOOR BALCONY AREA	=	GROUND COVERAGE AREA (FOOTPRINT AREA OF TOWERS)
1	A	2C	A-11	401.516	+	3.98	+	58.877	=	464.373
2	B	3	A-12	296.587	+	1.26	+	56.076	=	353.923
3	C	3	A-12	296.587	+	1.26	+	56.076	=	353.923
4	D	2B	A-10	401.516	+	3.98	+	58.877	=	464.373
5	E	1A	A-07	373.488	+	3.08	+	56.103	=	432.671
6	F	1	A-05	373.488	+	3.08	+	56.103	=	432.671
7	G	2	A-08	401.516	+	3.98	+	58.877	=	464.373
8	H	2A	A-09	401.516	+	3.98	+	58.877	=	464.373
9	I	1A	A-07	373.488	+	3.08	+	56.103	=	432.671
10	J	1	A-06	373.488	+	3.08	+	56.103	=	432.671
11	COMMERCIAL		A-22						=	868.972
11	COMMUNITY BUILDING (FIRST FL.)		A-20						=	609.101
11	GUARD ROOM		A-04						=	3.240
12	METER ROOM		A-04						=	12.250
	TOTAL GROUND COVERAGE									5839.585

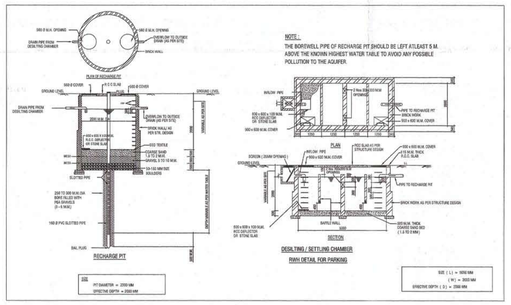
OPEN AREA CALCULATIONS

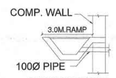
TOTAL PLOT AREA	23912.500		
GROUND COVERAGE	5839.585		
OPEN AREA	TOTAL PLOT AREA	-	PROPOSED GROUND COVERAGE
	23912.500	-	5839.585
OPEN AREA (SQ.M.)	**18072.915**		

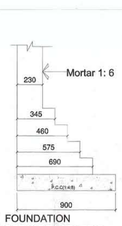
NOTE : FOR AREA DETAILS REFER SHEET A-04

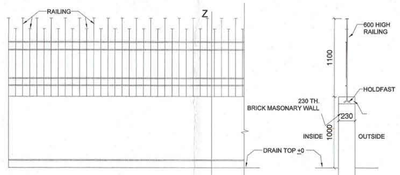
MISC. AREA CALCULATIONS

S.NO	LENGTH		WIDTH		NO		AREA	DESCRIPTION
1	3.200	X	3.400	X	1	=	10.880	GUARD ROOM-01
2	1.800	X	1.800	X	1	=	3.240	GUARD ROOM-02
3	3.500	X	3.500	X	1	=	12.250	METER ROOM
	TOTAL MISC AREAS						**26.370**	

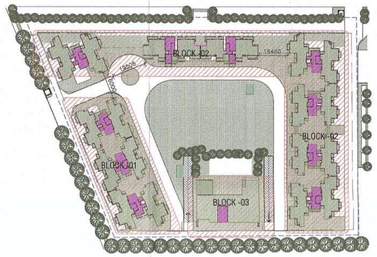






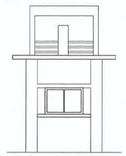


Scale: 1:400

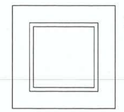


KEY PLAN

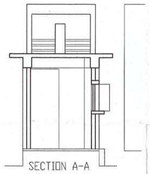
Scale: 1:1200



ELEVATION



ROOF PLAN



SECTION A-A

PLAN OF GUARD ROOM

AREA OF GUARD ROOM
1.8X1.8 = 3.24 SQ.MT.

NOTE :- THE PROVISION OF FIRE SAFETY MEASURES IN THE MULTI STOREY BUILDING CONFIRMING TO THE PROVISIONS OF RULES 1965 / NBC SBUILDING BE ENSURED.

OWNERS' SIGN:	ARCHITECT'S SIGN:
For EXPRESS PROJECTS PVT. LTD. Director	SHASHANK SHARMA ARCH. C.O.A. Regn. No. CA/97/22034

REVISED PLAN OF GROUP HOUSING, EXPRESS ASTRA AT, PLOT NO. GH-6A, SECTOR 01, GREATER NOIDA (U.P.)

OWNER:
EXPRESS PROJECTS PVT. LTD.

SHEET TITLE:
SITE PLAN & AREA CALCULATION

DRAWING NO: A-01

N

SCALE: 1:400

DATE: JAN. 2020

ARCHITECTS:
4TH DIMENSION
ARCHITECTURE -INTERIORS - PLANNING
http://www.4d-arch.com
C-17, Basement, ANAND NIKETAN, New Delhi - 110 021 India
PHONES : +91.11.41661137 +91.9810661137
FAX : +91.11.42705425 E.MAIL : mail@4d-arch.com

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