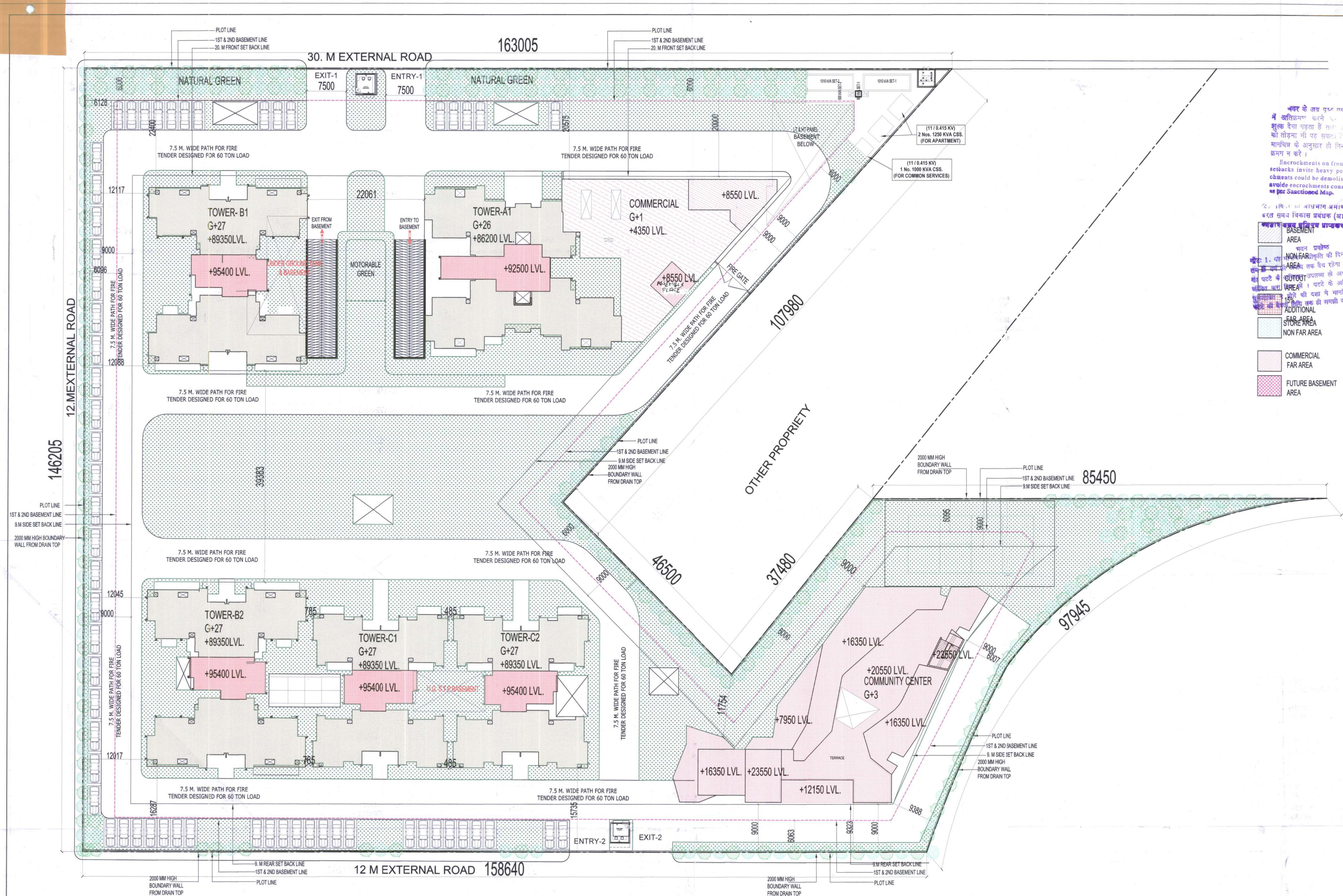




OWNER'S SIGN

ARCHITECT'S SIGN

नगर के अंतर्गत प्लॉट पर निर्माण करने के लिए आवेदन करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।

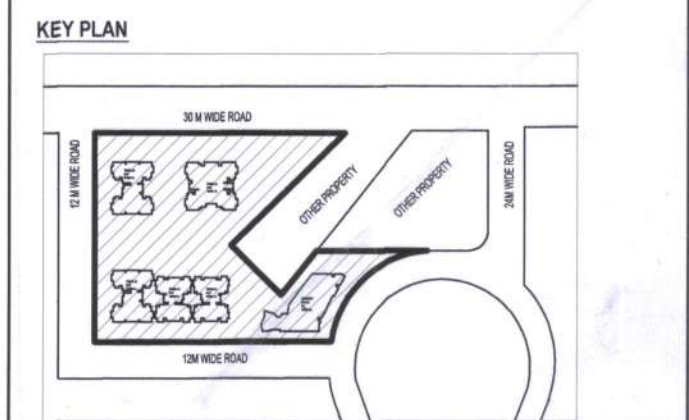
Encroachments on front, Rear & Side setbacks invite heavy penalties. Encroachment could be demolished also. Please avoid encroachments construct building as per Sactioned Map.

प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।

प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।

- 1. प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।
- 2. प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।
- 3. प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।
- 4. प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।
- 5. प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।
- 6. प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।
- 7. प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।
- 8. प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।
- 9. प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।
- 10. प्लॉट पर निर्माण करने वाले को प्लॉट की सीमाओं को पट्टा बनाने की आवश्यकता है। अन्यथा प्लॉट की सीमाओं को पट्टा बनाने के बिना निर्माण करने से नकारा जायेगा।

Map for proposed Building is as per Bye Laws. Submitted for approval please.



SUBMISSION DRAWING		
CLIENT	PERFECT MEGASTRUCTURE PVT.LTD.	
PROJECT	IVY COUNTY	
PROPOSED GROUP HOUSING FOR IVY COUNTY AT PLOT NO.-15, SECTOR-75, NOIDA, (U.P.).		
DATE	PROJECT INCHARGE	CHECKED BY
25-03-2019	AMAR NATH	RAVINDRA SINGH
SCALE	DEALT BY	APPROVED BY
1:350	SATPARKASH	VISHAL SHARMA

DRAWING TITLE SITE PLAN

NORTH POINT

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Member of IBCB
ISO - 9001 : 2008

DRAWING NO. S-01

REVISION R0

PARKING DETAIL :-

(1) TOTAL REQUIRED PARKING RESIDENTIAL = 1ECS PER 80 SQM. OF PER. F.A.R AREA
= 75848.325 / 80 = 948.104 (SAY) = 948 ECS PARKING

TOTAL PARKING REQUIRED PARKING = 948 PARKING

PROPOSED PARKING:-
PROPOSED PARKING AT SURFACE = 55 CARS (1)
PROPOSED AREA FOR SURFACE PARKING = 55 X 20 = 1100 SQMT.

PARKING PROPOSED IN FIRST BASEMENT = 13748.619 / 30 = 458.287 CARS (2) (REFER DWG. NO.-S-06)

PARKING PROPOSED IN SECOND BASEMENT = 14423.610 / 30 = 480.787 CARS (3) (REFER DWG. NO.-S-07)

TOTAL PARKING PROPOSED = (1)+(2)+(3) = 55 + 458 + 481 = 994 CARS

IVY COUNTY			
AT PLOT : GH-15, SECTOR-75 NOIDA (UP)			
AREA STATEMENT (3.5)			
S.NO.	PARTICULARS	F. A. R	SQMT
1	TOTAL PLOT AREA (AS PER LEASE PLAN) -		20639.00
2	PERMISSIBLE F. A. R FOR GROUP HOUSING - = 2.75 X 20639.0 = 56757.250	2.75	56757.250
3	PURCHASABLE F. A. R FOR GROUP HOUSING - 0.75 X 20639.0 = 15479.25	0.75	15479.250
4	TOTAL F. A. R (-) + (3)		3.50
5	5% ADDITIONAL GREEN BUILDING AREA OF 3.5 F. A. R AREA = 72236.30 X 0.05 = 3611.825	0.175	3611.825
6	TOTAL F. A. R (-) + (5)	3.675	75848.325
7	PROPOSED F. A. R AREA (8+9)	3.675	75848.325
8	F. A. R PROPOSED FOR RESIDENTIAL =	75125.982	
9	F. A. R PROPOSED FOR COMMERCIAL =	722.343	
10	BALANCE F. A. R AREA (6-7)	0.000	
11	PERMISSIBLE 15% ADDITIONAL AREA FOR SERVICE F. A. R (3.5) 15% OF 72236.3 = 10835.475	15%	10835.475
12	PROPOSED FOR SERVICES 15% ADDITIONAL		10835.475
13	PROPOSED AREA IN 15% ADDITIONAL FACILITY AREA FOR HOUSING = FIRE STAIRCASE + LIFT LOBBY AREA + LIFT SHAFTS - SERVICES SHAFTS + CUPBOARD + GLAZED ROOM + S. T. P. + U.G. WATER TANK + COMMUNITY CENTRE + TAN ROOM		
14	PERMISSIBLE GROUND COVERAGE 35% OF 20639.0 = 7226.650	35%	7223.650
15	PROPOSED GROUND COVERAGE	25.310	5233.646
16	PERMISSIBLE COMMERCIAL F. A. R AREA ON (3.5 F. A. R) PROPOSED AREA IN F. A. R FOR COMMERCIAL 100% OF PROPOSED F. A. R = 1% OF 7226.65 (F. A. R 3.5) = 722.365 SQMT		722.365
17	PROPOSED COMMERCIAL F. A. R AREA		722.343
18	PERMISSIBLE DENSITY =		1650
19	PERMISSIBLE DENSITY = 1650 PPH AS PER PURCHASABLE F. A. R		
20	PERMISSIBLE PERSONS = 1650 X 2.0639		3405.435
21	PERMISSIBLE UNITS = 3405.435 / 4.5		756.763
22	PROPOSED NO OF UNITS =	546	
23	PROPOSED NO OF PERSONS = (546 X 4.5)		2457.000
24	PROPOSED SERVANT UNITS =	0	
25	PROPOSED NO OF PERSONS =	0.000	
26	TOTAL PROPOSED PERSONS = (24)		2457.000
27	PROPOSED DENSITY = 2457.00 / 2.0639 = 1190.465		1190.465
28	NO. OF PARKING REQUIRED =		
29	1 EGS PARKING SPACE PER 80 SQ.M OF PERMISSIBLE F. A. R AREA RESIDENTIAL		75848.325 / 80
30	TOTAL PARKING REQUIRED =		948
31	NO. OF PARKING PROPOSED =		994
32	OPEN AREA =		15415.354
33	PLOT AREA - PROPOSED GROUND COVERAGE 20639.0 - 5223.646 = 15415.354		
34	LANDSCAPE AREA REQUIRED =		7707.677
35	PLOT AREA - PROPOSED GROUND COVERAGE 20639 - 5223.646 = 15233.429 MIN 50 % OF GREEN AREA = 15415.354 / 2 = 7707.677		
36	PROPOSED LANDSCAPE AREA =		7712.334
37	NO OF TREES REQUIRED =		154
38	1 TREE PER 100 SON OF OPEN AREA		
39	PROPOSED TREES =		160
40	50% TREES IS EVER GREEN		80
41	PROPOSED STILL AREA =		889.105
42	PROPOSED TOTAL BASEMENT - 1 AREA PROPOSED TOTAL BASEMENT - 2 AREA		16044.101
43	LANDSCAPE AREA CALCULATION		16044.101
44	PLOT AREA		20639.00
45	GROUND COVERAGE =		5223.646
46	OPEN AREA =		5223.646
47	MINIMUM LANDSCAPE AREA REQUIRED =		50 % OF OPEN AREA 15415.354 7707.677
48	LANDSCAPE AREA REQUIRED =		7707.677
49	PROPOSED LANDSCAPE AREA =		7712.334

F. A. R. AREA STATEMENT (3.5)											
	TOWER- A1	TOWER- B1	TOWER- B2	TOWER- C1	TOWER- C2	COMMERCIAL	COMMUNITY CENTER	METER ROOM	GUARD ROOM	TOTAL F. A. R	GR. COVERAGE
GR. COVERAGE (F. A. R AREA) 15% ADDITIONAL AREA & NON F. A. R AREA BASEMENT AREA-1 BASEMENT AREA-2 STILL AREA NON - F. A. R	713.246	693.211	693.211	566.123	566.123	723.232	1227.020	11.780	29.700	0.000	0.000
GR. FLOOR (F. A. R AREA)	443.610	371.381	371.381	295.608	295.608	618.668	263.955	11.780	29.700	2707.680	
1ST FLOOR AREA	644.682	500.768	500.768	443.189	443.189	103.675	424.379			3160.650	
2ND FLOOR AREA	675.370	573.373	573.373	444.567	444.567		137.928			2849.518	
3RD FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
4TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
5TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
6TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
7TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
8TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
9TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
10TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
11TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
12TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
13TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
14TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
15TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
16TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
17TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
18TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
19TH FLOOR AREA	677.027	576.659	574.178	445.534	445.534					2718.932	
20TH FLOOR AREA	675.404	573.172	572.435	444.247	444.247					2718.891	
21ST FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2709.505	
22ND FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2704.815	
23RD FLOOR AREA	677.027	576.659	574.178	445.534	445.534					2718.932	
24TH FLOOR AREA	675.404	573.172	572.435	444.247	444.247					2709.505	
25TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
26TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
27TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
28TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
29TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
30TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
31ST FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
32ND FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
33RD FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
34TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
35TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
36TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
37TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
38TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
39TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
40TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
41TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
42TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
43TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
44TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
45TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
46TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
47TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
48TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
49TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
50TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
51TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
52TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
53TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
54TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
55TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
56TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
57TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
58TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
59TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
60TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
61TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
62TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
63TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
64TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
65TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
66TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
67TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
68TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
69TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
70TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
71TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
72TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
73TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
74TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
75TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
76TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
77TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
78TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
79TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
80TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
81ST FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
82ND FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
83RD FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
84TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
85TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
86TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
87TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
88TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
89TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
90TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
91TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
92TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
93TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
94TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
95TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
96TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
97TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
98TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
99TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
100TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
101ST FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
102ND FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
103RD FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
104TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
105TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
106TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
107TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
108TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
109TH FLOOR AREA	674.077	571.697	571.697	443.672	443.672					2704.815	
110TH FLOOR AREA	675.370	573.373	573.373	444.567	444.567					2711.590	
111TH											