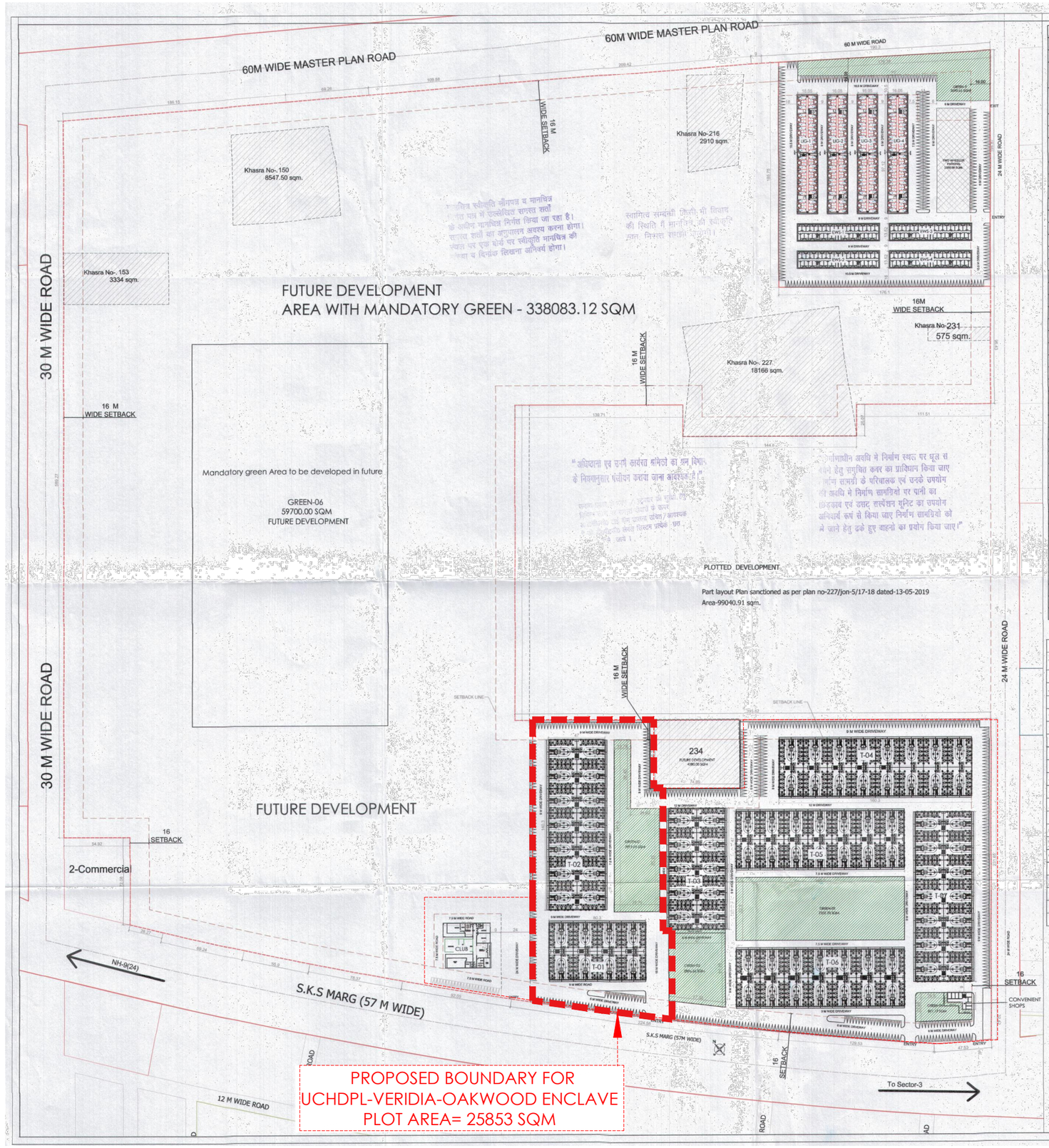

AREA CALCULATIN FOR PROPOSED GH-2 FLOORS - For Approval				
s. no.	TYPE	Area (sqm.)	Area (Acres)	% age/ FAR
1	Total Plot Area GH-2	575092.31	142.11	
2	Section Area Under plotted devlopment dated 13/05/2019	99040.91	24.47	
3	Other Land to be purchased	37812.50	9.34	
4	**Net Plot Area GH-2**	**438238.90**	**108.29**	
	Area to be devloped in towers & club	100155.78	24.75	
	Area to be devloped in Future with mandatory green	338083.12	83.54	
5	Green Area Rerquired for net plot Area GH-2	65735.84	16.24	15.00%
6	**Green Area Provided**	**78383.73**	19.37	**17.89%**
	Green-1	3997.69		
	Green-2	2886.56		
	Green-3	7337.70		
	Green-4	871.17		
	Green-5	3590.61		
	Green-6	59700.00		
7	Perm. GC	175295.56		40.00%
8	**Achived GC**	**43008.75**		**9.81%**
	Tower GC	32575.59		
	Convient shop GC	211.26		
	Club GC	1104.69		
	EWS	3548.53		
	LIG	5568.68		
9	Perm. FAR	1095597.25		2.5
10	**Achived FAR**	**252732.10**		**0.58**
	Tower FAR	178069.14		
	Convient shop FAR	425.03		
	Club FAR	2650.20		
	EWS	27656.01		
	LIG	43931.72		
11	Perm. Denisity	270.00		
12	**Achived Density**	**20.54**		
13	Perm. Unit	11832.00		
14	**Achived Units**	**900.00**		
15	Perm. Population	59160.00		
16	**Achived Population**	**4500.00**		
17	PARKING REQUIRED @ 1.5ECS per Unit	1350.00		
18	Visiter 10%	135.00		
19	Total Required	1485.00		
20	**Parking Provided**	**1489.00**		
	Stilt	924.00		
	Surface/ Open	565.00		
21	Required LIG	90.00		
22	Required EWS	90.00		
23	**Provided LIG**	**1024.00**		
24	**Provided EWS**	**1152.00**		

FAR & Non FAR Towers, convenient shops, club

	Tower-1	Tower-2	Tower-3	Tower-4	Tower-5	Tower-6	Tower-7	Convenient shops	Club	Total Area
GC	2895.61	5067.31	3619.51	5791.22	5067.31	5067.31	5067.31	211.26	1104.69	**33891.55**
FAR	15828.37	27699.64	19785.46	31656.74	27699.64	27699.64	27699.64	425.03	2650.20	**181144.38**
Non FAR	6998.27	12246.98	8747.84	13996.54	12246.98	12246.98	12246.98	47.07	73.92	**78851.54**
BUA	22826.64	39946.62	28533.30	45653.28	39946.62	39946.62	39946.62	472.10	2724.12	**259995.92**
Units	80.00	140.00	100.00	160.00	140.00	140.00	140.00	18.00		**900.00**

FAR & Non FAR EWS/LIG Towers

	Tower-1	Tower-2	Tower-3	Tower-4	Total Area
EWS					
GC	887.13	887.13	887.13	887.13	**3548.53**
FAR	6914.00	6914.00	6914.00	6914.00	**27656.01**
Non FAR	249.57	249.57	249.57	249.57	**998.28**
BUA	7163.57	7163.57	7163.57	7163.57	**28654.29**
Units	288	288	288	288	**1152**
LIG					
GC	1392.17	1392.17	1392.17	1392.17	**5568.68**
FAR	10982.93	10982.93	10982.93	10982.93	**43931.72**
Non FAR	239.28	239.28	239.28	239.28	**957.11**
BUA	11222.21	11222.21	11222.21	11222.21	**44888.83**
Units	256	256	256	256	**1024**

LEGEND

OTHERS LAND TO BE PURCHASED IN FUTURE

नगर नियोजक
गा० वि० प्रा० गाजियाबाद

अवर अभियन्ता
मानचित्र अनुभाग

PROJECT TITLE
OAKWOOD FLOORS , GH-2,
OAKWOOD ENCLAVE (SECTOR-1)

ARCHITECT
WAVE INFRATECH
C–1, SECTOR–3, NOIDA

NOTES:-

KEY PLAN

OWNER
UPPAL CHADHA HI-TECH DEVELOPERS PVT.
C-1,SECTOR-3 NOIDA

OWNER SIGNATURE
For Uppal Chadha Hi-Tech Developers Pvt. Ltd.
Authorised Signatory

ARCHITECT'S / TOWN PLANNER'S SIGNATURE
Niraj Kumar Handa, Architect
Council of Architecture
Registration No. CA/2003/40122

SCALE - N.T.S

DATE -

DRAWING TITLE
SUBMISSION DRAWING
FOR THE PROPOSED
GROUP HOUSING (PHASE 01)
AT PLOT NO- GH 02 ,
SECTOR 01 (OAKWOOD ENCLAVE) ,
WAVE CITY , NH 24 , GHAZIABAD

SITE PLAN & AREA CALCULATION

DRAWING NO.
FLOORS_SUB_A-001