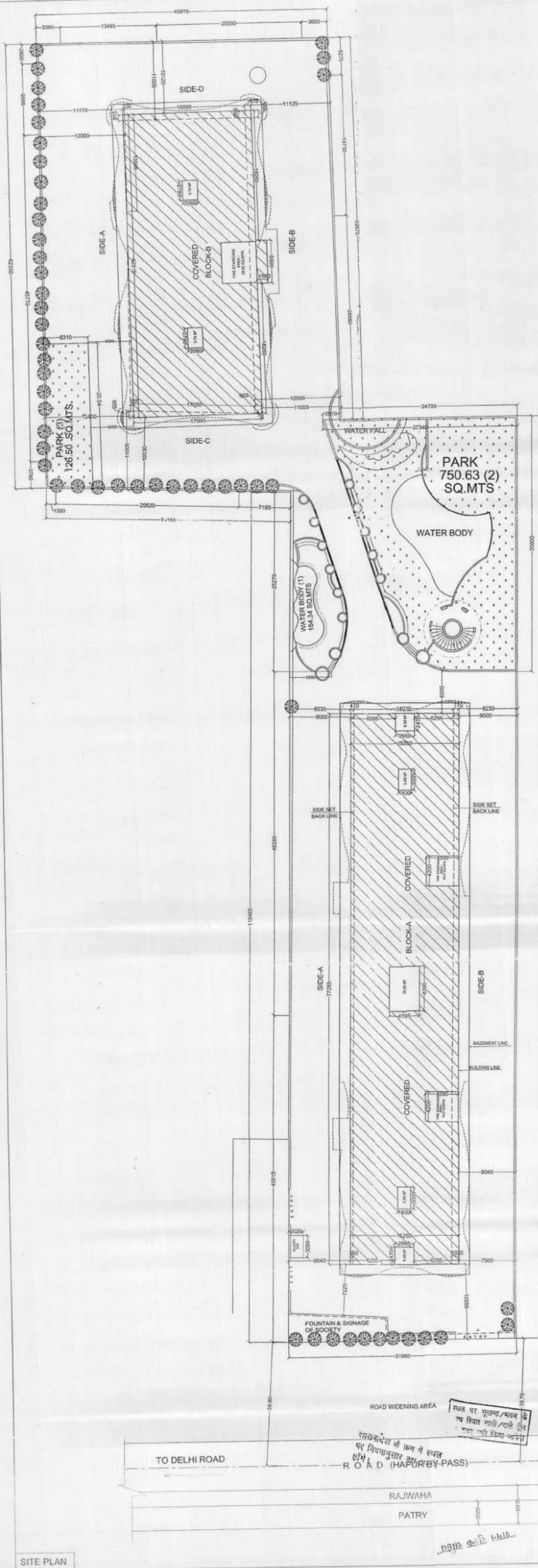




BLOCK - 'A'	EXISTING NOS. OF UNIT WITH AREA	TOTAL NOS. OF UNIT
1 ST. FLOOR	2 NOS. 134.56 SQ.MT 1 NOS. 289.12 SQ.MT	3 NOS. UNIT
2 ND. FLOOR	2 NOS. 134.56 SQ.MT	2 NOS. UNIT
3 RD. FLOOR	4 NOS. 134.56 SQ.MT	4 NOS. UNIT
4 TH. FLOOR	4 NOS. 134.56 SQ.MT	4 NOS. UNIT
5 TH. FLOOR	4 NOS. 134.56 SQ.MT	4 NOS. UNIT
6 TH. FLOOR	4 NOS. 134.56 SQ.MT	4 NOS. UNIT
7 TH. FLOOR	4 NOS. 134.56 SQ.MT	4 NOS. UNIT
8 TH. FLOOR	2 NOS. 134.56 SQ.MT 1 NO. 248.78 SQ.MT	7 NOS. UNIT
TOTAL	4285.98	2975.96 SQ.MT

BLOCK - 'B'	EXISTING NOS. OF UNIT WITH AREA	TOTAL NOS. OF UNIT
1 ST. FLOOR	4 NOS. 158.44 SQ.MT	4 NOS. UNIT
2 ND. FLOOR	4 NOS. 158.44 SQ.MT	4 NOS. UNIT
3 RD. FLOOR	4 NOS. 158.44 SQ.MT	4 NOS. UNIT
4 TH. FLOOR	4 NOS. 158.44 SQ.MT	4 NOS. UNIT
5 TH. FLOOR	4 NOS. 158.44 SQ.MT	4 NOS. UNIT
6 TH. FLOOR	4 NOS. 158.44 SQ.MT	4 NOS. UNIT
7 TH. FLOOR	4 NOS. 158.44 SQ.MT	4 NOS. UNIT
8 TH. FLOOR	4 NOS. 158.44 SQ.MT	4 NOS. UNIT
9 TH. FLOOR	4 NOS. 158.44 SQ.MT	4 NOS. UNIT
10 TH. FLOOR	4 NOS. 158.44 SQ.MT	4 NOS. UNIT
11 TH. & 12 TH. FLOOR (SUPPLX)	4 NOS. 274.00 SQ.MT	4 NOS. UNIT
TOTAL	7113.84 SQ.MT	44 NOS. UNIT

BLOCK - 'A'	COMPOUNDING AREA IN SETBACK	TOTAL
STLT	3860 + 47092 X 77282 = 32.07	101.23
SIDE-A	(1020 + 77092 X 77282 = 89.16	
SIDE-B		

BLOCK - 'B'	COMPOUNDING AREA IN SETBACK	TOTAL
STLT	230 + (135052) = 1.55	64.71
SIDE-A	3876 + 95592 X 42510 = 38.89	
SIDE-B	1100 + 95592 X 17050 = 8.59	
SIDE-C	1995 + 81592 X 16995 = 15.28	

BLOCK - 'A'	COMPOUNDING AREA IN SETBACK	COMPOUNDING AREA IN PROJECTION
STLT	101.23	2.54
1 ST. FLOOR	77.28	2.54
2 ND. FLOOR	77.28	2.54
3 RD. FLOOR	77.28	2.54
4 TH. FLOOR	77.28	2.54
5 TH. FLOOR	77.28	2.54
6 TH. FLOOR	77.28	2.54
7 TH. FLOOR	77.28	2.54
8 TH. FLOOR	77.28	2.54
TOTAL AREA	718.48	29.12
TOTAL COMPOUNDING AREA AT PROJECTION	29.12 X 25% = 7.28	
COMPOUNDING AREA AT BASEMENT FLOOR 20%	1273.53 X 20% = 254.70	

BLOCK - 'B'	COMPOUNDING AREA IN SETBACK	COMPOUNDING AREA IN PROJECTION
STLT	64.71	5.52
1 ST. FLOOR	51.91	5.52
2 ND. FLOOR	51.91	5.52
3 RD. FLOOR	51.91	5.52
4 TH. FLOOR	51.91	5.52
5 TH. FLOOR	51.91	5.52
6 TH. FLOOR	51.91	5.52
7 TH. FLOOR	51.91	5.52
8 TH. FLOOR	51.91	5.52
9 TH. FLOOR	51.91	5.52
10 TH. FLOOR	51.91	5.52
11 TH. FLOOR	38.52	—
12 TH. FLOOR	38.52	—
TOTAL AREA	660.85	93.72
TOTAL COMPOUNDING AREA AT PROJECTION	93.72 X 25% = 23.43	
COMPOUNDING AREA AT BASEMENT FLOOR 20%	842.34 X 20% = 168.46	



AREA STATEMENT AS PER SANCTION	IN SQ.MT.
TOTAL SITE AREA	7368.58 sq.mts.
AREA UNDER ROAD WIDENING	668.58 sq.mts.
NET PLOT AREA	6700.00 sq.mts.
AREA OF PARK	1005.00 sq.mts. (15%)
GROUND COV.	1731.00 sq.mts. = 25.83%
OPEN AREA	4969.00 sq.mts.
TOTAL FLOOR AREA	15231.00 sq.mts.
TOTAL FLOOR AREA (AREA OF EWS UNITS)	15231.00 - 1002 = 14229 sq.mts.
PERMISSIBLE F.A.R.	2.50

FLOOR	BLOCK 'A' COV. AREA (sq.mts.)	BLOCK 'B' COV. AREA (sq.mts.)
BASEMENT FLOOR	1051.00	680.00
STILT	1051.00	680.00
1 ST. FLOOR	1051.00	680.00
2 ND. FLOOR	1051.00	680.00
3 RD. FLOOR	1051.00	680.00
4 TH. FLOOR	1051.00	680.00
5 TH. FLOOR	1051.00	680.00
6 TH. FLOOR	1051.00	680.00
7 TH. FLOOR	1051.00	680.00
8 TH. FLOOR	NIL	680.00
9 TH. FLOOR	NIL	680.00
10 TH. FLOOR	NIL	334.00
11 TH. FLOOR	NIL	334.00
12 TH. FLOOR	NIL	334.00
13 TH. FLOOR	NIL	334.00
MUMTIES	48.00	24.00
TOTAL	7405.00	7826.00

TOTAL COVERED AREA	15231.00 sq.mts.
PARKING:	
BLOCK A:	139 sq.mts. X 4 UNITS = 556 sq.mts.
TYPE 1	103 sq.mts. X 4 UNITS = 412 sq.mts.
TYPE 2	89 sq.mts. X 4 UNITS = 356 sq.mts.
CIRCULATION TOTAL	1324 sq.mts.
BLOCK B:	156 sq.mts. X 4 UNITS = 624 sq.mts.
TYPE 3	56 sq.mts. X 4 UNITS = 224 sq.mts.
CIRCULATION TOTAL	848 sq.mts.

AREA STATEMENT AS PER SITE	IN SQ.MTS.
TOTAL SITE AREA	7368.58
AREA UNDER ROAD WIDENING	668.58
NET PLOT AREA	6700.00
AREA OF PARK	1031.47 (15.39%)
GROUND COV.	1823.07 = 27.21%
OPEN AREA	4876.93
TOTAL FLOOR AREA	21124.63 sq.mts.
PERMISSIBLE F.A.R. AREA	16750 SQ.MTR. (2.50)

FLOOR	BLOCK 'A' COV. AREA (sq.mts.)	BLOCK 'B' COV. AREA (sq.mts.)
BASEMENT FLOOR + TUNNEL AREA	1019.07 + 315.89 = 1334.96	663.15
STILT	1089.12	700.25
1 ST. FLOOR	1036.12	667.57
2 ND. FLOOR	1036.12	667.57
3 RD. FLOOR	1036.12	667.57
4 TH. FLOOR	1036.12	667.57
5 TH. FLOOR	1036.12	667.57
6 TH. FLOOR	1036.12	667.57
7 TH. FLOOR	1036.12	667.57
8 TH. FLOOR	1004.26	667.57
9 TH. FLOOR	—	667.57
10 TH. FLOOR	—	667.57
11 TH. FLOOR	—	602.47
12 TH. FLOOR	—	648.80

MUMTIES	43.88	80.26
MACHINE ROOM	32.04	34.53
GUARD ROOM	—	6.24
TOTAL	10757.10	9411.10

Covd. Area Without Basement, Stilt, Mumty, Machine Room Area, Guard Room Area	8257.10	7926.97
TOTAL (A+B)	16184.07	

GROUND COVERAGE	26.70 %
F.A.R.	2.41

LEGENDS :-

TO BE DIMOLISH SHOWN THUS	
EXISTING WORK SHOWN THUS	
PROPOSED WORK SHOWN THUS	
COMPOUNDING AREA SHOWN THUS	

EXISTING SITE PLAN GROUP HOUSING, "PEARL RESIDENCY" AT KHASRA NO. 49, GRAM NOOR NAGAR, HAPUR BYE PASS ROAD, MEERUT.

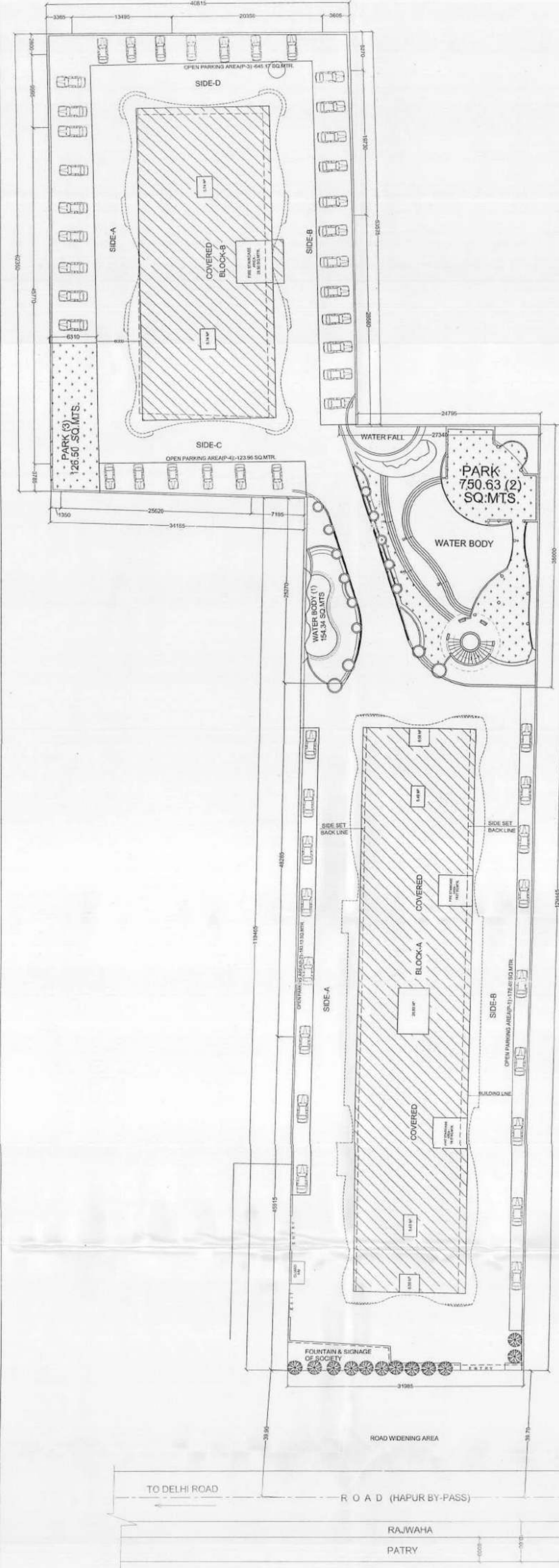
OWNER:-	1. M/S SONIA MOTOR FINANCE PVT. LTD. 2. M/S GURUJI FLORICULTURE PVT.LTD. 3. KISHAN LAL CHHABRA THROUGH SHRI M.K GOEL (P.O.A)
LEAD COMPANY:	M/S GURUJI FLORICULTURE PVT.LTD. THROUGH CONSORTIUM DATED: 29-11-11
APPLICANT:	SHRI MOHIT VERMA (Director) M/S GURUJI FLORICULTURE PVT.LTD.

NORTH :-	DATE:-	SCALE:-	SHEET NO:-
		1:250	

KULBHUSHAN MITTAL & ASSOCIATES
ARCHITECTS, ENGINEERS, STRUCTURE DESIGNER, PLANNER & VALUER
110, CITI CENTER, BEGUN BRIDGE ROAD, MEERUT, U.P. 250001
PH: 0121-4000735, 0121-2534642
E-MAIL: kmittal@rediffmail.com

SIGN OF ENGINEER:- SIGN OF PARTNER:-





यदि प्रस्तावित उपयोग में अन्यथा कोई प्रयोग करनेवाला न किया जायेगा तो वास्तविक में स्थिति स्वतः ही विरल होगी और इस स्थिति में किसी भी प्रकार का नुकसान नहीं होगा।

स्वतः पर भूखण्ड/चतन के रूप दिया नाली/नाले हुन को कवर नहीं किया जायेगा।

मानविक की स्वीकृति से किसी के स्वामित्व पर कोई प्रतिकूल प्रभाव नहीं होगा।

भवन निर्माण पूर्ण होने तथा उपरोक्त में लाने से पूर्व प्राधिकरण से अतिरिक्त कर पूर्णतया प्रभाव-पत्र प्राप्त किया जाना अनिवार्य है।

मेरठ विकास प्राधिकरण
मेरठ।
मानविक सं०. 1028/कमन
दिनांक 11/11/19 को 12.15/11/19 तक
स्वीकृत
11/11/19

मानविक सं०. 1028
जॉय किया
21/10/19
अवर अभियन्ता

गतिमांदर के कम में स्वतः पर नियमानुसार वृक्ष लगाने होंगे।

UNIT AREA FOR BLOCK - 'A' & BLOCK - 'B' EACH FLOOR

BLOCK - 'A'		
TYPE-1	134.56 sq.mts. X 26 UNITS	= 3498.56 sq.mts.
TYPE-2	93.08 sq.mts. X 32 UNITS	= 2978.56 sq.mts.
TYPE-3	269.12 sq.mts. X 1 UNITS	= 269.12 sq.mts.
TYPE-4	248.78 sq.mts. X 1 UNITS	= 248.78 sq.mts.
BLOCK - 'B'		
TYPE-1	150.44 sq.mts. X 40 UNITS	= 6017.60 sq.mts.
TYPE-2	274.06 sq.mts. X 4 UNITS	= 1096.24 sq.mts.

CALCULATION OF PARKING

BLOCK - 'A'
TOTAL NO. OF GREATER THAN 150 sq. mts. = 2 (2 X 1.50 = 3 ECS REQUIRED)
TOTAL NO. OF LESS THAN 150 sq. mts. = 58 (58 X 1.25 = 72.5 ECS REQUIRED)
TOTAL ECS REQUIRED = 75.50 = SAY - 76 ECS

BLOCK - 'B'
TOTAL NO. OF GREATER THAN 150 sq. mts. = 44 (44 X 1.50 = 66 ECS REQUIRED)
TOTAL ECS REQUIRED = 66 ECS

TOTAL NO. E.C.S. REQUIRED (BLOCK - A+B) = 142 E.C.S.

BLOCK - 'A'
AREA AT BASEMENT FLOOR = 1021.16 SQMTR. = 1021.16/32 = 31 E.C.S.
AREA AT STILT FLOOR = 1089.03 SQMTR. = 1089.03/28 = 38 E.C.S.
TOTAL = 69 E.C.S.

BLOCK - 'B'
AREA AT BASEMENT FLOOR = 680.85 SQMTR. = 680.85/32 = 21 E.C.S.
AREA AT STILT FLOOR = 734.04 SQMTR. = 734.04/28 = 26 E.C.S.
TOTAL = 47 E.C.S.

OPEN PARKING
AREA UNDER (P-1) = 176.49 SQMTR.
AREA UNDER (P-2) = 163.13 SQMTR.
AREA UNDER (P-3) = 645.17 SQMTR.
AREA UNDER (P-4) = 123.96 SQMTR.
TOTAL AREA UNDER OPEN PARKING = 1110.74 SQMTR. E.C.S. = 48 E.C.S.
TOTAL PARKING AVAILABLE = 65+47+48 = 160 E.C.S.

AREA OF CONNECTING TUNNEL FOR FIRE SAFETY - 315.89 SQMTR.

LEGENDS :-

TO BE DIMOLISH SHOWN THUS	
EXISTING WORK SHOWN THUS	
PROPOSED WORK SHOWN THUS	
COMPOUNDING AREA SHOWN THUS	

EXISTING SITE PLAN GROUP HOUSING, "PEARL RESIDENCY" AT KHASRA NO. 49, GRAM NOOR NAGAR, HAPUR BYE PASS ROAD, MEERUT.

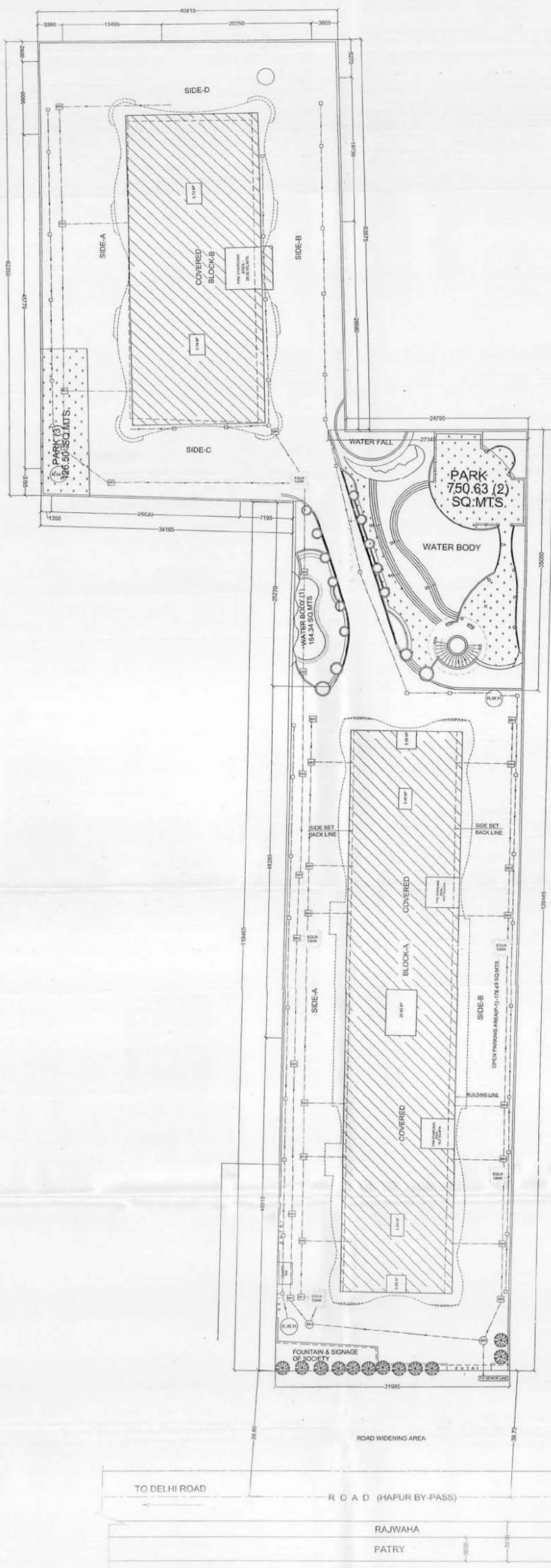
OWNER:-
1. M/S SONIA MOTOR FINANCE PVT. LTD.
2. M/S GURUJI FLORICULTURE PVT. LTD.
3. KISHAN LAL CHHABRA THROUGH SHRI M.K. GOEL (P.O.A)
LEAD COMPANY:
M/S. GURUJI FLORICULTURE PVT. LTD.
THROUGH CONSORTIUM DATED: 29-11-11
APPLICANT:
SHRI MOHIT VERMA (Director)
M/S GURUJI FLORICULTURE PVT. LTD.

NORTH :-	DATE:-	SCALE:-	SHEET NO.:-
		1:250	

KULBHUSHAN MITTAL & ASSOCIATES
ARCHITECTS, ENGINEERS, STRUCTURE DESIGNER, PLANNER & VALUER
110, CITY CENTER, BEGUM BRIDGE ROAD, MEERUT, U.P. 250001
PH. 0121-4060735, 0121-2534642
E-MAIL : kbmittal@gmail.com

SIGN. OF ENGINEER:- SIGN. OF PARTNER :-





SERVICE PLAN

"शान मुक्त शक्ति"

यदि प्रस्तावित उपयोग से अन्यथा कोई प्रयोग परिसरस्थिति से किया जायेगा तो ध्यानपूर्वक : सुनिश्चित किया जायेगा कि निर्माण कार्य प्रयोग एवं इसके पक्षे विचारित एवं प्रत्यक्ष निगरानी के अधीन रहे।

स्थल पर वृक्षान्ध/मृत वृक्ष विधायन नाली/नाले इन क्षेत्रों में नहीं किया जायेगा।

मानविक की स्वीकृति से किसी भी स्थिति पर कोई भी निर्माण प्रस्ताव नहीं होगा।

भवन निर्माण शुरू होने तक उपयोग के तहत से पूर्व प्रतिकरण से अधिकतम कर पुनर्स्थापना प्रस्तावित प्रयोग प्रयोग अभियान के तहत।

शासनपदेश के तहत में स्थल पर नियमानुसार वृक्ष लगाने होंगे।

मेरठ विकास प्राधिकरण
नगर।
कार्यालय सं. 10228/अनन्य...
15/11/1988 11/11/2014
स्वीकृत
H.P.
15/11/19

मानविक सं. 10228...
जॉय किया
15/11/1988 11/11/2014
अवर अधिकारी

LEGENDS :-

SEWER LINE SHOWN THUS

RAIN WATER HARVESTING LINE SHOWN THUS

EXISTING SITE PLAN GROUP HOUSING,
"PEARL RESIDENCY" AT KHASRA NO. 49,
GRAM NOOR NAGAR, HAPUR BY PASS
ROAD, MEERUT.

OWNER:-

1. M/S SONIA MOTOR FINANCE PVT. LTD.
2. M/S GURUJI FLORICULTURE PVT. LTD.
3. KISHAN LAL CHHABRA THROUGH SHRI M.K. GOEL (P.O.A)

LEAD COMPANY:-

M/S GURUJI FLORICULTURE PVT. LTD.
THROUGH CONSORTIUM DATED: 29-11-11

APPLICANT:-

SHRI MOHIT VERMA (Director)
M/S GURUJI FLORICULTURE PVT. LTD.

NORTH:-

DATE:-

SCALE:-

SHEET NO.:-

1:250

KULBHUSHAN MITTAL & ASSOCIATES

ARCHITECTS, ENGINEERS, STRUCTURE DESIGNER, PLANNER & VALUER

110, CITI CENTER, BEGUM BRIDGE ROAD, MEERUT, U.P. 250001

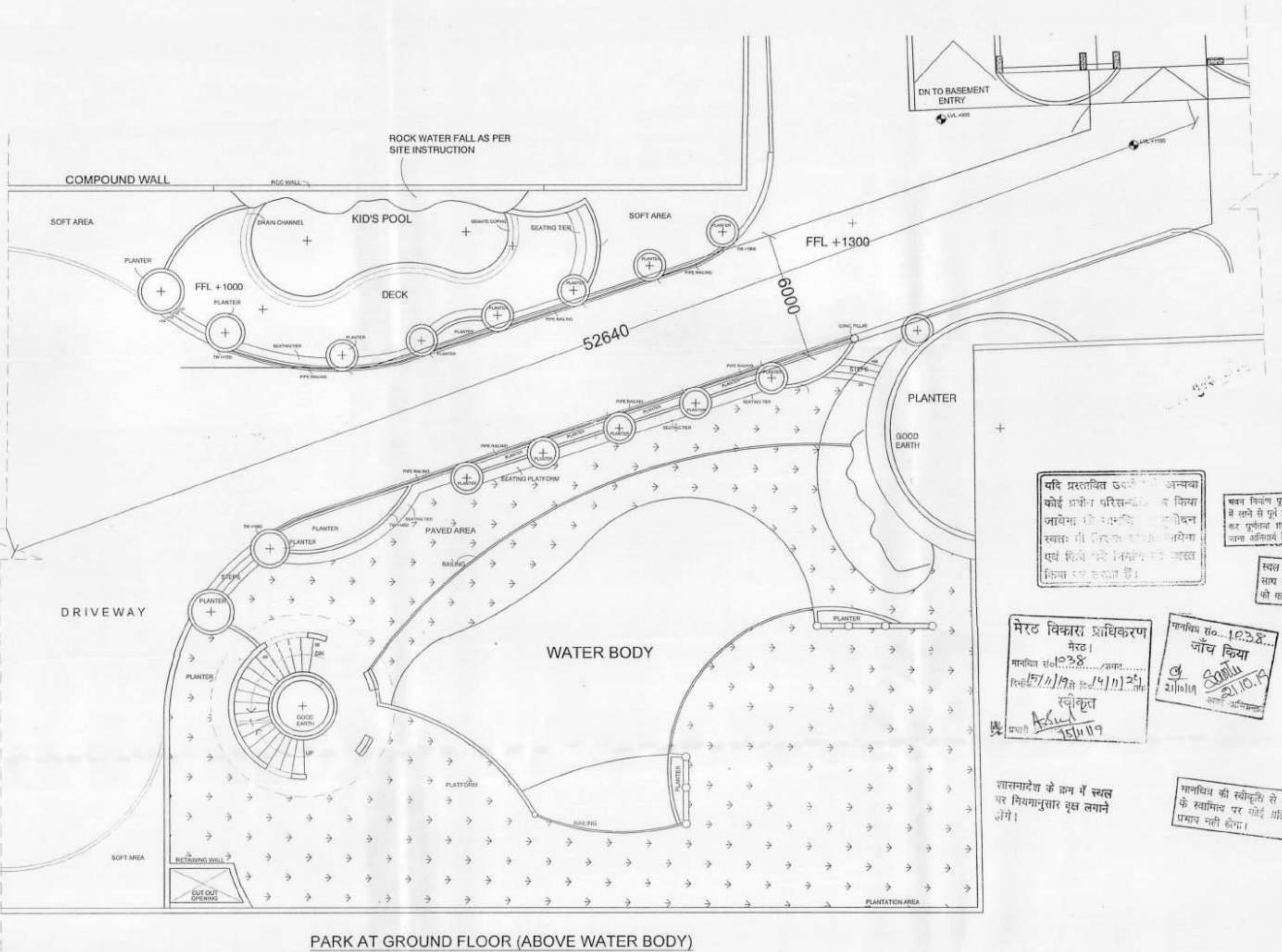
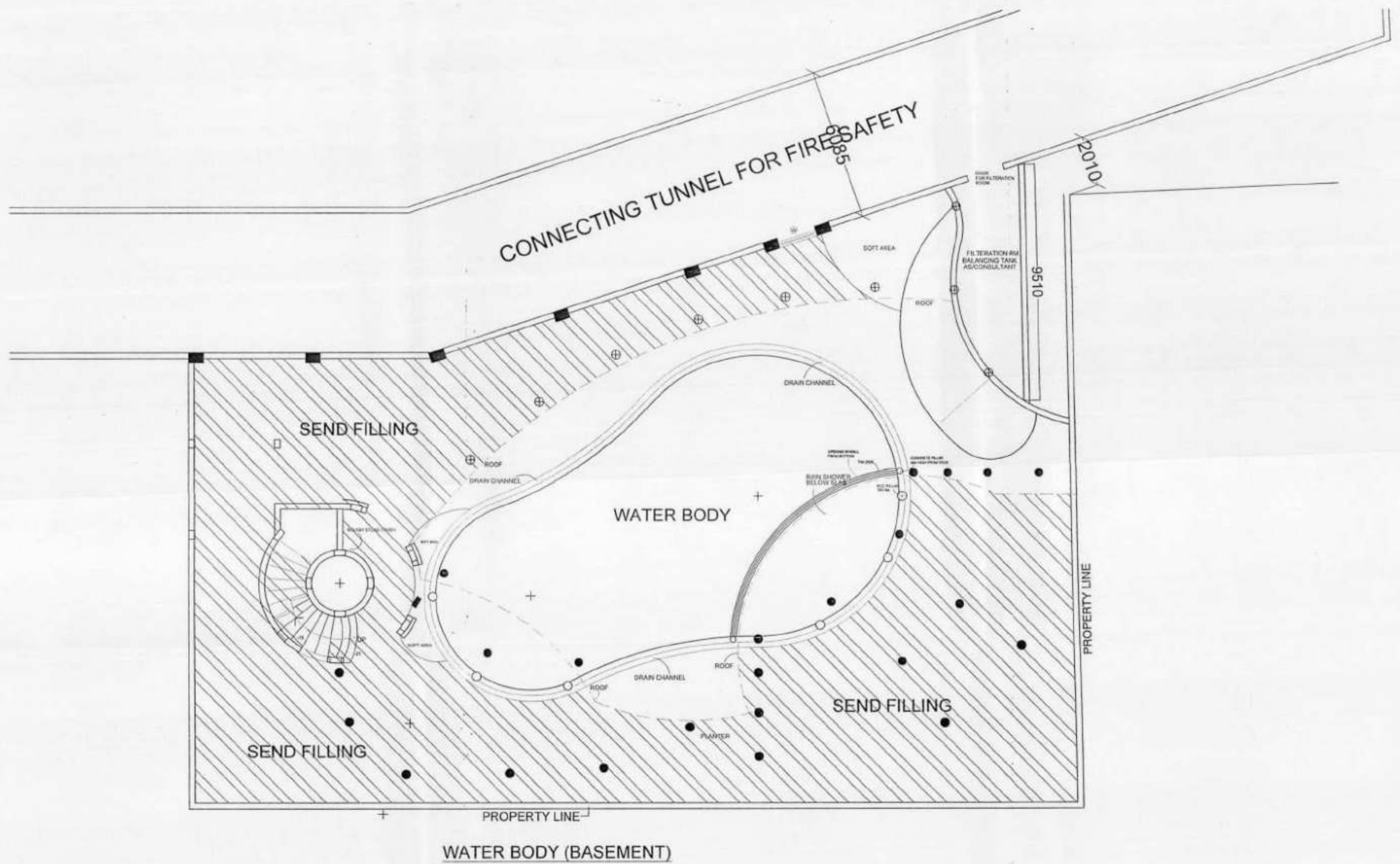
PH. 0121-4000735, 0121-2534642

E-MAIL: kmittal@gmail.com

SIGN OF ENGINEER:-

SIGN OF PARTNER:-





यदि प्रस्तावित कार्य में अन्यथा कोई भी परिवर्तन किया जायेगा तो स्वामी/आपसीयन स्वतः ही निर्णय ले सकते हैं। एवं शिवाये निर्देशों पर कार्य किया जा सकता है।

सबसे निम्न पूर्ण होने तक अपने से अपने से पूर्ण प्रतिक्रिया में अवरोध कर पूर्णता प्राप्त करने तक कार्य अवरुद्ध है।

स्थल पर भूगर्भ/नक्शा साफ स्थित नहीं, नतीजा को खतरा नहीं दिया जायेगा।

मेरठ विकास प्राधिकरण
मेरठ
मानविक सं. 1038
दिनांक 15/11/2019 से 15/11/2019 तक
स्वीकृत
प्रमाणित 15/11/19

मानविक सं. 1038...
जांच किया
21/10/19

सारनादेश के तहत में स्थल पर नियमानुसार वृक्ष लगाने होंगे।

मानविक की स्वीकृति से किसी के स्वामित्व पर कोई भी अधिकार प्रभाव नहीं होगा।

DOORS & WINDOWS DETAIL

D1	1.00 x 2.75	W1	1.80 x 2.75
D2	0.75 x 2.75	W2	1.20 x 2.75
D/W1	1.80 x 2.40	V1	0.50 x 0.60

LEGENDS :-

TO BE DIMOLISH SHOWN THUS

EXISTING WORK SHOWN THUS

PROPOSED WORK SHOWN THUS

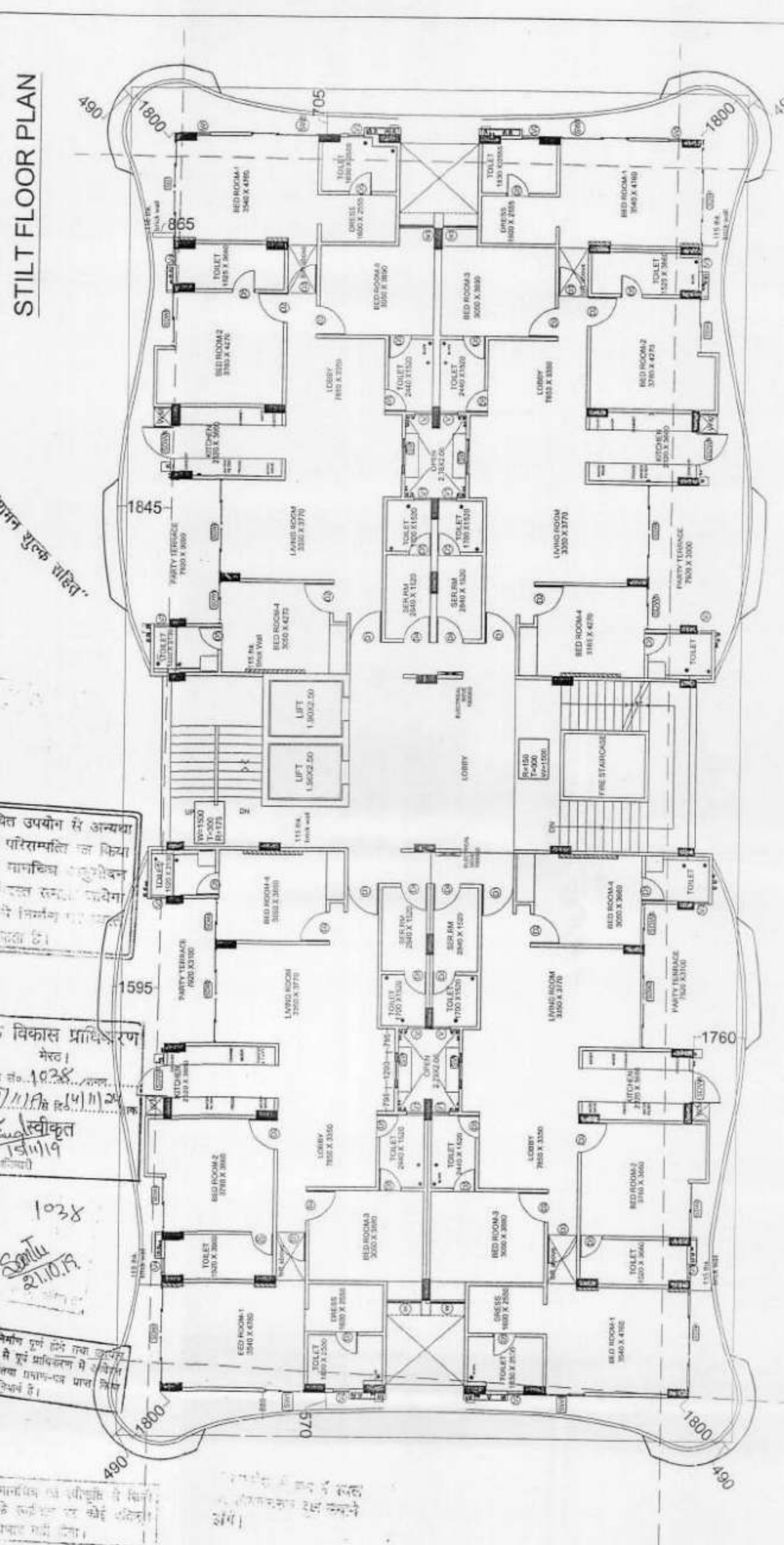
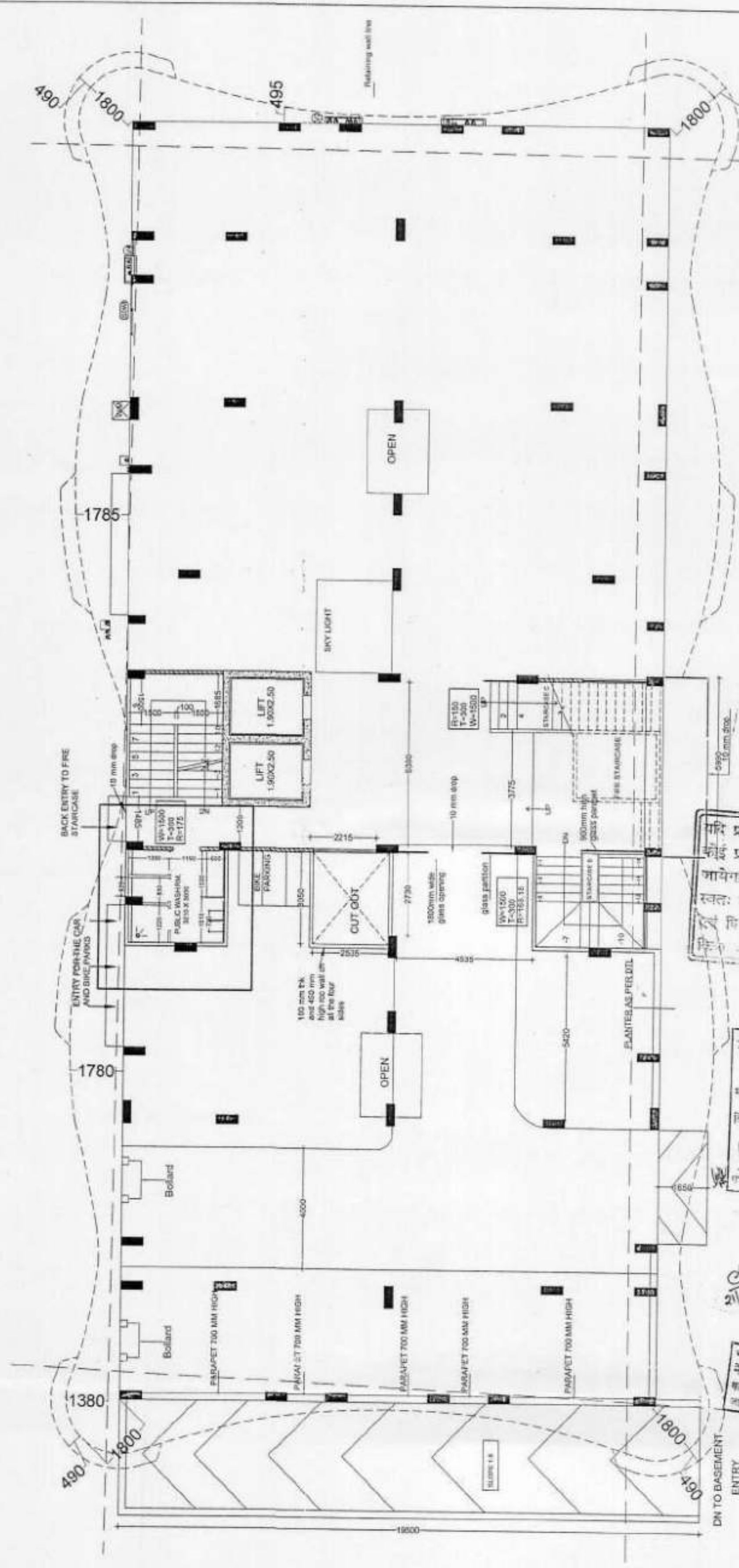
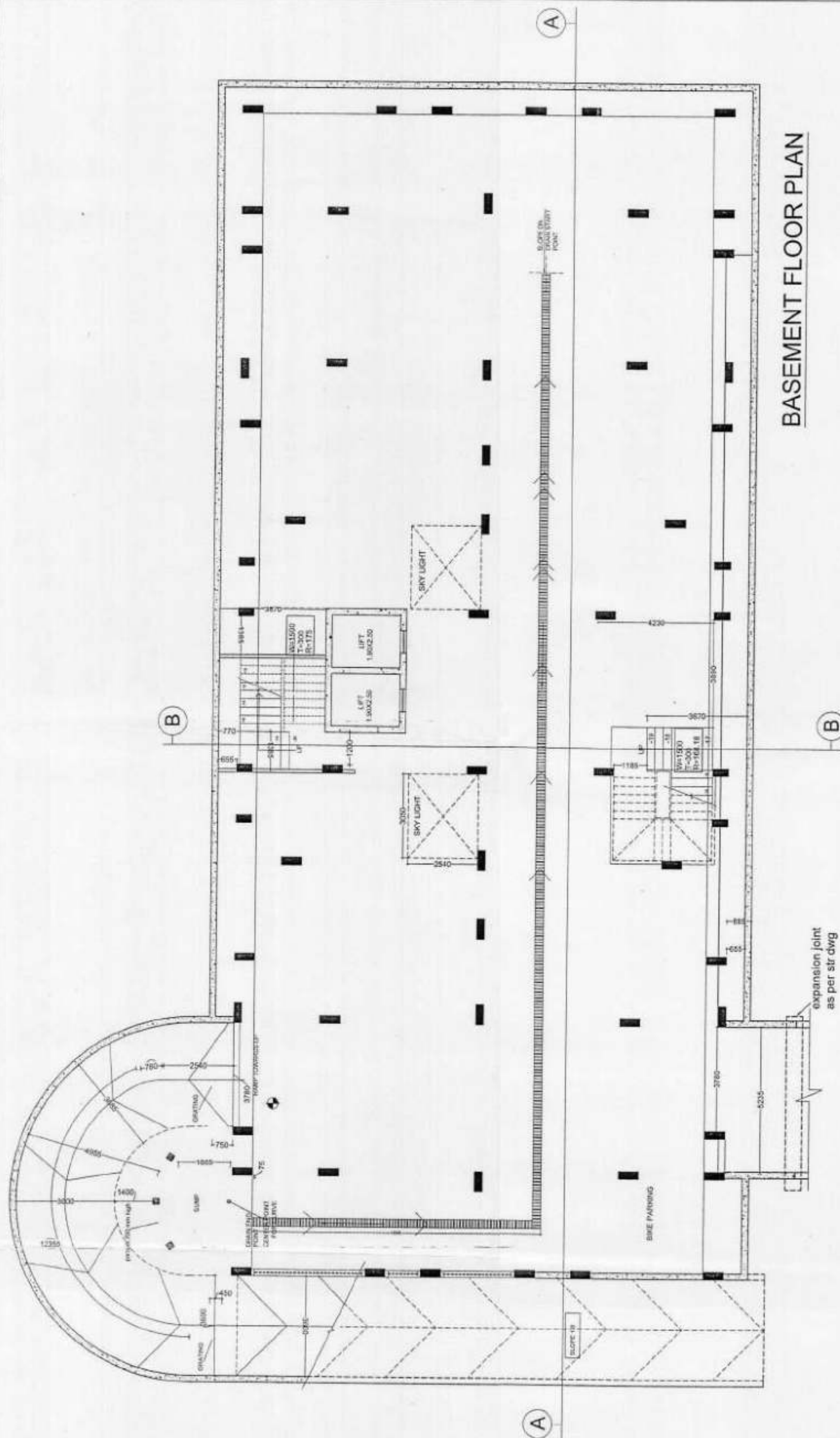
COMPOUNDING AREA SHOWN THUS

EXISTING GROUP HOUSING, "PEARL RESIDENCY" AT KHASRA NO. 49, GRAM NOOR NAGAR, HAPUR BYE PASS ROAD, MEERUT.

OWNER:
1. M/S. SORBA MOTOR FINANCE PVT. LTD.
2. M/S. GURU FLOORTURE PVT. LTD.
3. JOSHAN LAL CHHABRA THROUGH
LEAD COMPANY:
M/S. GURU FLOORTURE PVT. LTD.
THROUGH CONSORTIUM DATED: 25-11-19
APPLICANT:
SHRI MOHIT VERMA (Owner)
M/S. GURU FLOORTURE PVT. LTD.

PROJECT:
DATE:
SCALE:
1:100
DRAWN BY:
CHECKED BY:
KULBHUSHAN MITTAL & ASSOCIATES
ARCHITECTS, ENGINEERS, STRUCTURE DESIGNER, PLUMBERS & ELEC.
115, C-1 CENTER, BUDHAN BHADRA ROAD, MEERUT, U.P. 220001
PH. 9121-400070, 9121-220442
E-MAIL: kmital@gmail.com

SOIL EX. KNOWLEDGE:
SOIL OF REGION:
APPROVED BY:
DATE: 21/10/19
21/10/19



DOORS & WINDOWS DETAIL

D1	1.00 x 2.75	W1	1.80 x 2.75
D2	0.75 x 2.75	W2	1.20 x 2.75
D/W1	1.80 x 2.40	V1	0.60 x 0.60

LEGENDS :-

- TO BE DIMOLISH SHOWN THUS
- EXISTING WORK SHOWN THUS
- PROPOSED WORK SHOWN THUS
- COMPOUNDING AREA SHOWN THUS

EXISTING GROUP HOUSING, "PEARL RESIDENCY" 'AT KHASRA NO. 49, GRAM NOOR NAGAR, HAPUR BYE PASS ROAD, MEERUT.

OWNER:-
1. M/S SONIA MOTOR FINANCE PVT. LTD.
2. M/S GURUJI FLORICULTURE PVT.LTD.
3. KISHAN LAL CHHABRA THROUGH
LEAD COMPANY:
M/S GURUJI FLORICULTURE PVT.LTD.
THROUGH CONSORTIUM DATED: 29-11-11
APPLICANT:
SHRI MOHIT VERMA (Director)
M/S GURUJI FLORICULTURE PVT.LTD.

NORTH:-
DATE:-
SCALE:-
SHEET NO.:-
SIGN OF ENGINEER:-
SIGN OF PARTNER:-
KULBHUSHAN MITTAL & ASSOCIATES
ARCHITECTS, ENGINEERS, STRUCTURE DESIGNER, PLANNER & VALUER
110, CITI CENTER, BEDJUM BRIDGE ROAD, MEERUT, U.P. 250001
PH: 0121-4000735, 0121-2534642
E-MAIL: kbmittal@gmail.com



TOWER - 'B'