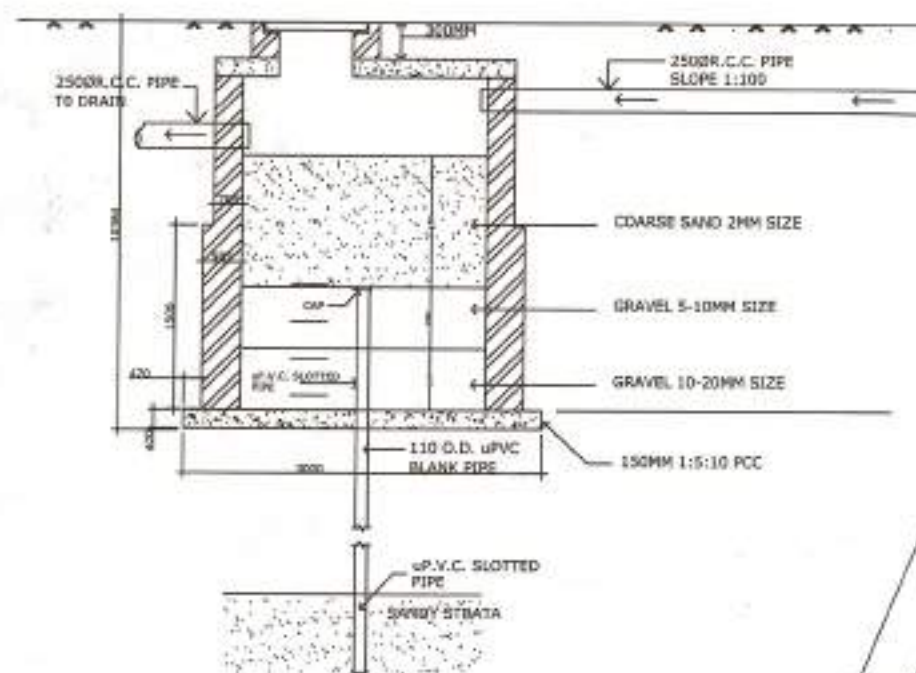
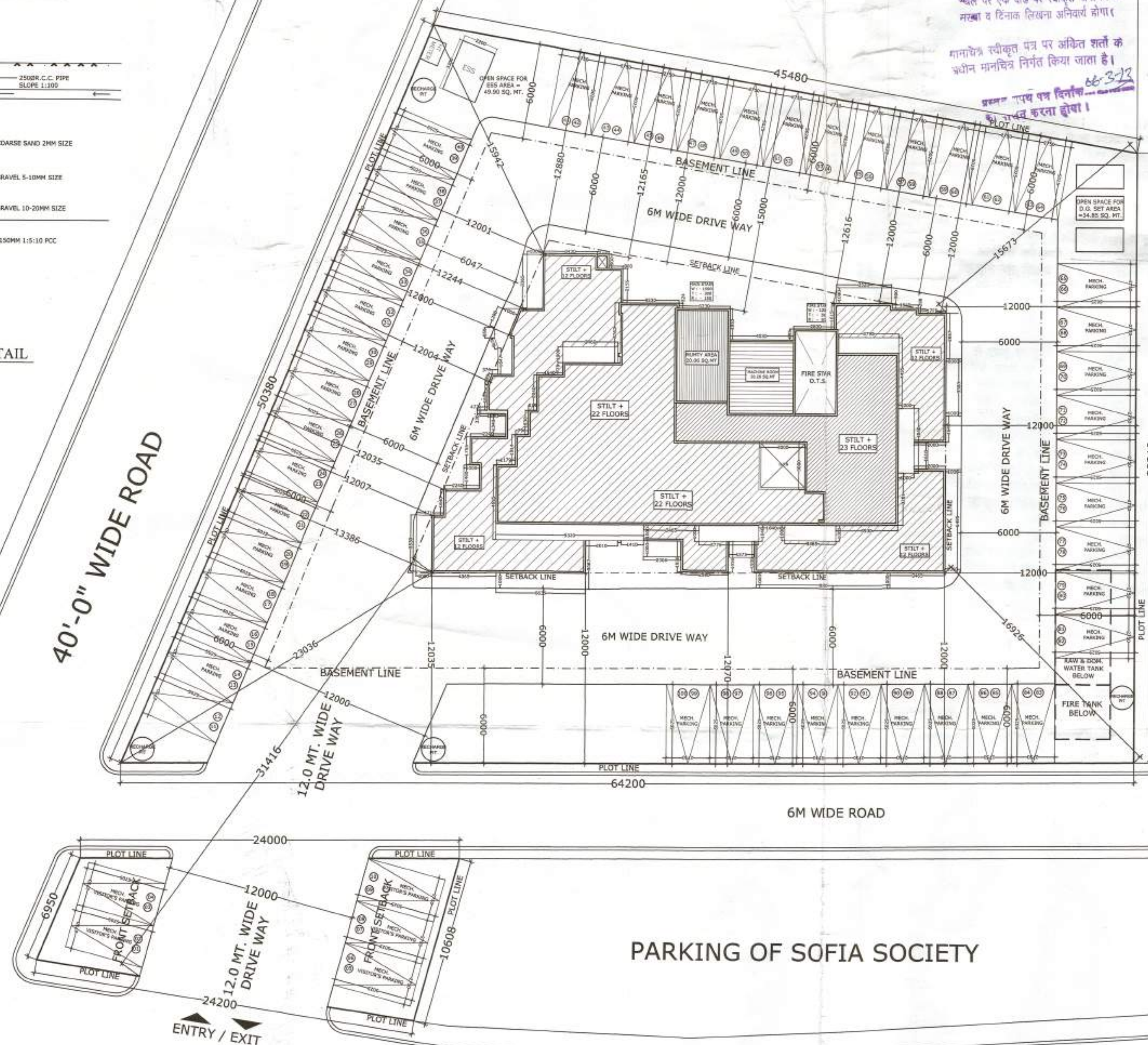




RAIN WATER HARVESTING PIT DETAIL



SITE PLAN

समस्त प्रकार के भवन / स्ट्रक्चर की सुरक्षा हेतु विभिन्न तारों पर समस्त यीनारों के ऊपर आर.पी.सी. लाई यीन कालना उचित / आवश्यक है जो सी.पी.सी. लेबल सिस्टम प्रत्येक छत के नीचे झूले जाये।

स्थल पर एक बोर्ड पर स्वीकृत मानचित्र का
मरबा व टिनाक लिखना अनिवार्य होगा।

मानाचित्र स्वीकृत पत्र पर अंकित शर्तों के अधीन मानचित्र निर्गत किया जाता है।

प्रश्नक पथ पत्र दिनांक 06-5-1968
करना होगा।

PLOT LINE

MECH

ELECT

शेरा - 500 मरफा

गाजियाबाद विकास आधिकारिक

968/जन-6/12

23-6-2014

स्वीकृत

444/2014

एन.डी.ओ.

ग्यावरण का दृष्टि से राज्य वन नीति
अधिनियम के अन्तर्गत कम से कम
50% पेड़ लगाना अनिवार्य है।

स्वामित्व सम्बन्धी किसी भी विवाद की स्थिति में मानचित्र की स्वीकृति नहीं, तोरस्ता समझी जायेगी।

॥
 गवर्धनपीठक
 गवर्धनपीठक धिकार प्राधिकरण
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 गवर्धनपीठक

பெரிய கிணறுகள் கட்டித் தண்ணீர் கொண்டு வரப்பட்டது.

M WIDE ROAD

AREA STATEMENT		
S.No.	PARTICULARS	AREA (SQ.MT.)
1	PLOT AREA OF PART (A)	2355.17
2	PLOT AREA OF PART (B)	204.36
3	TOTAL PLOT AREA FOR F.A.R. = (PART-A)	2355.17
4	PERMISSIBLE F.A.R. AREA = 2.5 + PURCHASABLE F.A.R. = 2.5 + (33.00 % OF 2.5 F.A.R.) = 2.5 + 0.825 = 3.325	7830.94
5	PERMISSIBLE GROUND COVERAGE	35 %
6	PREVIOUS SANCTIONED F.A.R AREA	5705.31
7	PROPOSED F.A.R AREA (2.5 X AREA OF PLOT(A) - PREVIOUS SANCTIONED F.A.R AREA) = (2.5 X 2355.17 - 5705.31)	182.615
8	PROPOSED PURCHASABLE F.A.R. AREA =	1873.86
9	TOTAL PROPOSED F.A.R AREA WITH PURCHASABLE @3.295 (5887.92 + 1873.86)	7761.78
10	PROPOSED GROUND COVERAGE FOR HOUSING @ 19.52%	459.77
11	PERMISSIBLE UNITS (@ OF 1650 PPH + 33.00 % OF 1650 PPH) = (1650 PPH + 33.00 % OF 1650 PPH) x 2355.17 / (10,000 x 5) = 103.36 UNITS	103 UNITS
12	PROPOSED UNITS	101 UNITS
13	1st BASEMENT AREA	1306.23
14	2nd BASEMENT AREA	1306.23
15	PROPOSED MUMTY AREA + MACHINE ROOM AREA + FIRE STAIR CASE AREA (NON F.A.R AREA) FOR GROUP HOUSING	449.38
	A TOTAL MUMTY AREA (NON F.A.R AREA) = 36.13 SQ.MT.	
	B TOTAL MACHINE ROOM AREA (NON F.A.R AREA) = 20.26 SQ.MT	
	C TOTAL FIRE STAIR CASE AREA = SANCTION FIRE STAIRCASE AREA + PURCHASABLE FIRE STAIRCASE AREA. = 250.79 + 142.20 = 392.99	
	TOTAL = A + B + C = 449.38 SQ.MT.	
16	PARKING REQUIRED =(TOTAL PROPOSED F.A.R. AREA / 100) X 1.5 = (7761.78 / 100) x 1.5 E.C.S = 116.43 E.C.S. = (SAY 117 E.C.S.)	117 E.C.S
17	TOTAL PROPOSED PARKING = (A + B + C+D)	133 E.C.S.
	A PROPOSED CAR PARKING IN OPEN AREA	100
	B PROPOSED CAR PARKING IN STILT AREA 408.48/32 = 12.76 E.C.S (SAY 13 E.C.S) (CAR PARKING SHOW IN STILT AREA = 11)	11
	C PROPOSED CAR PARKING IN 1st BASEMENT 1233.17/32 = 38.54 E.C.S (SAY 38 E.C.S) (CAR PARKING SHOW IN BASEMENT AREA = 11)	11
	D PROPOSED CAR PARKING IN 2nd BASEMENT 1233.17/32 = 38.54 E.C.S (SAY 38 E.C.S) (CAR PARKING SHOW IN BASEMENT AREA = 11)	11
18	TOTAL REQUIRED No.S OF TREES (@ 50 TREES PER HECTARE OF PLOT AREA) = (50 x 2559.53) / 10,000 = 12.79 (SAY 13 No.S OF TREES)	13 TREES
19	TOTAL PROPOSED No.S OF TREES	18 TREES
20	TOTAL PREVIOUS SANCTION BUILT-UP AREA (TOTAL F.A.R AREA + TOTAL NON F.A.R AREA) FOR GROUP HOUSING	9320.49 SQ.MT
21	TOTAL PROPOSED BUILT-UP AREA AFTER PURCHASABLE (TOTAL F.A.R AREA + TOTAL NON F.A.R AREA) FOR GROUP HOUSING	11453.09 SQ.MT
	A TOTAL PROPOSED F.A.R AREA = 7761.78 SQ.MT.	
	B TOTAL PROPOSED MUMTY AREA (NON F.A.R AREA) = 36.13 SQ.MT.	
	C TOTAL PROPOSED MACHINE ROOM AREA (NON F.A.R AREA) = 20.26 SQ.MT.	
	D TOTAL PROPOSED FIRE STAIR CASE AREA (NON F.A.R AREA) = 392.99 SQ.MT.	
	E TOTAL PROPOSED 1st BASEMENT AREA (NON F.A.R AREA) = 1306.23 SQ.MT.	
	F TOTAL PROPOSED 2nd BASEMENT AREA (NON F.A.R AREA) = 1306.23 SQ.MT.	
	G TOTAL PROPOSED STILT AREA (NON F.A.R AREA) = 408.48 SQ.MT.	
	H TOTAL PROPOSED SERVICE FLOOR AREA (NON F.A.R AREA) = 229.98 SQ.MT.	
	TOTAL PROPOSED BUILT-UP AREA = A + B + C + D + E + F + G + H = 11453.09 SQ.MT.	

PROJECT-
'VEDANTAM MINARET'
PROPOSED RESIDENTIAL COMPLEX
Plot address - GH-01, abhay khand-4,
Indrapuram, Ghaziabad (U.P.)

BUILDERS & PROMOTER :-
Magus consortium L.M. Magus builders
P.v.t.l.t.d
 Director - Manoj Sharma.
 Address - Flat No :- S-2 Gobind Bhawan
 Anand Road DurgamChani, Delhi-110002

DRAINAGE TITLE :

SITE PLAN
'VEDANTAM MINARET')

Consortium Orchid Avenue Pvt. Ltd.

 Director

OWNER SIGN

 ARCHITECT

ARCHITECTS:-
APS GREEN ARCHITECTS & ASSOCIATES
(ARCHITECTS, ENGINEER & INTERIOR DESIGNERS)

OFFICE - NO. 05 (FIRST FLOOR) METRO MA-HALUXMI PLAZA
SECTOR - 4, VAISHALI, GHAZIABAD (U.P.)
PH. NO. - 9818827734, (0120) 4208254
E-MAIL : anandkumar@architectsindia.com

DRAWN BY:- RAVINDER	CHECKED BY:- ASEEM	SCALE:- 1 : 200	DATE:-	DRG. No.:- 02
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