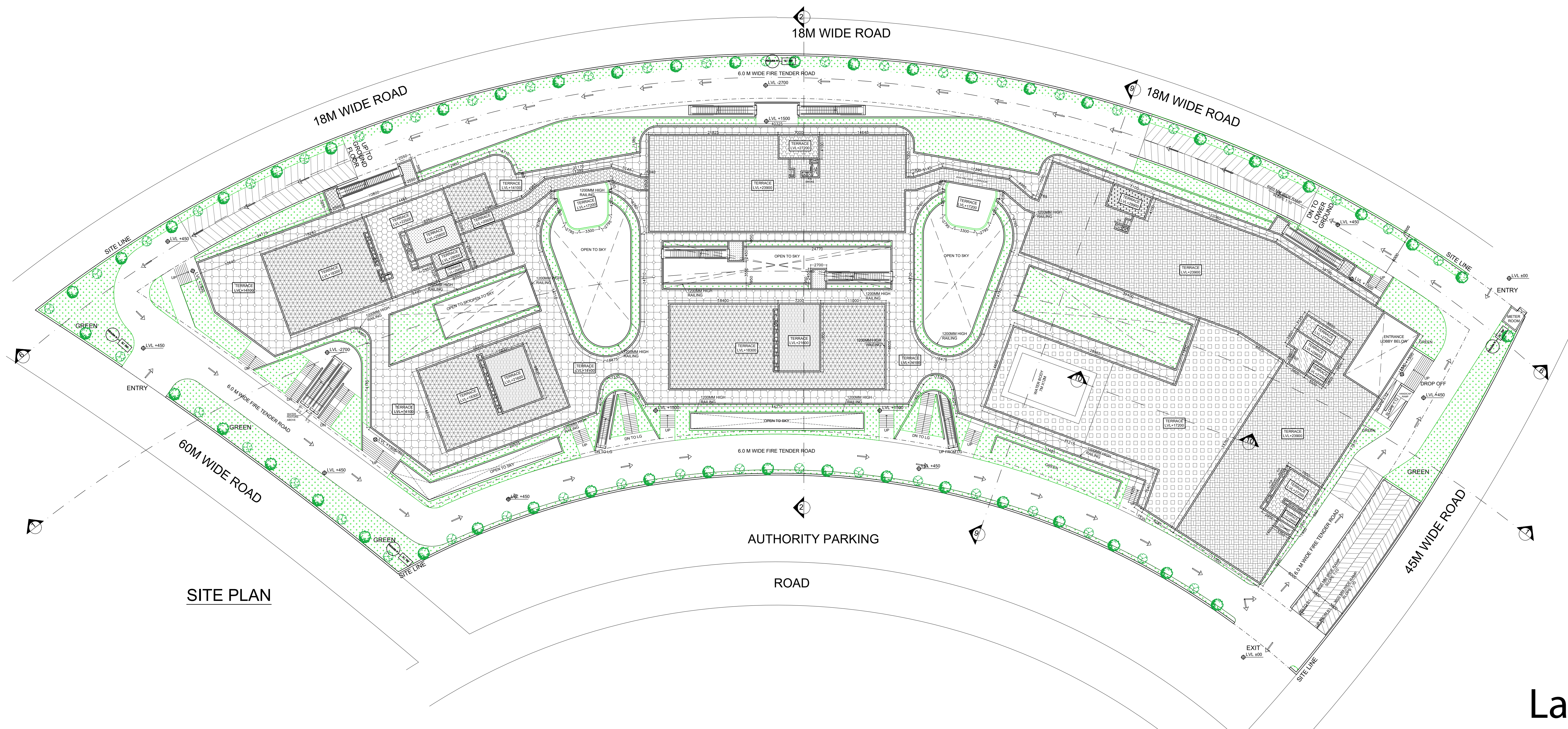


**NOTES**

- THIS DEVELOPMENT HAS BEEN CONCEIVED, DESIGNED AND DRAFTED ON THE BASIS OF THE FOLLOWING
- ALL USEABLE OFFICE SPACES/RETAIL SPACES (LIKE SHOP AREAS, ENTERTAINMENT AND ATRIUM) WILL BE CENTRALLY AIR-CONDITIONED. THEREFORE, NO PROVISION HAS BEEN MADE FOR NATURAL VENTILATION OF SPACES.
- ALL TOILETS WILL BE MECHANICALLY (PROVISION OF HVAC) VENTILATED. CONDITIONED AIR FROM THE FLOOR WILL BE SUCKED IN TO THE TOILETS AND VENTED OUT THROUGH A VENT SHAFT
- ALL SPACES (RETAIL SPACES, SERVICE AREAS, PARKING BASEMENT, ETC) WILL BE ARTIFICIALLY LIT.
- 100% STANDBY GENERATING CAPACITY WILL BE PROVIDED FOR THE ENTIRE ELECTRICAL REQUIREMENT OF THE TOTAL SCHEME. THIS THEREFORE INCLUDES STANDBY GENERATION FOR ALL COMMON SERVICES, FIRE SERVICES, LIFTS ETC.
- BASEMENT WILL BE MECHANICALLY (PROVISION OF HVAC) VENTILATED.
- THIS BUILDING WILL BE SPRINKLED AS PER NBC NORMS.
- HANDICAP RAMP WITH RAILING PROVIDED.
- ALL NON-TOWER SLABS ARE STRUCTURALLY DESIGNED AS PER FIRE TENDER LOAD.
- THE PUBLIC HEALTH SERVICES I.E. WATER SUPPLY, SEWERAGE, STORM WATER, DRAINAGE/RAIN WATER HARVESTING SCHEMES WILL BE PROVIDED AS PER PUBLIC HEALTH NORMS.
- THE STRUCTURE OF THE BUILDING SHALL BE DESIGNED AND SUPERVISED BY A QUALIFIED STRUCTURAL ENGINEER AND A CERTIFICATE TO THIS EFFECT BE FURNISHED AT THE TIME OF SEEKING FULL COMPLETION CERTIFICATE OF THE BUILDING.
- THE OWNER SHALL BE PROVIDED WITH FIRE FIGHTING SYSTEM BEFORE OCCUPYING THE BUILDING A CERTIFICATE OF COMPLIANCE FROM THE FIRE DEPARTMENT WILL BE FURNISHED AT THE TIME OF SEEKING FULL COMPLETION OF THE BUILDING.



**SITE PLAN**

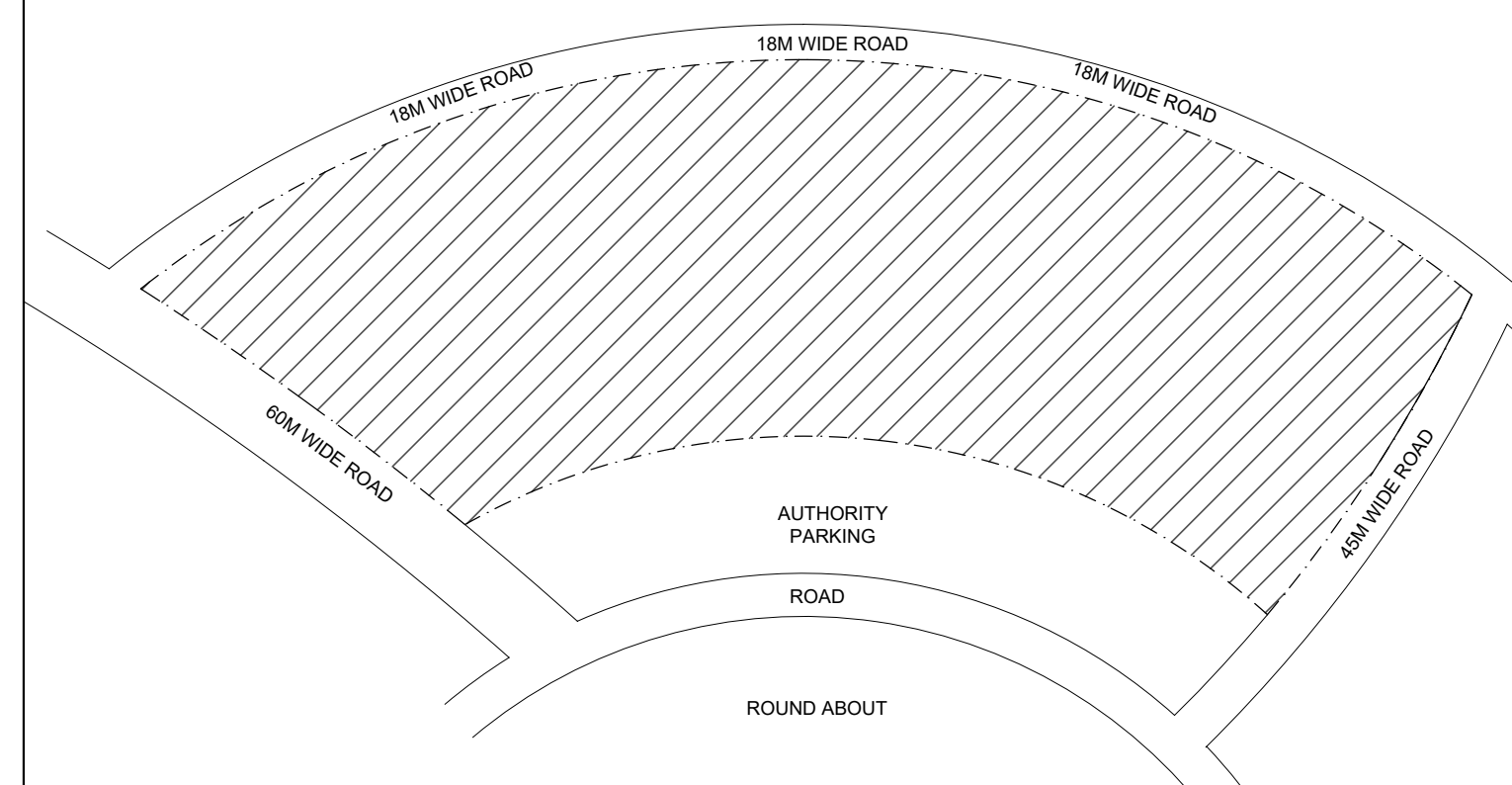
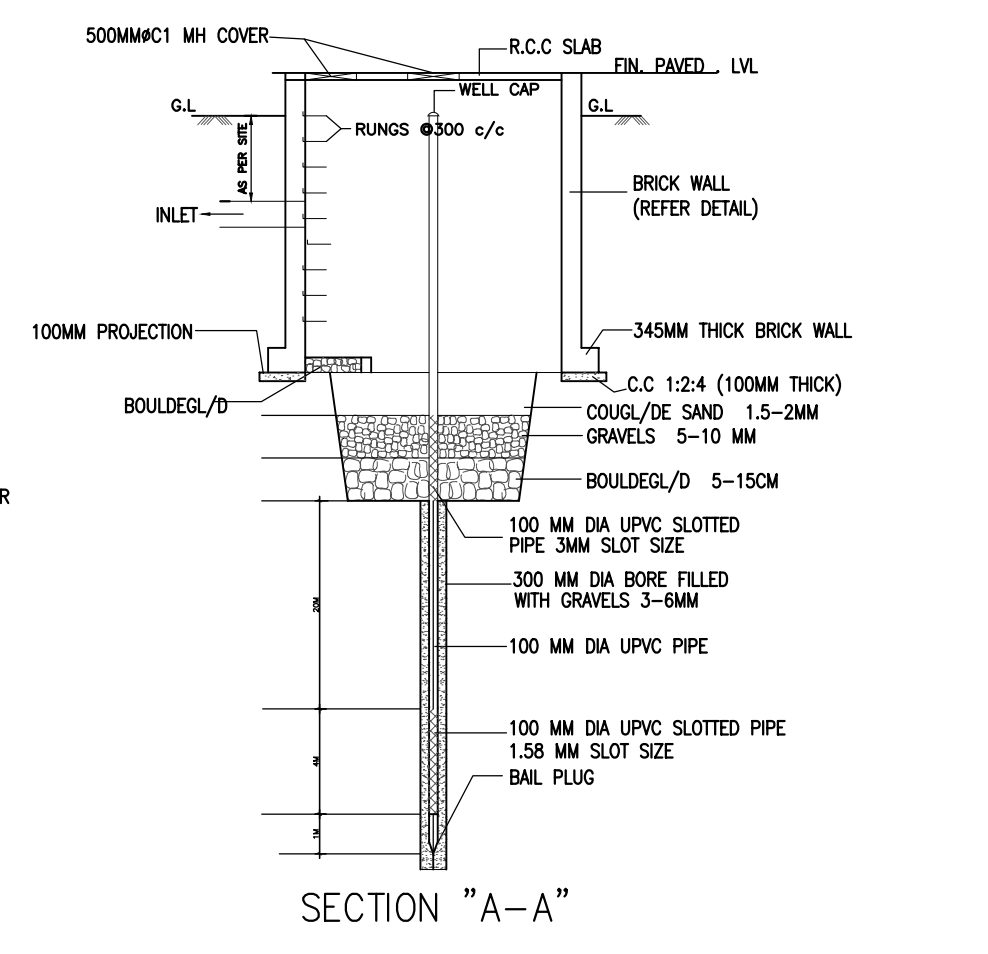
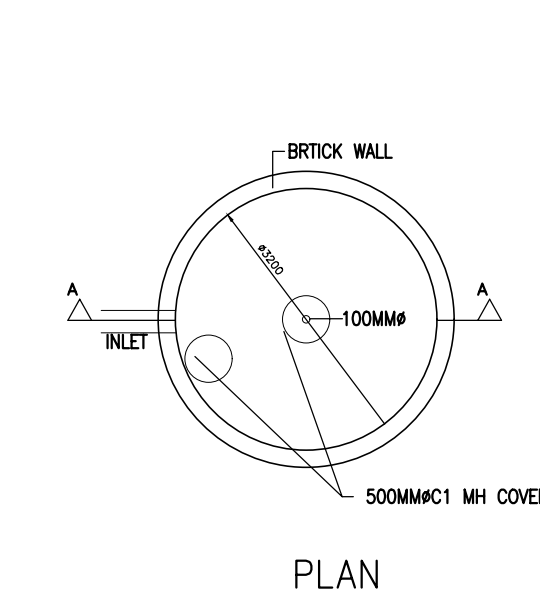
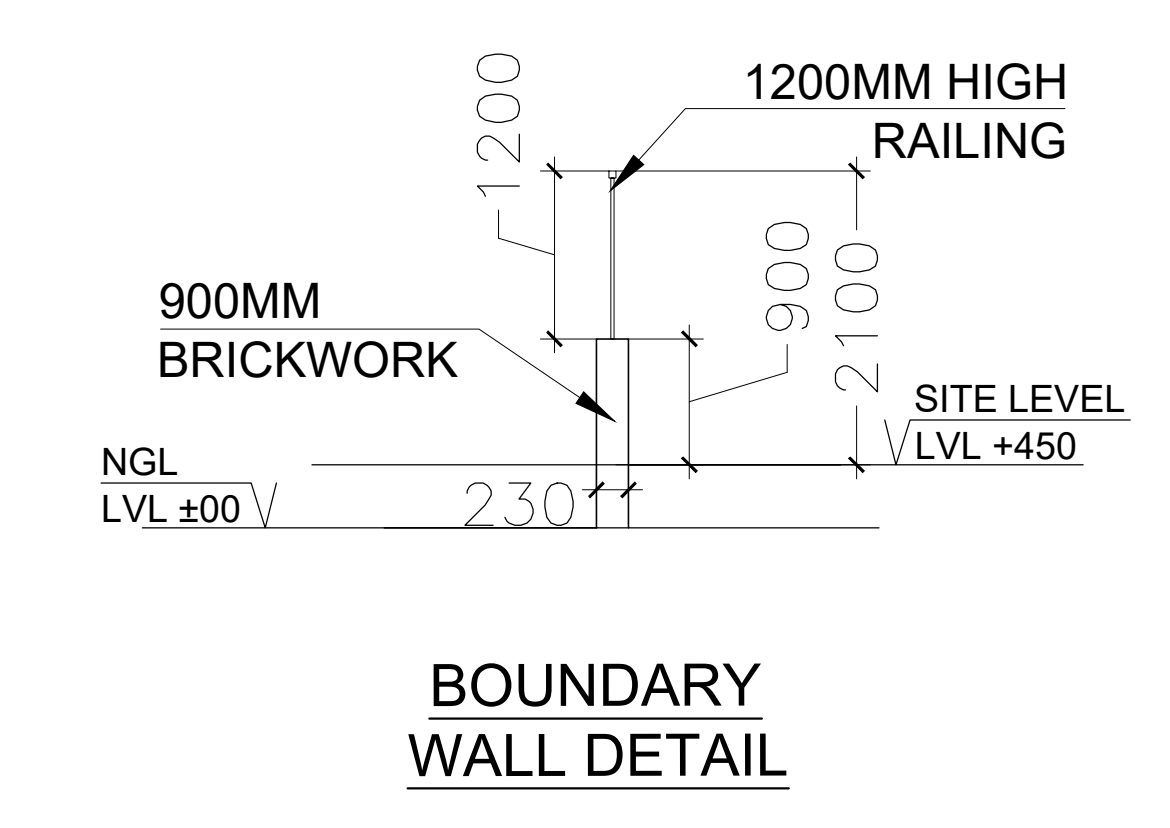
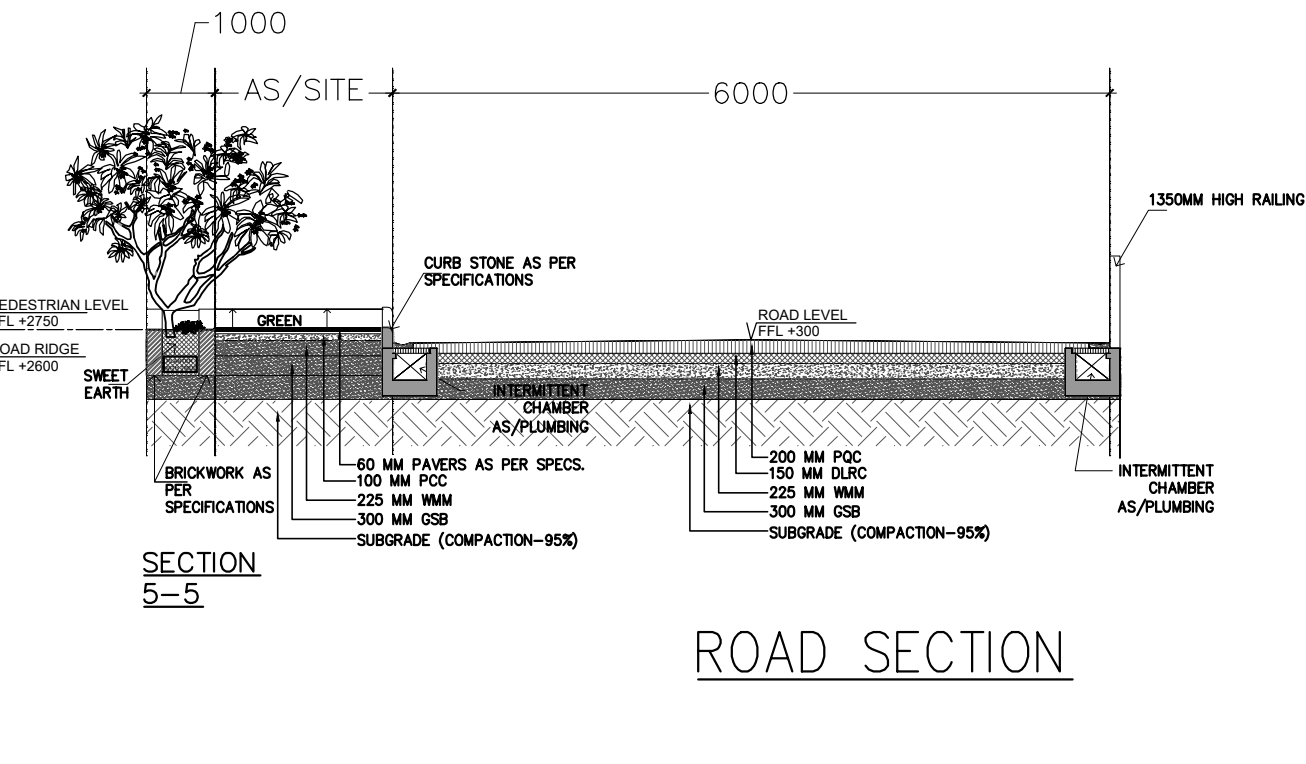
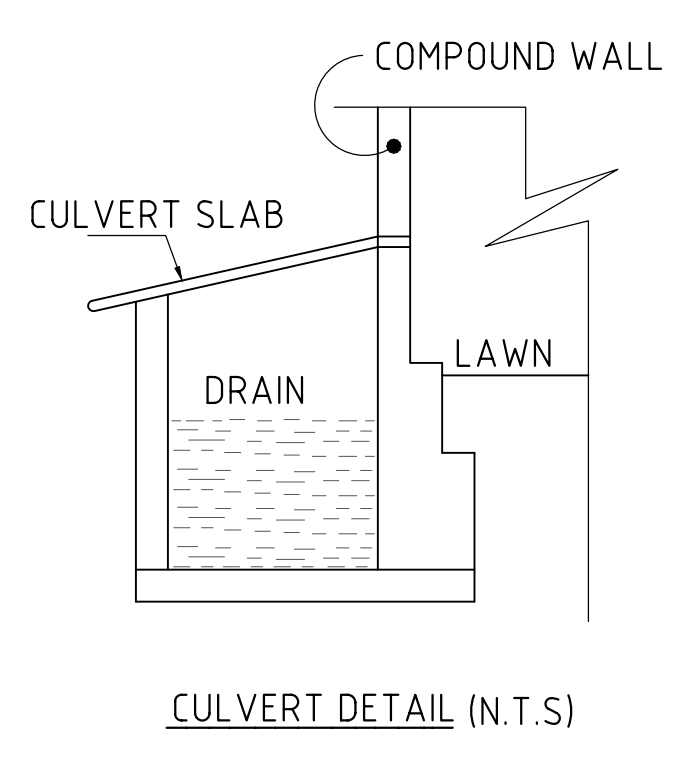
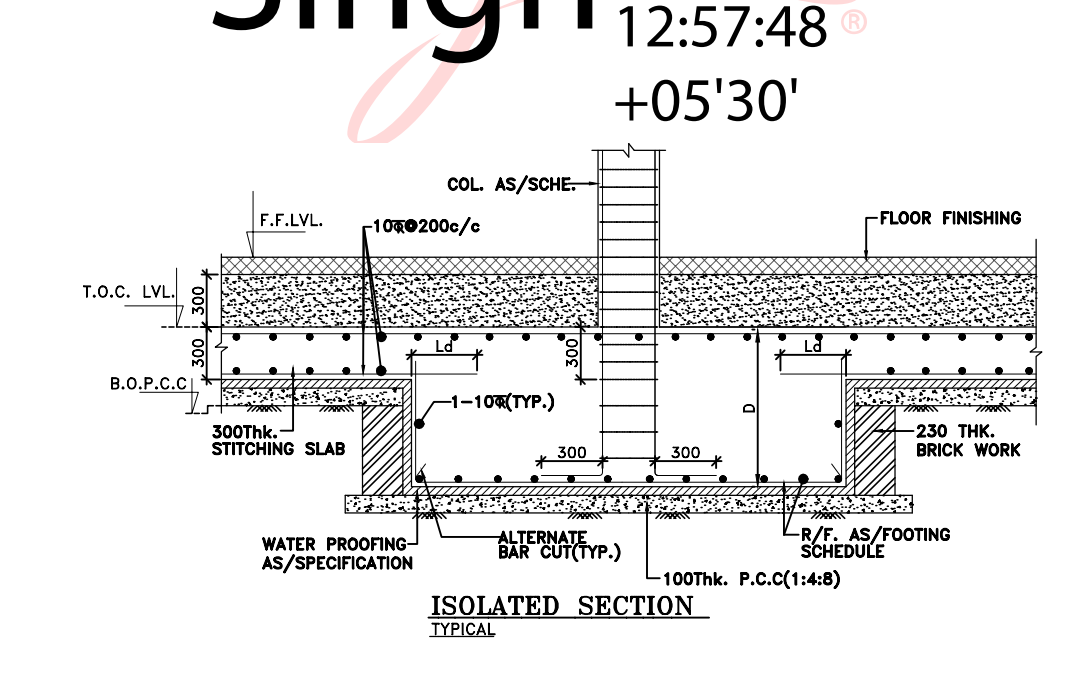
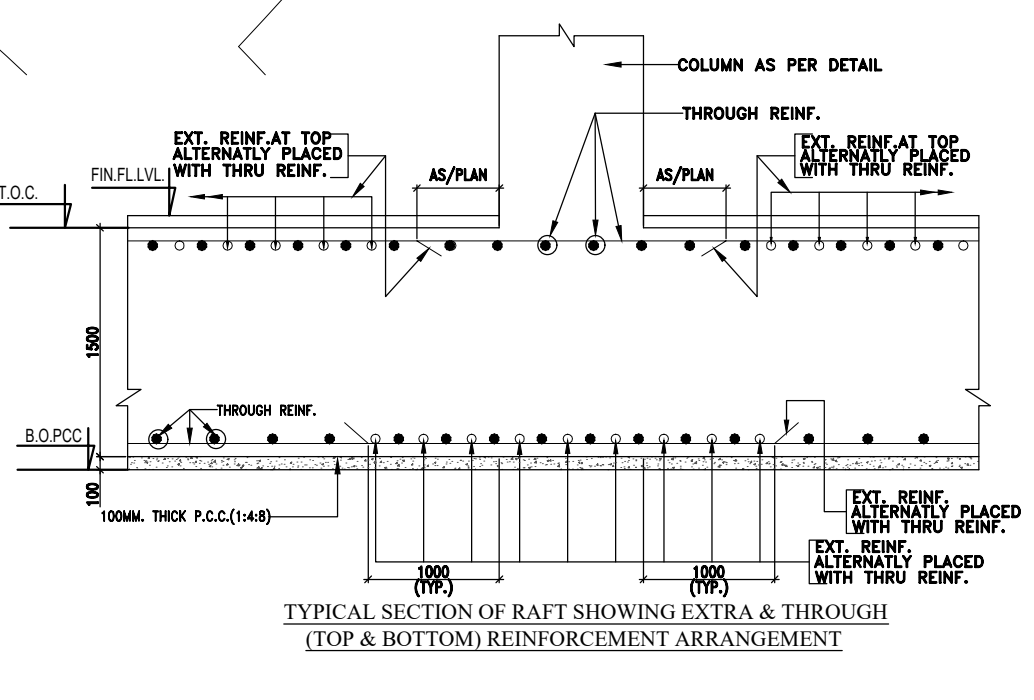
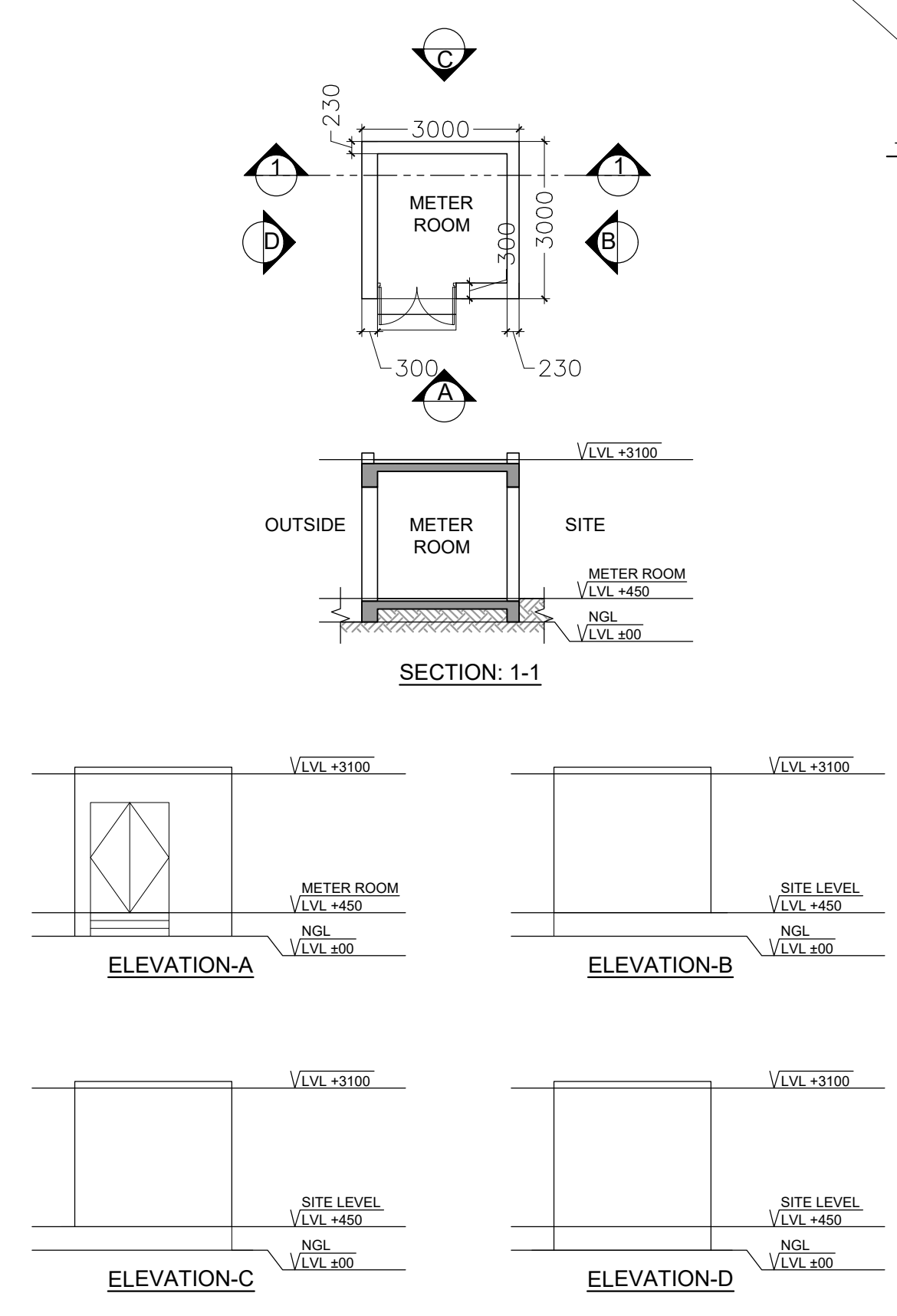
Digitally signed by Amit Varma  
 Date: 2026.04.13  
 19:16:32  
 +05'30'

Digitally signed by Lal Singh  
 Date: 2026.04.18  
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 +05'30'

F.A.R. CALCULATIONS			
TOTAL SITE AREA		15448.50	SQM
PERMISSIBLE GROUND COVERAGE	40%	6179.400	SQM
PROPOSED GROUND COVERAGE (INCLUDING METER ROOM @ 9 SQM)	39.82%	6151.744	SQM
PERMISSIBLE F.A.R. (A)	2.00	30897.000	SQM
PERMISSIBLE GREEN F.A.R. (B=5% OF A)	5%	1544.850	SQM
<b>TOTAL PERMISSIBLE F.A.R. (C=A+B)</b>	<b>2.10</b>	<b>32441.850</b>	<b>SQM</b>
<b>PROPOSED F.A.R.</b>	<b>2.09</b>	<b>32352.116</b>	<b>SQM</b>
PERMISSIBLE SERVICE FAR AREA	15%	4634.550	SQM
PROPOSED SERVICE FAR		3544.612	SQM

AREA CALCULATIONS				
FLOORS	FAR	15% SERVICE AREA	NON FAR	BUILT UP AREA
BASEMENT 02	0	381.344	11622.02	12003.367 SQM
BASEMENT 01	0	298.436	11554.79	11853.227 SQM
LOWER GROUND FLOOR	7375.409	1094.682	618.41	9088.497 SQM
GROUND FLOOR (INCLUDING METER ROOM @ 9 SQM)	5921.354	230.390	0.00	6151.744 SQM
FIRST FLOOR	5674.153	255.545	71.88	6001.581 SQM
SECOND FLOOR	5615.624	255.545	71.88	5943.052 SQM
THIRD FLOOR	3350.656	329.164	71.88	3751.702 SQM
FOURTH FLOOR	2128.879	328.779	45.31	2502.970 SQM
FIFTH FLOOR	2286.042	205.113	384.96	2876.117 SQM
MUMTY MACHINE ROOM	0.000	136.504	0.00	136.504 SQM
WATER TANK	0.000	29.110	0.00	29.110 SQM
<b>TOTAL FAR</b>	<b>32352.116</b>	<b>3544.612</b>	<b>24441.142</b>	<b>60337.871 SQM</b>

PARKING CALCULATIONS			
1	PLOT AREA	15448.50	SQM
2	PERMISSIBLE F.A.R. (A)	30897.00	SQM
3	PERMISSIBLE GREEN F.A.R. (B=5% OF A)	1544.85	SQM
4	<b>TOTAL PERMISSIBLE F.A.R. (C=A+B)</b>	<b>32441.85</b>	<b>SQM</b>
5	<b>PARKING REQUIRED @ 1 ECS/50 SQM</b>	<b>648.84</b>	<b>ECS</b>
<b>PARKING PROVIDED</b>			
6	BASEMENT-1 @ 30 SQM	344	ECS
7	BASEMENT-2 @ 30 SQM	348	ECS
	<b>TOTAL PROPOSED PARKING</b>	<b>692</b>	<b>ECS</b>



DOOR WINDOW SCHEDULE				
TYPE	CILL	LINTEL	WIDTH	DESCRIPTION
D1	-	2400	2300	Equal Swing
D2	-	2400	1000	Unequal Swing
D3	-	2400	2000	-
FD1	-	2400	2150	Equal Swing
FD2	-	2400	1500	Equal Swing
FD3	-	2400	1000	-

Digitally signed by ASHISH KUMAR GUPTA  
 Date: 2026.04.13  
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 +05'30'

Digitally signed by GIAN PRAKASH MATHUR  
 Date: 2026.04.13  
 14:14:50 +05'30'

OWNER'S SIGN: AVORA BUILDERS PVT. LTD.  
 ARCHITECT'S SIGN: GIAN PRAKASH MATHUR

PROJECT: KB CENTRAL CHI-IV, GREATER NOIDA  
 TITLE: SITE PLAN

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