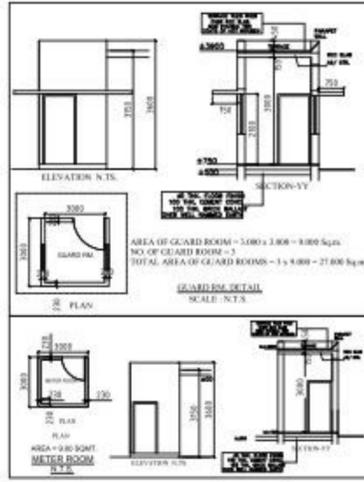


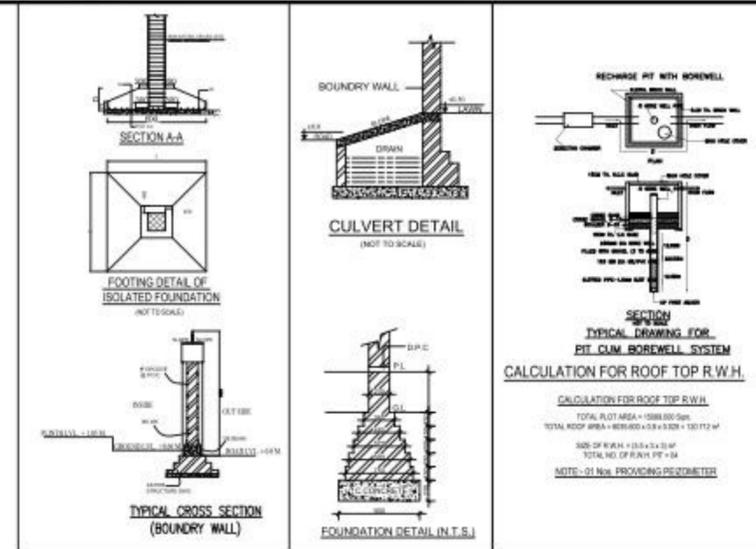
SITE PLAN

DETAILED AREA CHART - CIVITECH (SANTONI)

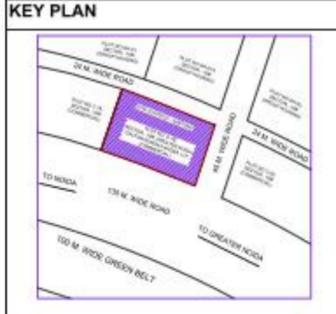
FLOOR	RETAIL		OFFICE		Rooms (with Washroom & pantry)		TOTAL		
	F.A.R.	Area	F.A.R.	Area	F.A.R.	Area	NON F.A.R.	15% AREA	F.A.R.
BASEMENT - 4							11,650.833	535.864	-
BASEMENT - 3							11,124.427	299.837	-
BASEMENT - 2							11,162.419	478.663	-
BASEMENT-1/L.GR. FLOOR	6668.340						3,374.894	1,330.980	6,668.340
GROUND FLOOR	5480.880							387.214	5,480.880
1st FLOOR	5330.993							475.523	5,330.993
2nd FLOOR	5362.832							468.970	5,362.832
2nd A FLOOR	1105.062							104.568	1,105.062
3rd FLOOR	4162.163							408.078	4,162.163
4th FLOOR	4576.370							353.608	4,576.370
5th FLOOR/Service Floor-1							3,780.816		
6th FLOOR			3615.612					327.501	3,615.612
7th FLOOR			3615.612					327.501	3,615.612
8th FLOOR			3253.414					326.052	3,253.414
9th FLOOR			3213.289					367.777	3,213.289
10th FLOOR					1,561.357			329.636	1,561.357
11th FLOOR/Service Floor-2							965.407		
12th FLOOR					904.285			164.273	904.285
13th FLOOR					904.285			129.959	904.285
14th FLOOR					904.285			129.959	904.285
15th FLOOR					904.285			129.959	904.285
16th FLOOR					904.285			129.959	904.285
17th FLOOR					904.285			164.273	904.285
18th FLOOR					904.285			129.959	904.285
19th FLOOR					904.285			129.959	904.285
20th FLOOR					904.285			129.959	904.285
21st FLOOR					904.285			129.959	904.285
22nd FLOOR					904.285			164.273	904.285
23rd FLOOR					904.285			129.959	904.285
24th FLOOR					904.285			129.959	904.285
25th FLOOR					904.285			129.959	904.285
26th FLOOR					904.285			129.959	904.285
27th FLOOR					904.285			164.273	904.285
28th FLOOR/Service Floor-3						1,003.135			
29th FLOOR					648.829			125.237	648.829
30th FLOOR					131.851			171.888	131.851
TERRACE FLOOR								147.240	
GUARD ROOM (Ground)								27.000	
METER ROOM (Ground)									9.000
TOTAL	32,686.460		13,697.927		16,819.597		43,061.931	9,209.737	63,203.984



sudheer kumar
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- NOTES:-
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
2. ALL THE AREAS INDICATED ARE IN SQ.M.
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4. ALL LIFT, ESCALATOR & MACHINE ROOM SHOULD BE AS PER IS STANDARD.



AREA ANALYSIS - CIVITECH (SANTONI)

Total Plot Area		15,089.000	
Permissible Ground Coverage	40%	6,035.600	
Proposed Ground Coverage	39.710%	5,991.861	
Permissible F.A.R. (A)	4	60,356.000	
Green Building F.A.R. (5% of Permissible F.A.R.) (B)	0.2	3,017.800	
Total Permissible F.A.R. with Green Building F.A.R. (A+B)	4.2	63,373.800	
Proposed F.A.R.	4.189	63,203.984	169.816
Additional 15% F.A.R. Area (15% of Permissible F.A.R.)		9,053.400	
Proposed 15% F.A.R. Area	15.259%	9,209.737	-156.337
Exceeded 15% F.A.R. Area	5.180%	156.337	
So Proposed F.A.R. with Exceeded 15% F.A.R. Area	4.199	63,360.321	

Additional 15% of F.A.R. Area

Particulars	Area
15% F.A.R. Area of Building (From Detailed Area chart)	9209.737
Total	9209.737

Ground Coverage Calculation

Particulars	Area	Percentage
F.A.R. Area of Ground Floor	5,480.680	
15% F.A.R. Area on Ground Floor	387.214	
Cut-out Area on Ground Floor	8.292	
Escalator Projection Area	79.675	
Area of Guard Room	27.000	
Area of Meter Room	9.000	
Total	5,991.861	39.710%

Required Parking Calculation

Particulars	Area	Space/Car	Parking Required
Retail	29,565.441	50	591
Offices	13,697.927	50	274
Rooms	16,819.597	50	336
Multiplex / Cinema (Seats)	1333	15	89
Total			1291

Proposed Parking Calculation

Particulars	Parking Area	Space/Car	No. of Parking	Parking Provided
Basement-1 /Lower Gr. Floor	3374.894	30	112.496	112
Basement-2	10092.004	30	336.400	336
Basement-3 (Mechanical Parking)	10062.794	18	559.044	559
Basement-4	10383.720	30	346.124	346
Total	33913.412			1353

Landscape Area Calculation

Open Area = Total Plot Area - Total Ground Coverage - Atrium Area =	7,961.949
Required Landscape Area (50% of Open Area) =	3,980.975
Proposed Landscape Area =	4,176.718
No of Tree Required (One Tree per 100 Sqm. of open area) =	80
No of Tree Proposed =	85

Built-up Area Calculation

Built-up Area Calculation	F.A.R. Area	Service Area (15% F.A.R. area)	Non F.A.R. Area	Total Built-up Area
	63380.321	9,053.400	43,061.931	115475.652

ARVIND KUMAR TRIPATHI
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Date: 2023.03.21 15:36:51 +05'30'

Rajesh Sharma
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Date: 2023.03.22 14:30:11 +05'30'

PROJECT
PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GR. NOIDA, G.B. NAGAR, (U.P)
OWNER
M/S CIVITECH BUILDCON PVT. LTD. 65, SHRESTHA VIHAR, DELHI, 110092

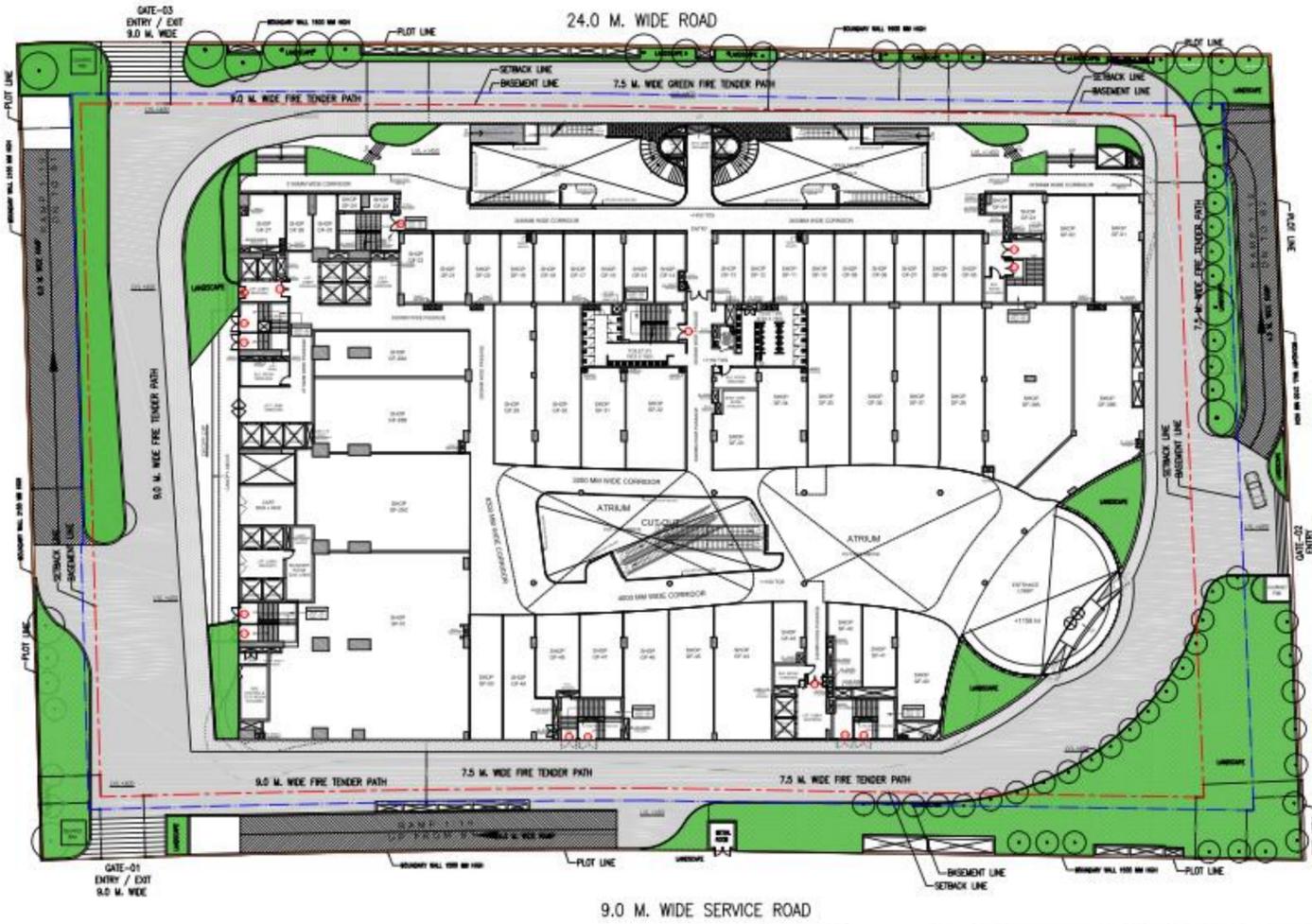
ARCHITECT'S SEAL
AMIT KUMAR
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Date: 2023.03.16 12:17:18 +05'30'

OWNERS SEAL
SUBO DH GOEL
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Date: 2023.03.16 12:34:40 +05'30'

ARCHITECT
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Drawing Title
SITE PLAN & AREA CALCULATIONS

Checked by: **ANISH KUMAR** Date: _____
Drawn by: **LONGIN SHARMA** Scale: 1:300
Drawing No: **MI - CS - SANCTION** 01



GROUND FLOOR ROADS AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
R01	AS PER COMP. CALC.		1	80.705
R02	AS PER COMP. CALC.		1	193.613
R03	AS PER COMP. CALC.		1	273.044
R04	AS PER COMP. CALC.		1	155.154
R05	AS PER COMP. CALC.		1	148.469
R06	AS PER COMP. CALC.		1	163.979
R07	AS PER COMP. CALC.		1	476.895
R08	AS PER COMP. CALC.		1	467.541
R09	AS PER COMP. CALC.		1	188.270
R10	AS PER COMP. CALC.		1	140.271
R11	AS PER COMP. CALC.		1	145.308
R12	AS PER COMP. CALC.		1	339.011
R13	AS PER COMP. CALC.		1	245.027
TOTAL ROADS AREA				3017.287

GROUND FLOOR RAMPS AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
RA1	AS PER COMP. CALC.		1	200.653
RA2	AS PER COMP. CALC.		1	238.219
RA3	AS PER COMP. CALC.		1	329.072
TOTAL RAMPS AREA				767.944

- NOTES:-
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ M.
 3. COLUMNS ARE ONLY INDICATIVE AND WILL BE AS PER RELEVANT STRUCTURAL DRAWINGS.
 4. ALL LIFT, ESCALATOR & MACHINE ROOM SHOULD BE AS PER ISI STANDARD.

sudheer
kumar

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sudheer kumar
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ARVIND
KUMAR
TRIPATHI

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ARVIND KUMAR
TRIPATHI
Date: 2023.03.21
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Rajesh
Sharma

Digitally signed by
Rajesh Sharma
Date: 2023.03.22
14:33:18 +05'30'

LANDSCAPE PLAN :-

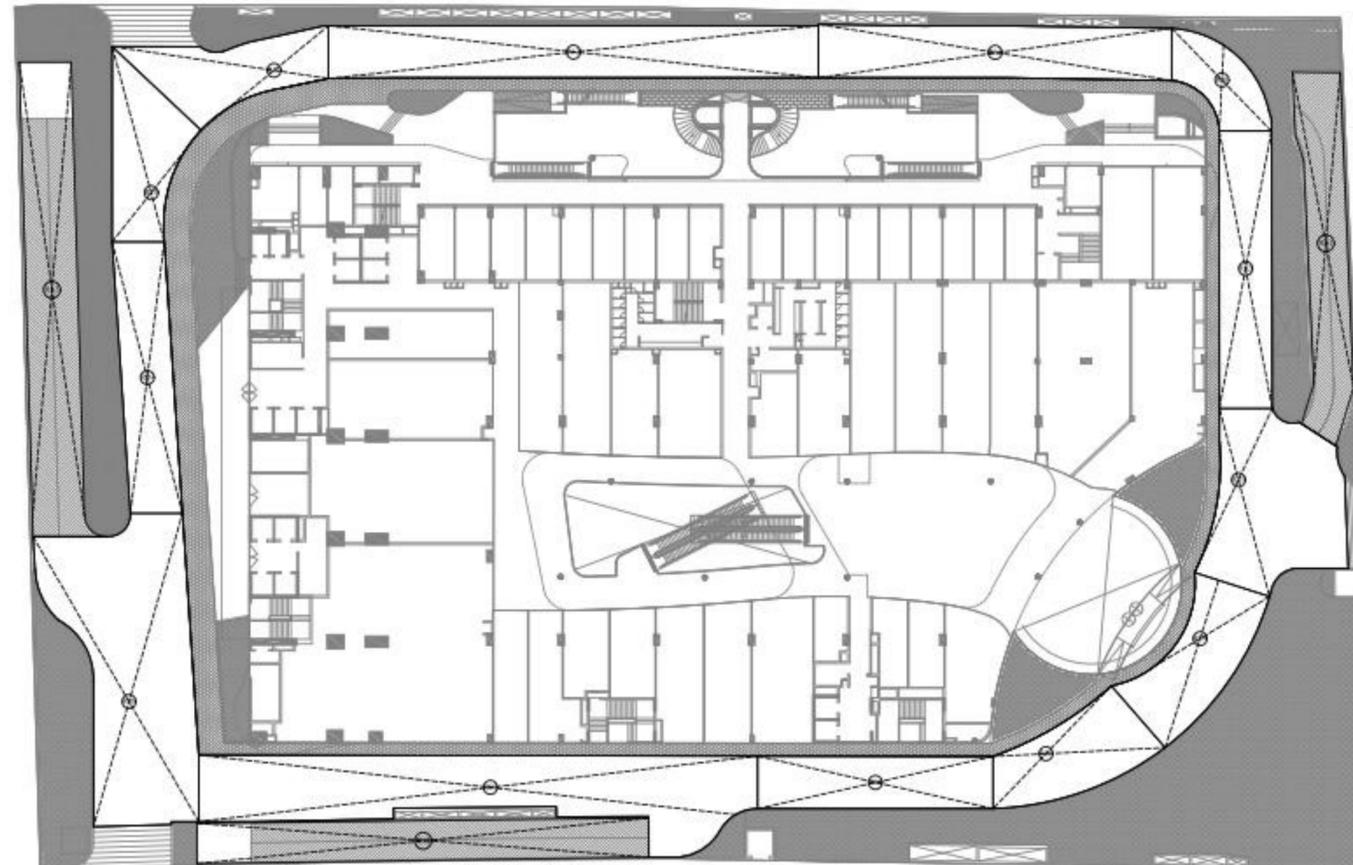
LANDSCAPE AREA CALCULATION :-

PLOT AREA = 15089.000 Sqm.
 GROUND COVERAGE AREA = 6035.600 Sqm.
 GROUND FLOOR ATRIUM AREA = 1091.451 Sqm.
 ROADS AREA = 3179.858 Sqm.
 RAMP AREA = 767.944 Sqm.

OPEN AREA = PLOT AREA - GROUND COVERAGE AREA - ATRIUM AREA
 = 15089.000 - 6035.600 - 1091.451 = **7961.949 Sqm.**

REQUIRED LANDSCAPE AREA = 50% OF OPEN AREA
 = 7961.949/2 = 3980.974 Sqm.

PROPOSED LANDSCAPE AREA = OPEN AREA - ROADS AREA - RAMP AREA
 = 7961.949 - 3017.287 - 767.944 = 4176.718 Sqm.



LANDSCAPE DEDUCTION AREA ENVELOPE :-

S.NO.	NO. OF TREES	SYMBOL	NAME OF TREE PROPOSED	TYPE
A	45	●	ACACIA ACUTICULIFORMIS	EVER GREEN
B	40	●	CASUA FISTULA	DECIDUOUS
85 = NO. OF TREES PROPOSED: 45 EVER GREEN, 40 DECIDUOUS TREES				

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B,
 SECTOR-16B, NOIDA, G.B. NAGAR, (U.P)

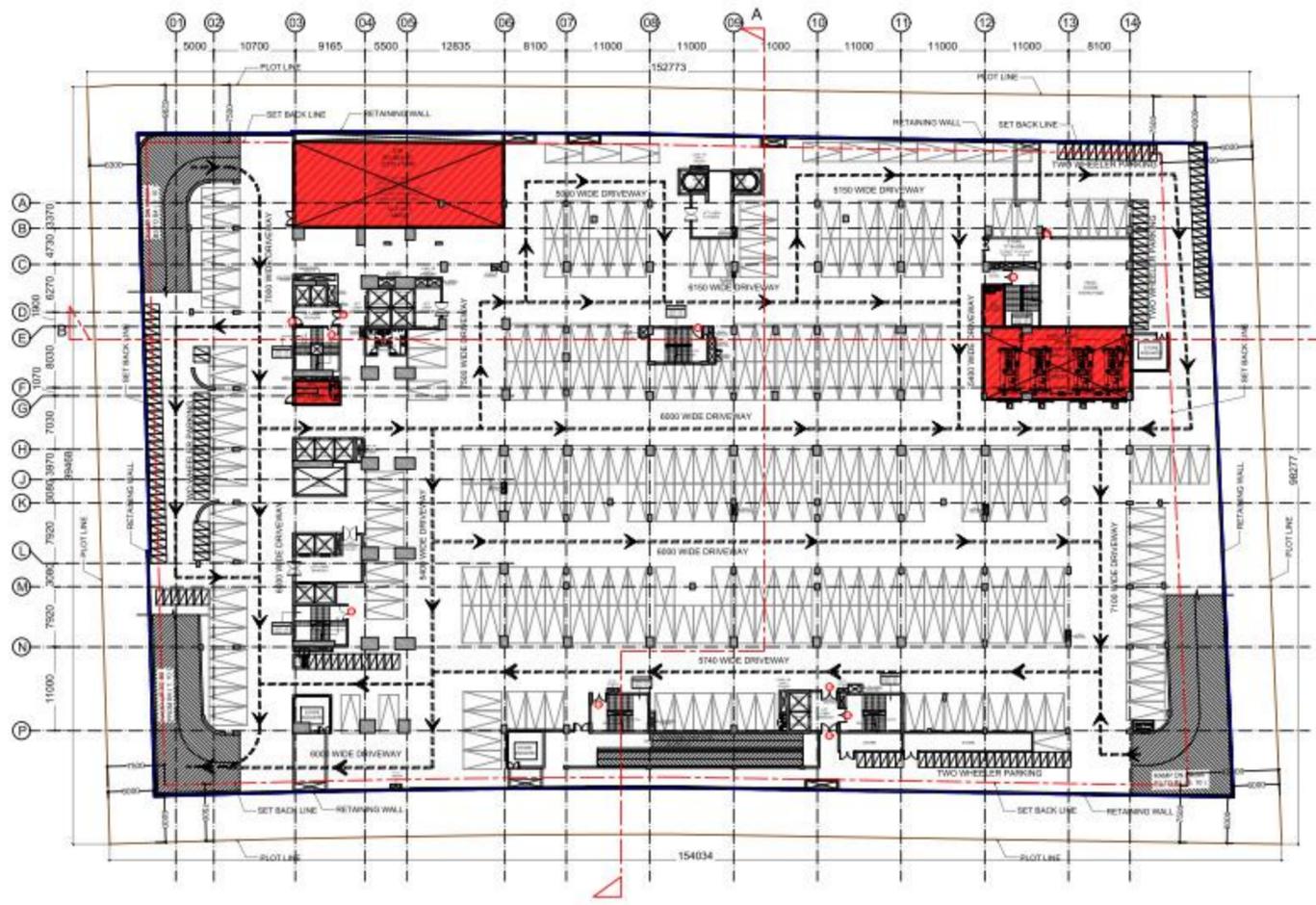
OWNER
 M IS CIVITECH BUILDCON PVT. LTD.
 65, SHRESTHA VIHAR, DELHI, 110092

ARCHITECT'S SEAL	OWNER'S SEAL
AMIT KUMAR R Digitally signed by AMIT KUMAR Date: 2023.03.16 12:18:03 +05'30'	SUBODH H GOEL Digitally signed by SUBODH GOEL Date: 2023.03.16 12:35:48 +05'30'

ARCHITECT
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 U.P.
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 website: www.modarch.in

Drawing Title
**LANDSCAPE PLAN
 &
 AREA CALCULATIONS**

Checked by: **ANIL KUMAR** Date: _____
 Drawn by: **LOKESH KUMAR** Scale: 1:300
 Drawing No: **MI - CS - SANCTION** 01a



BASEMENT-04 FLOOR PLAN :-

BASEMENT-04 15% F.A.R. AREA CALCULATION				
S.NO.	X	Y	NO.	AREA
STP	(11.220+11.110)/2 x 27.730		1	309.605
E1	2.990	5.500	3	16.115
E2	8.345	3.185	3	19.890
PH2	19.695	9.060	3	190.254
TOTAL 15% F.A.R. AREA				535.864

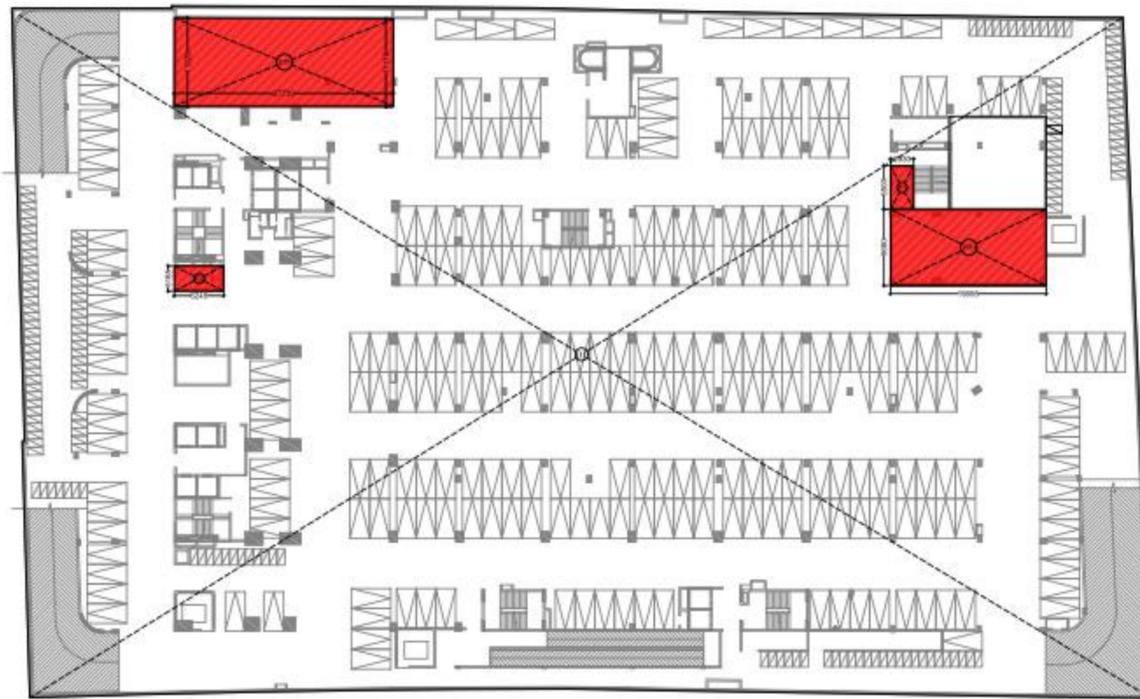
BASEMENT-04 FLOOR AREA CALCULATION :-

TOTAL ADDITION AREA = 12186.697 Sqm.
 TOTAL PARKING DEDUCTION AREA = 1493.372 Sqm.
 S.T.P. AREA = 309.605 Sqm.
 TOTAL 15% F.A.R. AREA = 535.864 Sqm.
 NON F.A.R. AREA = ADDITION AREA - 15% F.A.R. AREA
 = 12186.697 - 535.864 = **11650.833 Sqm.**
 PARKING AREA = ADDITION AREA - PARKING DEDUCTION AREA - STP AREA
 = 12186.697 - 1493.372 - 309.605 = **10383.720 Sqm.**

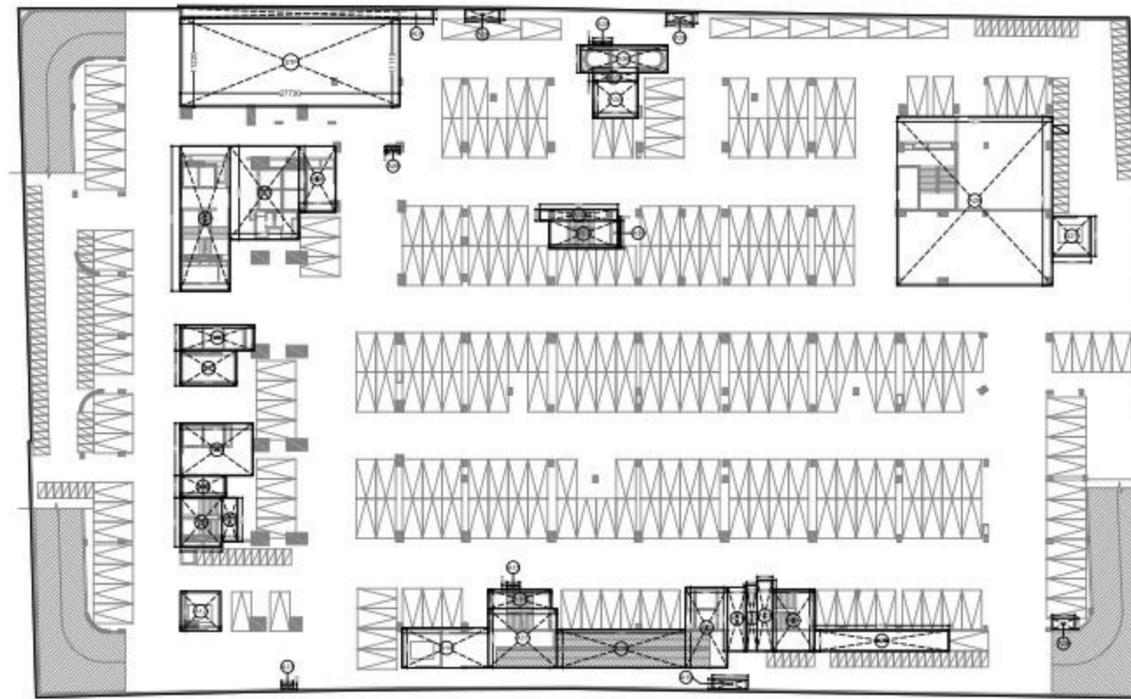
BASEMENT-04 NON F.A.R. ADDITION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
1	AS PER COMP. CALC.		1	12186.697
TOTAL ADDITION AREA				12186.697

BASEMENT-04 FLOOR PARKING DEDUCTION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
A01	31.960	1.170	3	37.913
A02	6.250	18.340	3	134.625
A03	8.755	11.820	3	208.484
A04	4.630	8.330	3	98.568
A05	1.670	0.605	3	1.010
A06	9.295	3.260	3	30.302
A07	7.060	4.450	3	31.417
A08	9.195	6.615	3	60.825
A09	5.720	2.800	3	18.016
A10	5.260	6.200	3	32.612
A11	1.960	5.530	3	10.839
A12	5.080	5.050	3	25.854
A13	1.485	0.600	3	0.891
A14	10.965	5.050	3	58.272
A15	1.660	0.600	3	0.996
A16	7.960	2.400	3	19.104
A17	8.675	7.490	3	66.976
A18	16.245	4.860	3	78.951
A19	4.460	1.200	3	5.552
A20	5.340	10.225	3	56.602
A21	2.400	8.095	3	19.428
A22	1.315	8.380	3	10.983
A23	1.955	8.955	3	17.585
A24	5.330	7.760	3	41.861
A25	17.000	2.615	3	66.455
A26	2.890	1.430	3	4.133
A27	4.850	5.050	3	36.493
A28	19.675	21.380	3	430.852
A31	0.300	3.300	3	0.990
A32	8.675	15.10	3	30.623
A33	9.885	1.455	3	14.383
A34	5.630	4.670	3	26.712
A35	5.630	1.085	3	6.109
A36	11.060	3.460	3	38.268
A37	2.400	0.465	3	0.972
A38	4.460	1.230	3	5.486
A39	3.680	1.225	3	4.263
TOTAL PARKING DEDUCTION AREA				1493.372

BASEMENT-04 STP ROOM AND STP TANKS				
S.NO.	X	Y	NO.	AREA
STP	(11.220+11.110)/2 x 27.730		1	309.605
TOTAL STP AREA				309.605



ADDITION AREA ENVELOPE & PARKING DEDUCTION AREA ENVELOPE :-



NON F.A.R. DEDUCTION AREA ENVELOPE :-

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 5. ALL STAIRCASE DOORS ARE PROVIDED 1.20 M. WIDE.

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 Date: 2023.03.22 15:45:04 +05'30'

Rajesh Sharma
 Digitally signed by Rajesh Sharma
 Date: 2023.03.22 14:36:17 +05'30'

sudheer kumar
 Digitally signed by sudheer kumar
 Date: 2023.04.11 07:37:55 +05'30'

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P)

OWNER
 M/S CIVITECH BUILDCON PVT. LTD. 65, SHRESTHA VIHAR, DELHI, 110092

ARCHITECT'S SEAL: **AMIT KUMAR**, Digitally signed by AMIT KUMAR, Date: 2023.03.16 12:18:40 +05'30'

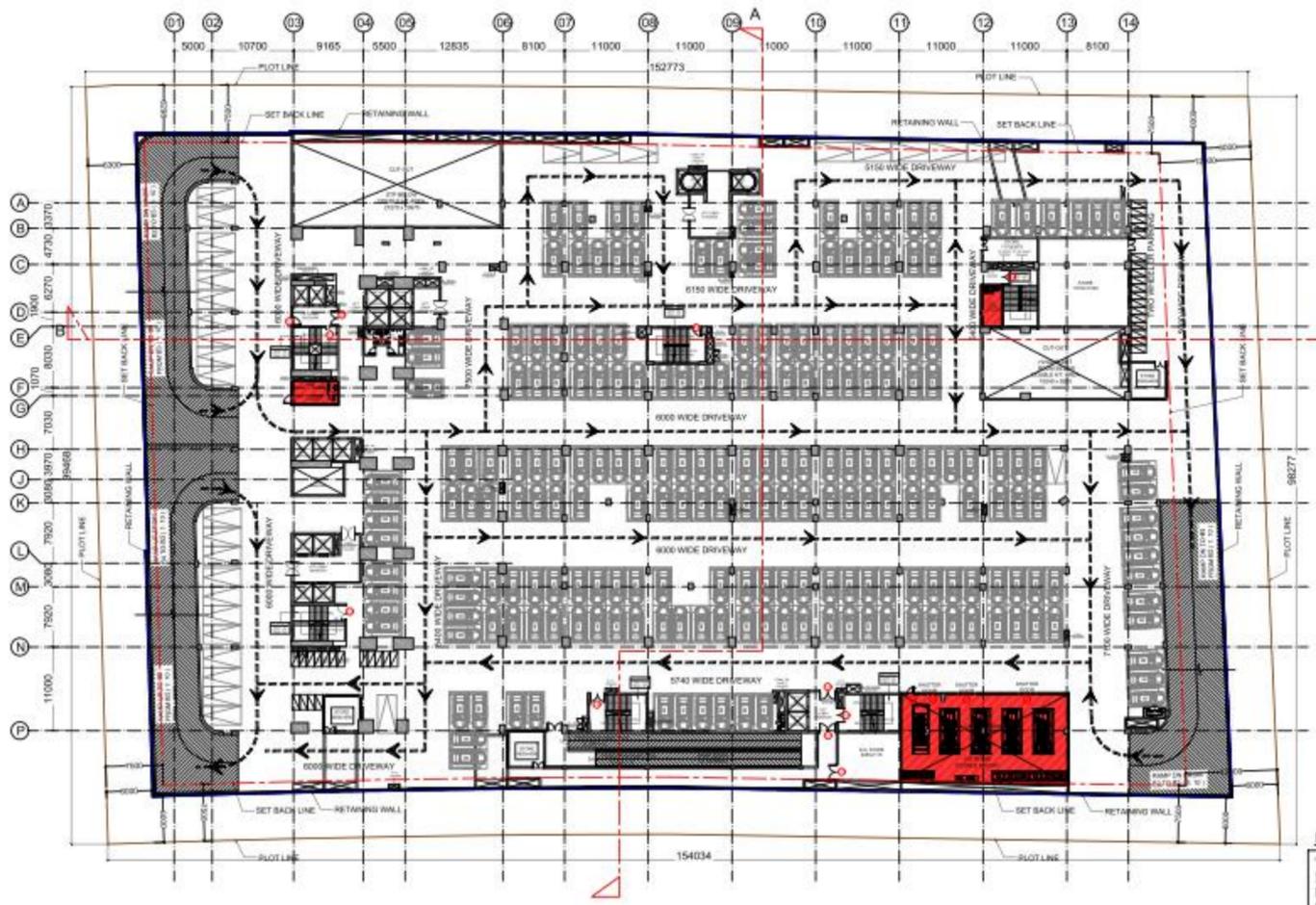
OWNERS SEAL: **SUBO DH GOEL**, Digitally signed by SUBO DH GOEL, Date: 2023.03.16 12:38:41 +05'30'

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 phone: 0120-4206203, email: amitag@modarchindia.com, website: www.modarchindia.com

Drawing Title: **BASEMENT-04 FLOOR PLAN & AREA CALCULATIONS**

Checked by: **MANISH TIWARI**, Date: _____
 Drawn by: **LOKESH SHARMA**, Scale: 1:200

Drawing No.: **MI - CS - SANCTION** 02



BASEMENT-03 FLOOR PARKING DEDUCTION AREA ENVELOPE				
S. NO.	X	Y	NO.	AREA
A01	111.275+11.150/2 x 27.730		1	110.923
A02	6.750	18.915	1	114.459
A03	9.755	11.795	1	103.265
A04	4.660	8.500	1	38.730
A05	7.315	0.805	1	0.756
A06	9.295	3.260	1	30.300
A07	7.060	4.450	1	31.417
A08	9.295	6.615	1	60.825
A09	5.720	2.485	1	15.358
A10	6.375	6.315	1	40.758
A11	0.845	5.645	1	4.770
A12	5.000	5.050	1	25.050
A13	10.610	5.050	1	53.581
A14	0.715	1.780	1	1.258
A15	3.660	0.600	1	0.996
A16	7.960	2.400	1	19.104
A17	8.675	7.490	1	64.970
A18	16.245	4.860	1	78.951
A19	0.715	1.660	1	1.187
A20	7.790	10.235	1	78.142
A21	3.315	10.490	1	13.794
A22	3.955	11.125	1	21.749
A23	27.330	9.890	1	270.294
A24	AS PER COMP. CALC.		1	90.910
A25	4.465	3.460	1	6.519
A26	2.890	2.315	1	3.800
A27	4.850	5.050	1	24.493
A28	18.675	21.380	1	420.652
A29	0.300	3.300	1	0.990
A30	8.675	3.105	1	30.406
A31	9.885	3.455	1	34.383
A32	6.110	2.545	1	9.455
A33	5.630	4.710	1	23.702
A34	10.110	3.460	1	35.050
A35	7.400	0.405	1	0.977
A36	44.615	1.200	1	53.586
A37	6.710	1.225	1	8.230
A38	3.460	1.230	1	4.280
A39	2.460	1.200	1	2.952
A40	4.330	1.200	1	5.196
A41	4.460	1.220	1	5.441
A42	1.485	0.600	1	0.891
TOTAL PARKING DEDUCTION AREA				2123.903

BASEMENT-03 NON F.A.R. DEDUCTION AREA ENVELOPE				
S. NO.	X	Y	NO.	AREA
L1	1.925	2.550	2	9.818
L2	2.765	2.450	4	27.097
L3	2.455	2.600	3	20.422
L4	6.605	3.000	7	23.776
L5	2.485	2.500	4	24.850
L6	2.950	2.420	2	12.342
L7	AS PER COMP. CALC.		2	15.646
TOTAL LIFT SHAFT AREA				134.153
SHAFT				
S01	0.900	0.600	3	0.540
S02	1.200	0.600	10	7.200
S03	4.200	0.715	3	3.003
S04	0.920	1.550	3	1.852
S05	2.150	0.970	3	2.086
S06	1.570	0.970	3	1.523
S07	1.885	0.970	3	1.814
S08	1.200	0.600	3	0.720
S09	0.500	1.000	3	0.500
S10	2.100	0.450	3	0.945
S11	1.150	0.450	3	0.518
S12	0.600	0.450	3	0.770
S13	1.300	0.450	3	0.585
S14	0.805	2.800	3	2.754
S15	0.540	2.500	3	1.350
S16	0.600	1.200	3	0.720
S17	2.470	0.550	3	1.359
S18	2.100	0.550	3	1.155
S19	1.000	0.550	3	0.550
S20	0.600	1.720	3	1.032
S21	0.600	2.400	3	1.440
S22	0.915	2.350	3	2.211
S23	0.830	2.550	3	2.117
S24	1.610	1.050	3	1.691
S25	1.200	0.530	3	0.636
S26	0.520	1.280	3	0.666
S27	4.000	1.000	3	4.000
S28	2.660	1.200	3	3.192
S29	2.925	0.600	3	1.755
S30	1.500	0.600	3	0.900
S31	0.670	0.485	2	0.650
S32	0.485	0.650	2	0.335
S33	0.900	1.200	3	1.080
S34	0.900	1.540	3	1.386
S35	1.100	1.100	3	1.210
S36	2.170	0.420	3	0.911
S37	16.095	0.995	3	16.612
S38	6.230	1.000	3	6.210
S39	3.000	1.000	3	3.000
S40	2.000	0.965	3	1.910
S41	21.775	1.000	3	21.775
S42	8.360	1.000	3	8.360
S43	4.000	1.000	3	4.000
S44	4.000	1.000	3	4.000
S45	4.460	1.225	3	5.464
TOTAL SHAFT AREA				121.373
CUT-OUT AREA				
C01	(12.150+12.035)/2 x 27.270		3	329.899
C02	19.240	9.200	3	177.008
TOTAL CUT-OUT AREA				506.907
TOTAL NON F.A.R. DEDUCTION AREA				762.483

- NOTES:-
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 2. ALL THE AREAS INDICATED ARE IN SQ.M.
 3. COLUMNS ARE ONLY INDICATIVE AND WILL BE AS PER RELEVANT STRUCTURAL DRAWINGS.
 4. ALL LIFT, ESCALATOR & MACHINE ROOM SHOULD BE AS PER IS STANDARD
 5. ALL STAIRCASE DOORS ARE PROVIDED 2.00 M WIDE.

BASEMENT-03 NON F.A.R. ADDITION AREA ENVELOPE				
S. NO.	X	Y	NO.	AREA
1	AS PER COMP. CALC.		1	12186.697
TOTAL ADDITION AREA				12186.697

BASEMENT-03 15% F.A.R. AREA CALCULATION				
S. NO.	X	Y	NO.	AREA
DG	(11.760+12.110)/2 x 22.315		1	263.832
H1	2.980	5.540	1	16.325
F2	6.245	3.185	1	19.890
TOTAL 15% F.A.R. AREA				299.837

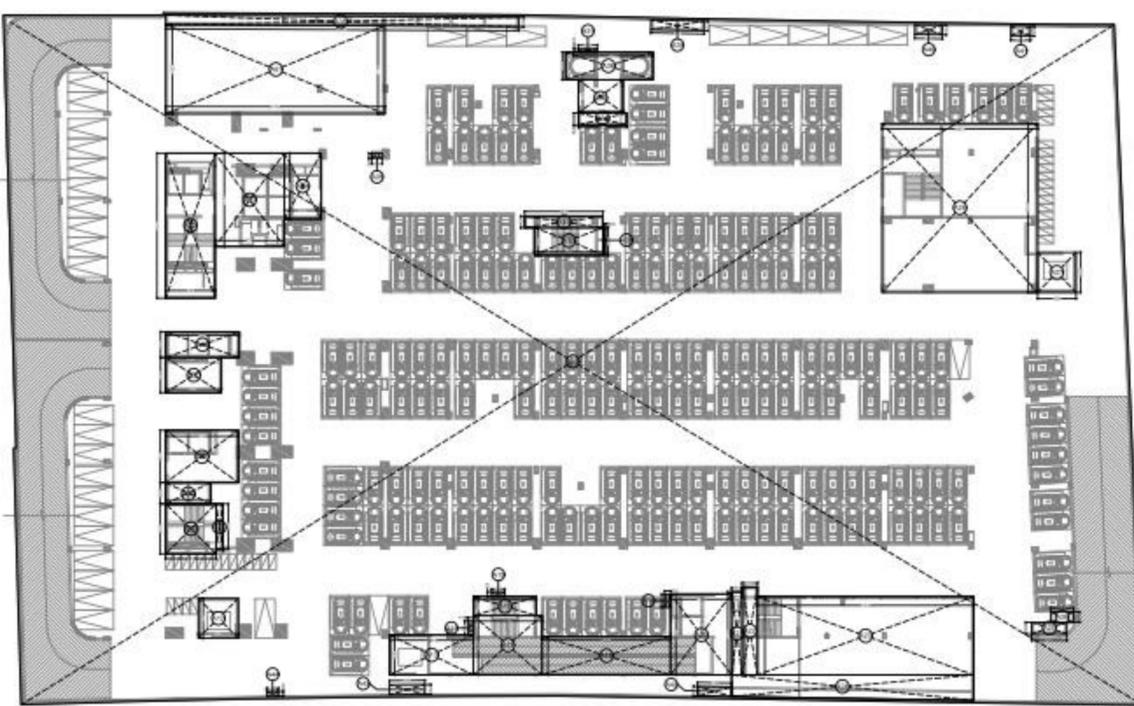
BASEMENT-03 FLOOR AREA CALCULATION :-

TOTAL ADDITION AREA = 12186.697 Sqm.
 NON F.A.R. DEDUCTION AREA = 762.433 Sqm.
 PARKING DEDUCTION AREA = 2123.903 Sqm.
 15% F.A.R. AREA = 299.837 Sqm.

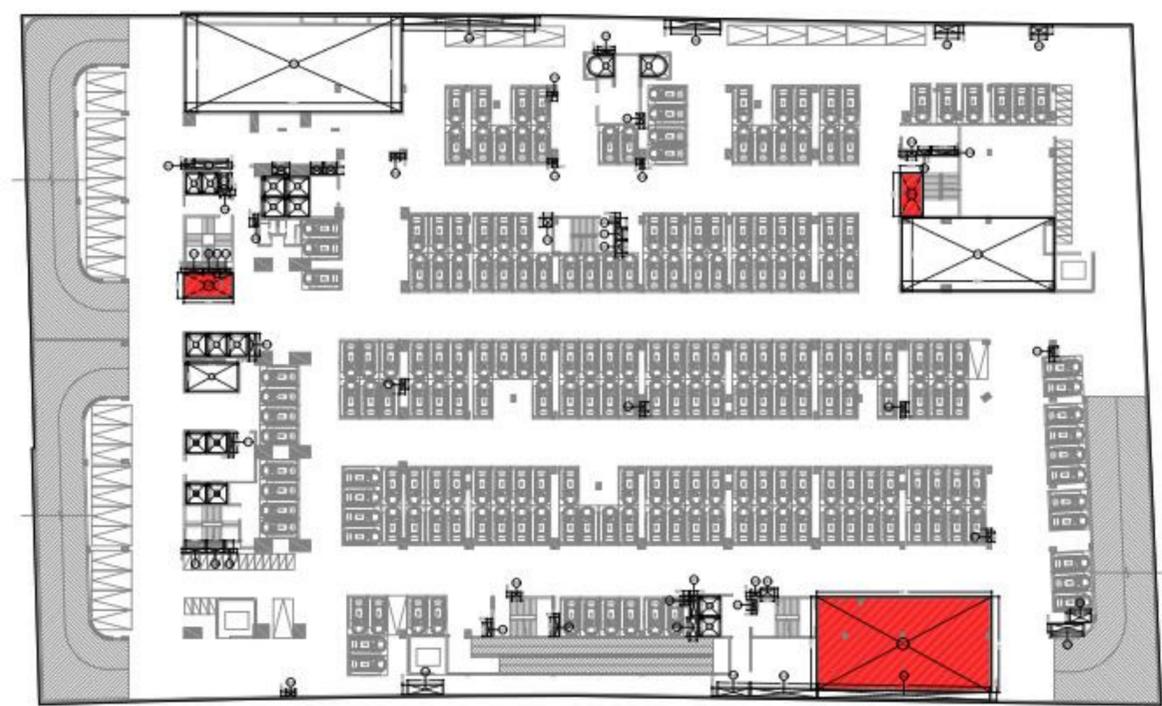
NON F.A.R. AREA = ADDITION AREA - NON F.A.R. DEDUCTION AREA - 15% F.A.R. AREA
 = 12186.697 - 762.433 - 299.837 = **11124.427** Sqm.

PARKING AREA = ADDITION AREA - PARKING DEDUCTION AREA
 = 12186.697 - 2123.903 = **10062.794** Sqm.

BASEMENT-03 FLOOR PLAN :-



ADDITION AREA ENVELOPE & PARKING DEDUCTION AREA ENVELOPE :-



NON F.A.R. DEDUCTION AREA ENVELOPE :-

ARVIND KUMAR TRIPATHI Digitally signed by ARVIND KUMAR TRIPATHI Date: 2023.03.21 15:47:08 +05'30'

Rajesh Sharma Digitally signed by Rajesh Sharma Date: 2023.03.22 14:39:14 +05'30'

sudheer kumar Digitally signed by sudheer kumar Date: 2023.04.11 07:42:52 +05'30'

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P)

OWNER
 M /S CIVITECH BUILDCON PVT. LTD. 65, SHRESTHA VIHAR, DELHI, 110092

ARCHITECT'S SEAL
AMIT KUMAR Digitally signed by AMIT KUMAR Date: 2023.03.16 12:19:11 +05'30'

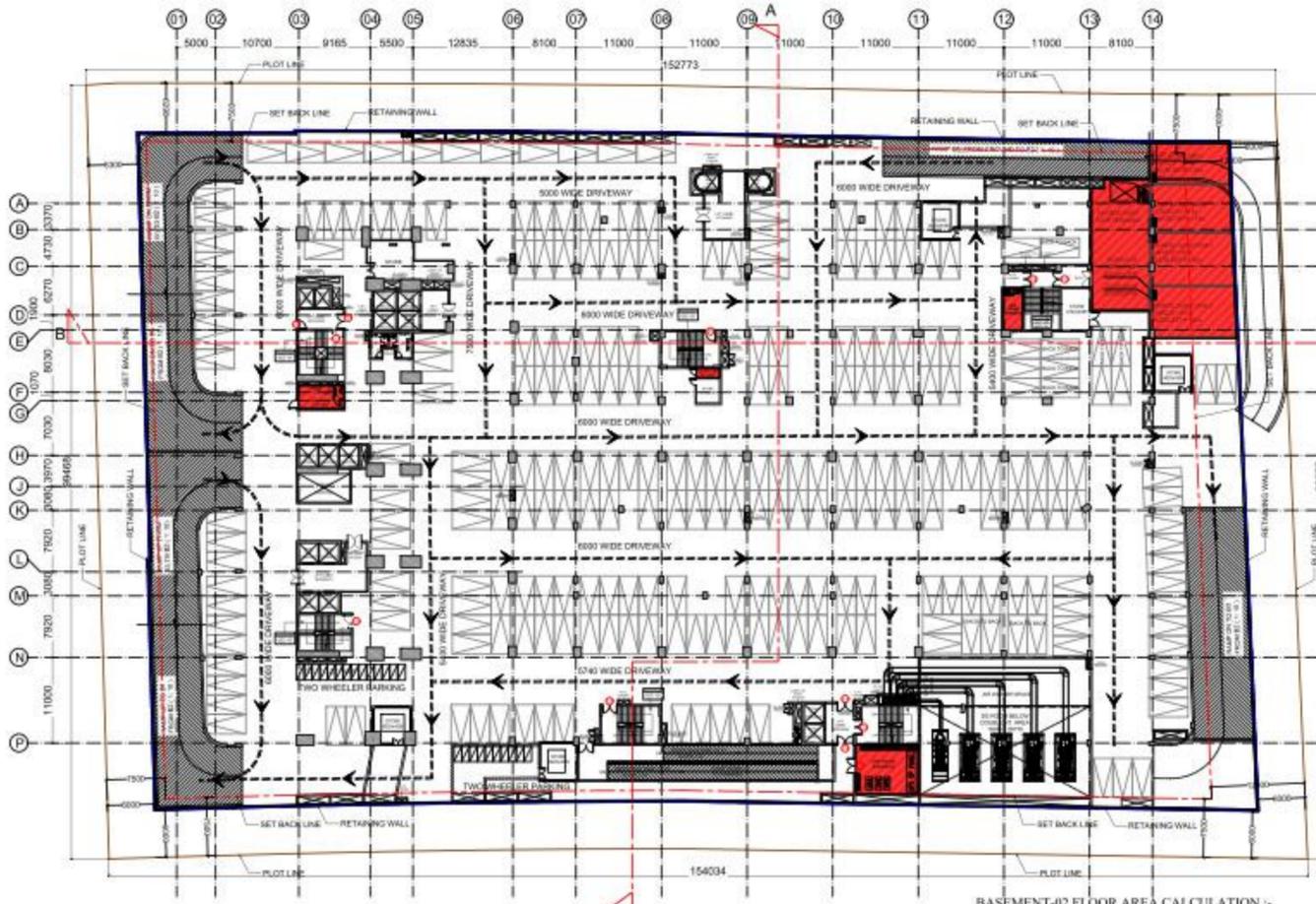
OWNERS SEAL
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ARCHITECT
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 architects interior designers & planners
 studio: 1st floor, B-92, sector-63, GREATER NOIDA -201301, U.P.
 phone: 0120-4206203, email: amibganga@hotmail.com
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Drawing Title
BASEMENT-03 FLOOR PLAN & AREA CALCULATIONS

Checked by: **MANISH TRIPATHI** Date: _____
 Drawn by: **LOKESH SHARMA** Scale: 1:200

Drawing No: **MI - CS - SANCTION** 03



BASEMENT-02 FLOOR PLAN :-

BASEMENT-02 FLOOR 15% F.A.R. AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
AS1	7.350	6.075	1	44.651
AS2	AS PER COMP. CALC.		1	81.222
AS3	AS PER COMP. CALC.		1	59.654
AS4	AS PER COMP. CALC.		1	208.646
FF1	5.900	2.955	1	17.435
FF2	3.000	1.200	1	3.600
FF3	2.470	5.270	1	13.017
FF4	AS PER COMP. CALC.		1	50.638
TOTAL 15% F.A.R. AREA IN B2				478.663

BASEMENT-02 FLOOR U.G.T. AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
AS1	7.350	6.075	1	44.651
AS2	AS PER COMP. CALC.		1	81.222
AS3	AS PER COMP. CALC.		1	59.654
AS4	AS PER COMP. CALC.		1	208.646
TOTAL U.G.T. AREA				393.973

BASEMENT-02 FLOOR AREA CALCULATION :-

TOTAL ADDITION AREA = 12186.697 Sqm.
 NON F.A.R. DEDUCTION AREA = 545.615 Sqm.
 PARKING DEDUCTION AREA = 1700.720 Sqm.
 15% F.A.R. AREA = 478.663 Sqm.

NON F.A.R. AREA = ADDITION AREA - NON F.A.R. DEDUCTION AREA - 15% F.A.R. AREA
 = 12186.697 - 545.615 - 478.663 = **11162.419** Sqm.

PARKING AREA = ADDITION AREA - PARKING DEDUCTION AREA - U.G.T. AREA
 = 12186.697 - 1700.720 - 393.973 = **10092.004** Sqm.

BASEMENT-02 NON F.A.R. ADDITION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
1	AS PER COMP. CALC.		1	12186.697
TOTAL ADDITION AREA				12186.697

BASEMENT-02 FLOOR PARKING DEDUCTION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
A01	6.180	2.625	1	16.270
A02	23.285	2.685	1	10.300
A03	30.713	6.615	1	70.880
A04	5.675	8.625	1	48.367
A05	3.280	8.220	1	27.041
A06	6.035	5.445	1	21.587
A07	2.715	2.985	1	5.685
A08	6.250	8.620	1	53.875
A09	5.295	5.780	1	30.300
A10	7.090	4.450	1	31.417
A11	9.195	6.615	1	60.925
A12	5.720	2.685	1	15.258
A13	6.375	6.315	1	40.252
A14	0.845	5.565	1	4.770
A15	5.080	5.050	1	25.654
A16	8.690	1.230	1	10.689
A17	1.570	0.600	1	0.942
A18	6.690	1.225	1	10.645
A19	7.790	5.070	1	39.140
A20	0.715	1.760	1	1.259
A21	1.660	0.600	1	0.995
A22	2.990	2.400	1	29.324
A23	8.675	7.430	1	64.575
A24	16.245	4.860	1	78.351
A25	0.715	1.660	1	1.197
A26	7.740	10.225	1	79.143
A27	4.330	1.200	1	5.196
A28	1.315	10.490	1	13.794
A29	22.220	4.770	1	206.017
A30	29.265	11.240	1	329.163
A31	AS PER COMP. CALC.		1	90.070
A32	4.485	1.460	1	6.519
A33	4.850	5.380	1	24.493
A34	1.590	6.285	1	10.007
A35	8.170	8.625	1	36.175
A36	2.430	8.625	1	64.453
A37	16.265	1.425	1	23.172
A38	5.080	5.280	1	25.854
A39	5.845	4.670	1	15.621
A40	0.300	3.530	1	1.059
A41	8.675	3.555	1	30.426
A42	2.885	1.435	1	14.381
A43	5.820	4.620	1	26.315
A44	6.115	1.085	1	6.675
A45	11.200	3.880	1	38.260
A46	6.710	1.225	1	8.220
A47	2.400	0.825	1	0.972
A48	0.715	1.315	1	0.940
A49	17.355	1.200	1	10.545
A50	8.690	1.200	1	10.428
TOTAL PARKING DEDUCTION AREA				1700.720

BASEMENT-02 NON F.A.R. DEDUCTION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
L1	1.925	2.750	2	9.818
L2	2.765	2.840	4	27.097
L3	2.455	2.800	3	20.622
L4	6.005	3.600	1	23.762
L5	2.485	2.500	4	24.850
L6	2.750	2.400	2	12.342
L7	AS PER COMP. CALC.		2	15.646
TOTAL LIFT SHAFT AREA				134.156

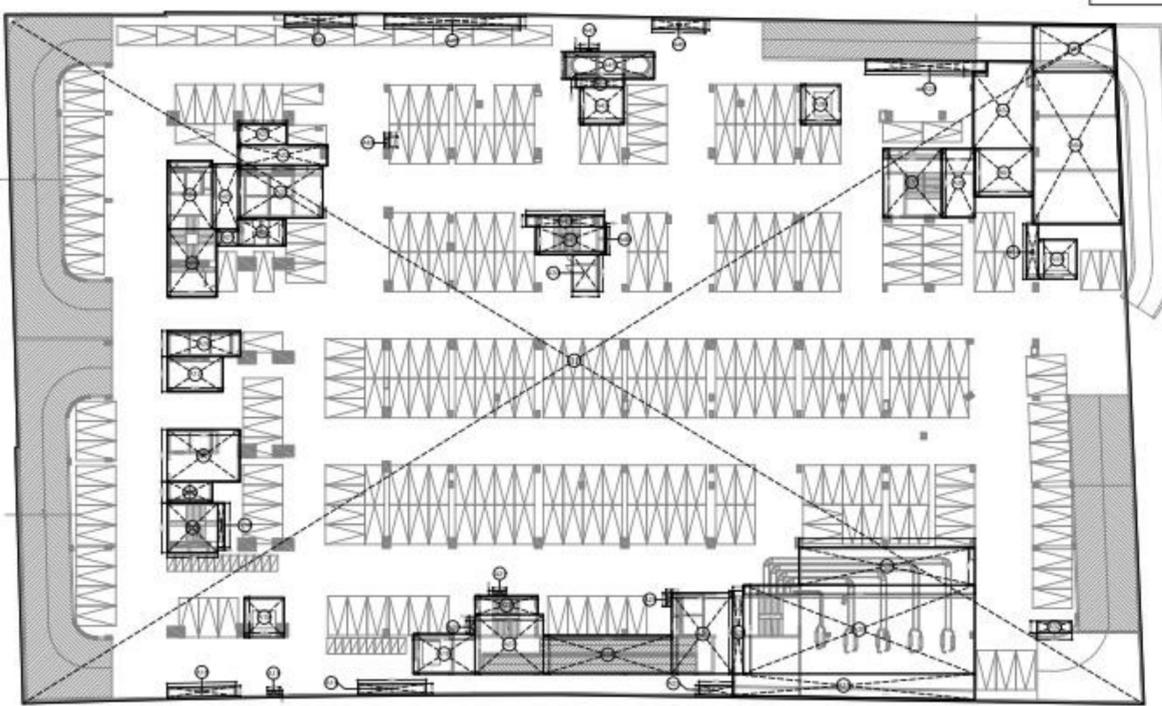
SHAFT				
S.NO.	X	Y	NO.	AREA
S01	0.900	0.600	1	0.540
S02	1.200	0.600	12	7.320
S03	4.200	0.715	1	3.009
S04	0.970	1.950	1	1.892
S05	2.150	0.970	1	2.085
S06	1.630	0.970	1	1.581
S07	1.360	0.920	1	1.212
S08	1.200	0.900	1	0.720
S09	0.500	1.000	1	0.500
S10	2.100	0.450	1	0.945
S11	1.150	0.450	1	0.518
S12	0.600	0.450	1	0.270
S13	1.300	0.450	1	0.585
S14	0.805	2.800	1	2.254
S15	0.540	2.500	1	1.350
S16	0.600	1.200	1	0.720
S17	2.470	0.950	1	1.359
S18	2.100	0.950	1	1.755
S19	1.000	0.950	1	0.750
S20	8.230	1.000	1	8.230
S21	8.230	1.000	1	8.230
S22	0.600	1.700	1	1.032
S23	0.600	2.400	1	1.440
S24	0.945	2.750	1	2.221
S25	0.830	2.750	1	2.117
S26	1.200	0.750	1	0.900
S27	1.610	1.070	1	1.699
S28	0.720	1.390	1	0.966
S29	1.100	1.070	1	1.155
S30	4.000	1.070	1	4.000
S31	8.145	1.000	1	8.145
S32	7.775	1.000	1	21.775
S33	4.000	1.000	1	4.000
S34	1.100	6.775	1	7.431
S35	2.890	6.400	1	1.758
S36	1.600	6.400	1	0.900
S37	0.600	1.080	1	0.648
S38	0.900	1.675	1	1.482
S39	0.900	1.200	1	1.080
S40	1.095	1.110	1	1.215
S41	0.670	0.885	2	0.885
S42	0.485	0.690	1	0.315
S43	1.200	0.600	1	0.720
S44	8.230	0.970	1	7.383
S45	16.695	0.995	1	16.612
S46	2.170	0.420	1	0.911
S47	6.290	1.000	1	6.290
S48	3.465	0.995	1	3.244
S49	3.255	0.995	1	5.229
TOTAL SHAFT AREA				263.124
CUT-OUT AREA				250.355
TOTAL CUT-OUT AREA				250.355
TOTAL NON F.A.R. DEDUCTION AREA				545.615

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 5. ALL STAIRCASE DOORS ARE PROVIDED 2.00 M. WIDE.

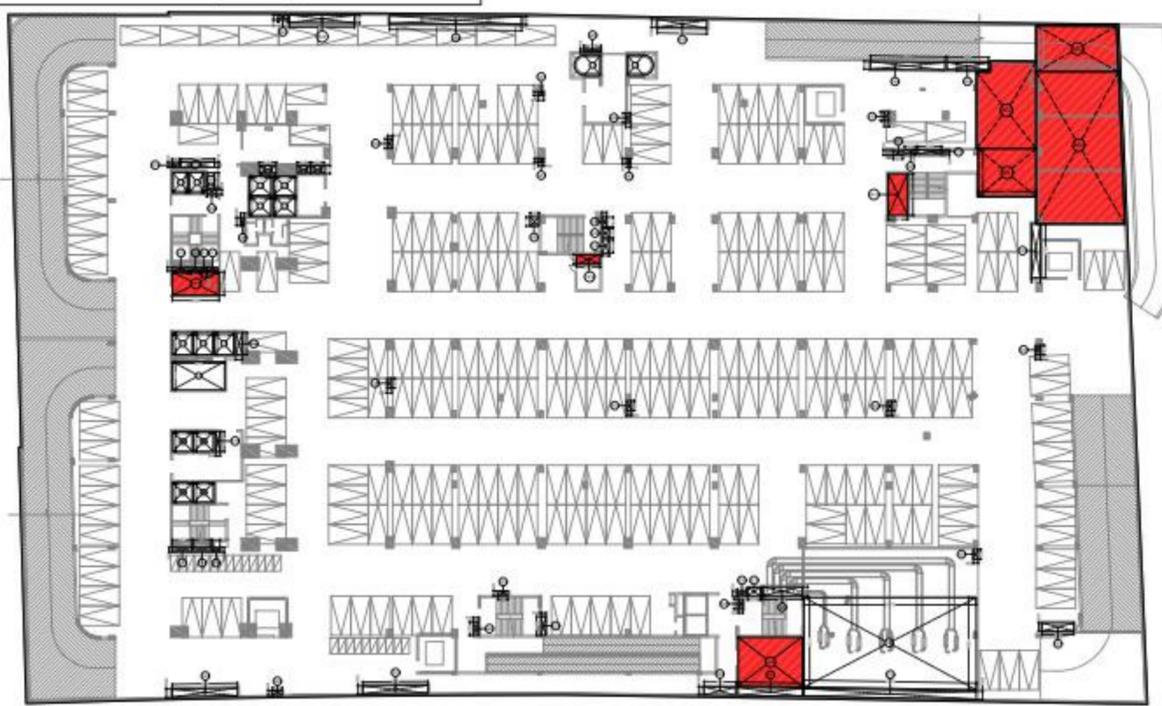
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Digitally signed by **Rajesh Sharma**
 Date: 2023.03.22 14:42:17 +05'30'

Digitally signed by **ARVIND KUMAR TRIPATHI**
 Date: 2023.03.21 15:49:14 +05'30'



ADDITION AREA ENVELOPE & PARKING LINE DEDUCTION AREA ENVELOPE :-



NON F.A.R. DEDUCTION AREA ENVELOPE :-

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P)

OWNER
 M/S CIVITECH BUILDCON PVT. LTD. 85, SHRESTHA VIHAR, DELHI, 110092

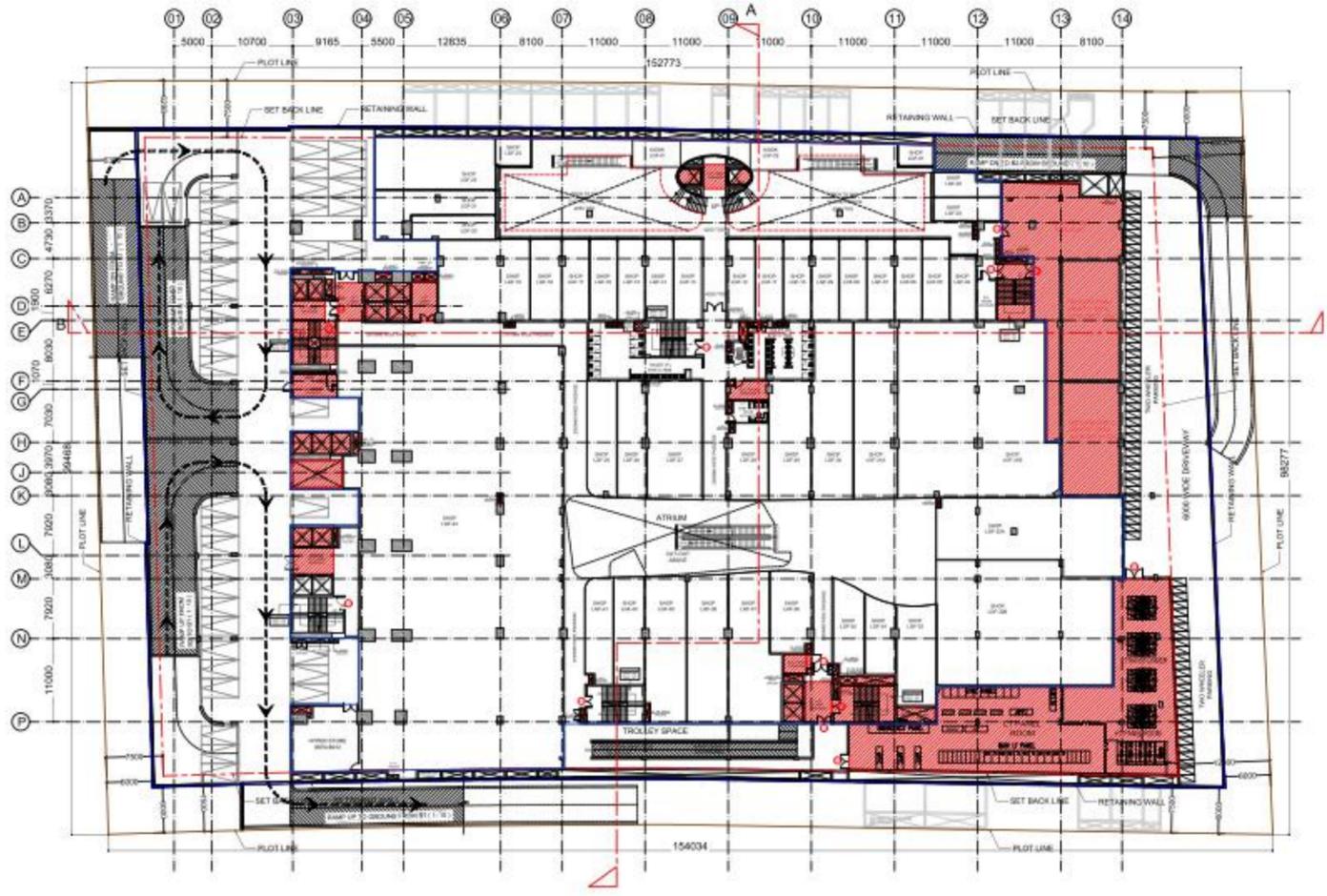
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AMIT KUMAR
 Digitally signed by AMIT KUMAR
 Date: 2023.03.16 12:19:43 +05'30'

OWNERS SEAL
SUBO DH GOEL
 Digitally signed by SUBO DH GOEL
 Date: 2023.03.16 12:38:33 +05'30'

ARCHITECT
modarchindia
 architects interior designers & planners
 studio: 1st floor, B-99, sector-63, GREATER NOIDA, (U.P.)
 U.P. phone: 0120-4206203, email: am@modarchindia.com
 website: www.modarchindia.in

Drawing Title
BASEMENT-02 FLOOR PLAN & AREA CALCULATIONS

Checked by: **MANISH TRIPATHI** Date: _____
 Drawn by: **LOKESH SHARMA** Scale: 1:200
 Drawing No: **MI - CS - SANCTION** 04



BASEMENT-1 FLOOR PLAN

BASEMENT-01 FLOOR (NON F.A.R.)			
S.NO.	X	Y	NO. AREA
SHAFT			
515	0.900	2.400	1 1.390
514	0.750	2.300	1 1.225
513	0.550	1.000	1 0.520
544	AS PER COMP. CALC.		1 16.135
545	AS PER COMP. CALC.		1 13.713
546	AS PER COMP. CALC.		1 20.254
547	AS PER COMP. CALC.		1 0.520
548	AS PER COMP. CALC.		1 16.297
549	AS PER COMP. CALC.		1 8.228
550	AS PER COMP. CALC.		1 0.524
551	AS PER COMP. CALC.		1 4.902
552	AS PER COMP. CALC.		1 4.902
553	AS PER COMP. CALC.		1 12.919
554	AS PER COMP. CALC.		1 10.859
555	AS PER COMP. CALC.		1 11.864
556	AS PER COMP. CALC.		1 8.823
557	AS PER COMP. CALC.		1 8.254
558	AS PER COMP. CALC.		1 8.254
559	AS PER COMP. CALC.		1 20.391
TOTAL SHAFT AREA			223.190
TOTAL DEDUCTION AREA			223.190

BASEMENT-01/LOWER GROUND FLOOR AREA CALCULATION (F.A.R.) :-
 TOTAL ADDITION AREA = 7589.602 Sqm.
 TOTAL DEDUCTION AREA = 994.021 Sqm.
 ESCALATOR AREA = 62.759 Sqm.
 F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + ESCALATOR AREA
 = 7589.602 - 994.021 + 62.759 = **6658.340** Sqm.
 15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + SHAFT + SERVICE AREA + FIRE TANK + LT PANEL
 = 134.153 + 94.080 + 64.448 + 39.288 + 457.774 + 541.237 = **1330.980** Sqm.

BASEMENT-01/LOWER GROUND FLOOR AREA CALCULATION (NON F.A.R. & PARKING) :-
 TOTAL NON F.A.R. ADDITION AREA = 12186.697 Sqm.
 TOTAL DEDUCTION AREA = 223.190 Sqm.
 TOTAL F.A.R. ADDITION AREA = 7589.602 Sqm.
 NON F.A.R. PARKING AREA = NON F.A.R. ADDITION AREA - DEDUCTION AREA - F.A.R. ADDITION AREA - FIRE TANK - LT PANEL
 = 12186.697 - 223.190 - 7589.602 - 457.774 - 541.237 = **3374.894** Sqm.

BASEMENT-01 FLOOR (NON F.A.R.)			
S.NO.	X	Y	NO. AREA
ADDITION AREA ENVELOPE			
01	AS PER COMP. CALC.		1 1238.820
TOTAL ADDITION AREA			1238.820

BASEMENT-01 FLOOR (NON F.A.R.)			
S.NO.	X	Y	NO. AREA
LIFT PANEL & LIFT ROOM			
171	15.000	10.000	1 150.000
172	11.000	10.000	1 110.000
173	AS PER COMP. CALC.		1 207.000
TOTAL LIFT AREA			467.000

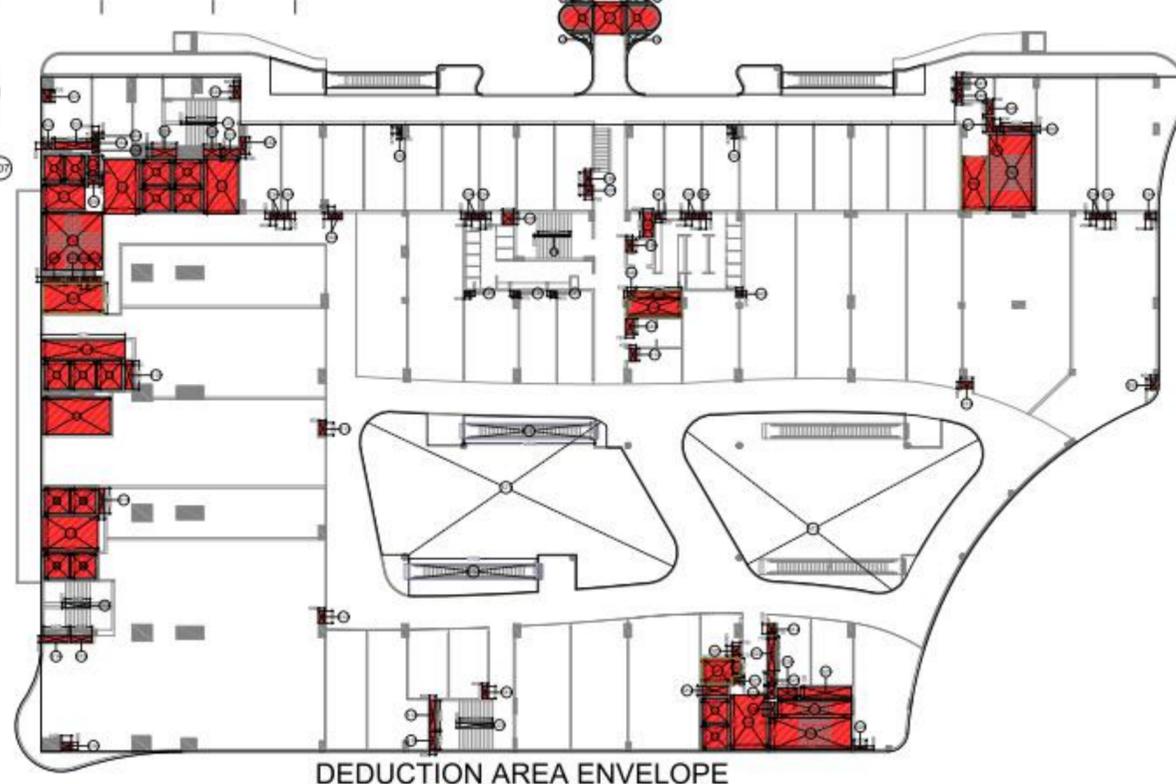
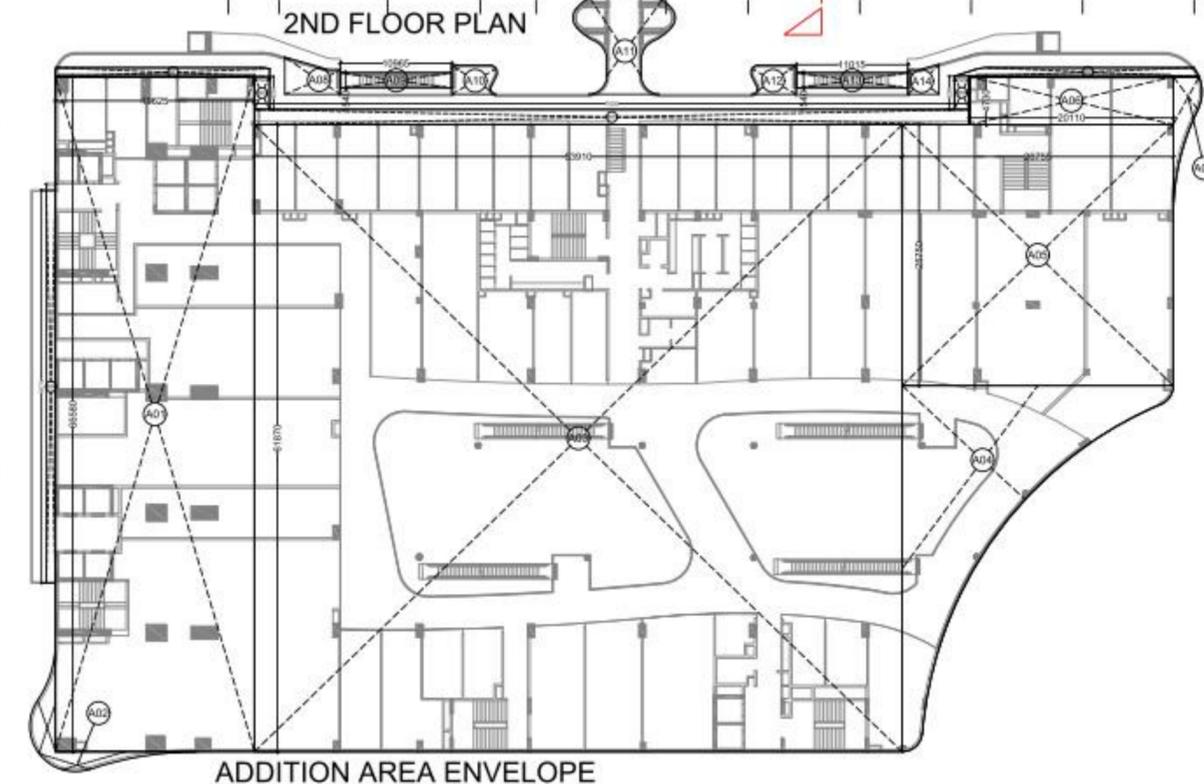
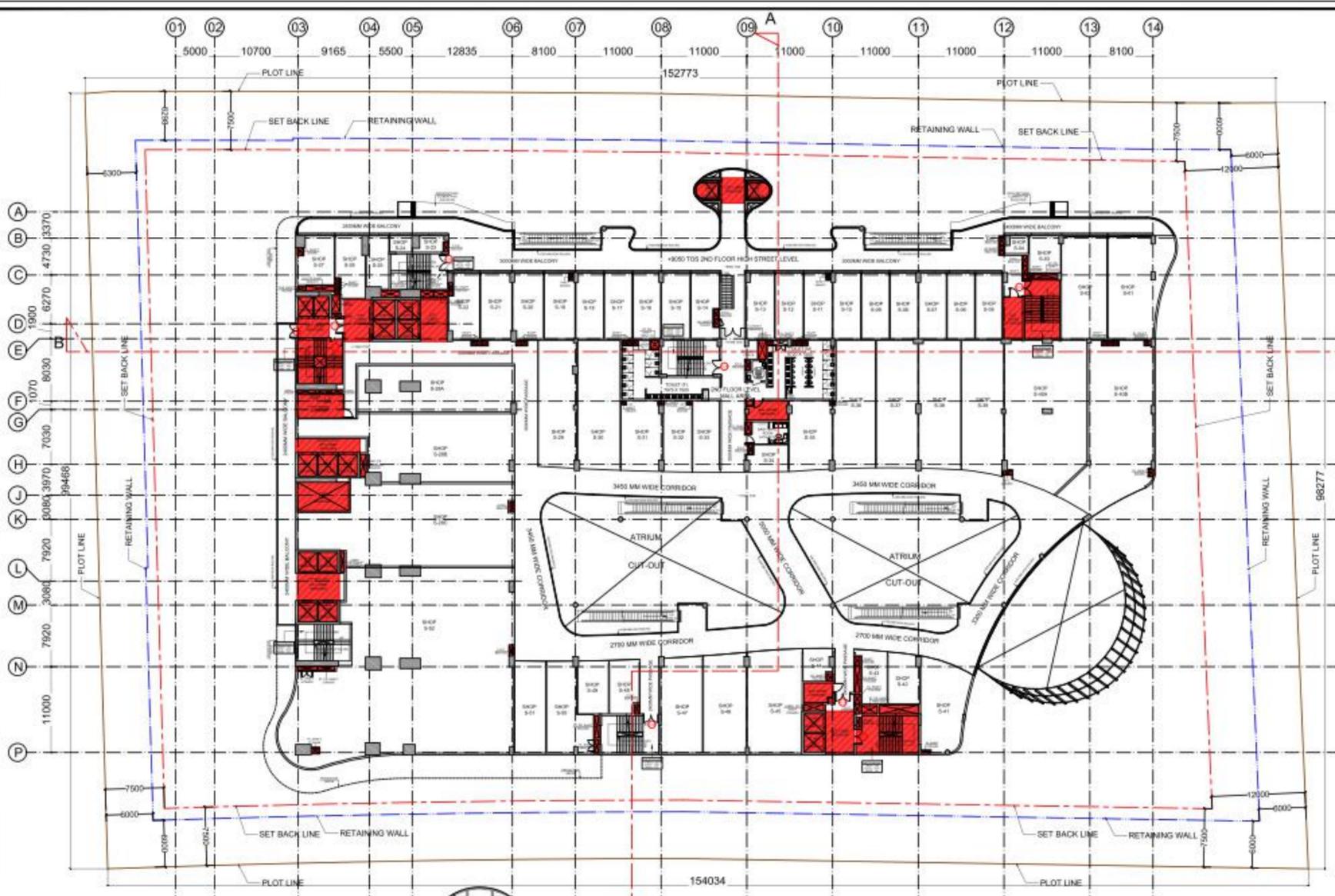
BASEMENT-01 FLOOR (NON F.A.R.)			
S.NO.	X	Y	NO. AREA
FIRE PUMP ROOM & LIFT SHAFT			
174	AS PER COMP. CALC.		1 50.000
175	AS PER COMP. CALC.		1 20.000
176	AS PER COMP. CALC.		1 10.000
177	AS PER COMP. CALC.		1 10.000
178	AS PER COMP. CALC.		1 10.000
179	AS PER COMP. CALC.		1 10.000
180	AS PER COMP. CALC.		1 10.000
TOTAL LIFT AREA			120.000

BASEMENT-01 FLOOR (NON F.A.R.)			
S.NO.	X	Y	NO. AREA
LIFT LOBBY			
181	AS PER COMP. CALC.		1 11.137
182	AS PER COMP. CALC.		1 11.137
183	AS PER COMP. CALC.		1 11.137
184	AS PER COMP. CALC.		1 11.137
185	AS PER COMP. CALC.		1 11.137
186	AS PER COMP. CALC.		1 11.137
TOTAL LIFT LOBBY AREA			66.801

BASEMENT-01 FLOOR (NON F.A.R.)			
S.NO.	X	Y	NO. AREA
SHAFT			
187	AS PER COMP. CALC.		1 0.540
188	AS PER COMP. CALC.		1 0.540
189	AS PER COMP. CALC.		1 0.540
190	AS PER COMP. CALC.		1 0.540
191	AS PER COMP. CALC.		1 0.540
192	AS PER COMP. CALC.		1 0.540
193	AS PER COMP. CALC.		1 0.540
194	AS PER COMP. CALC.		1 0.540
195	AS PER COMP. CALC.		1 0.540
196	AS PER COMP. CALC.		1 0.540
197	AS PER COMP. CALC.		1 0.540
198	AS PER COMP. CALC.		1 0.540
199	AS PER COMP. CALC.		1 0.540
200	AS PER COMP. CALC.		1 0.540
TOTAL SHAFT AREA			108.000

BASEMENT-01 FLOOR (NON F.A.R.)			
S.NO.	X	Y	NO. AREA
LIFT LOBBY			
201	AS PER COMP. CALC.		1 11.137
202	AS PER COMP. CALC.		1 11.137
203	AS PER COMP. CALC.		1 11.137
204	AS PER COMP. CALC.		1 11.137
205	AS PER COMP. CALC.		1 11.137
206	AS PER COMP. CALC.		1 11.137
207	AS PER COMP. CALC.		1 11.137
208	AS PER COMP. CALC.		1 11.137
209	AS PER COMP. CALC.		1 11.137
210	AS PER COMP. CALC.		1 11.137
211	AS PER COMP. CALC.		1 11.137
212	AS PER COMP. CALC.		1 11.137
213	AS PER COMP. CALC.		1 11.137
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216	AS PER COMP. CALC.		1 11.137
217	AS PER COMP. CALC.		1 11.137
218	AS PER COMP. CALC.		1 11.137
219	AS PER COMP. CALC.		1 11.137
220	AS PER COMP. CALC.		1 11.137
221	AS PER COMP. CALC.		1 11.137
222	AS PER COMP. CALC.		1 11.137
223	AS PER COMP. CALC.		1 11.137
224	AS PER COMP. CALC.		1 11.137
225	AS PER COMP. CALC.		1 11.137
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299	AS PER COMP. CALC.		1 11.137
300	AS PER COMP. CALC.		1 11.137
TOTAL LIFT LOBBY AREA			66.801

BASEMENT-01 FLOOR (NON F.A.R.)			
S.NO.	X	Y	NO. AREA
LIFT LOBBY			
301	AS PER COMP. CALC.		1 11.137
302	AS PER COMP. CALC.		1 11.137
303	AS PER COMP. CALC.		1 11.137
304	AS PER COMP. CALC.		1 11.137
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374	AS PER COMP. CALC.		1 11.137



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sudheer kumar
 Date: 2023.04.11
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 +05'30'

Digitally signed by
Rajesh Sharma
 Date: 2023.03.22
 15:15:17 +05'30'

Digitally signed by
ARVIND KUMAR TRIPATHI
 Date: 2023.03.21
 16:06:00 +05'30'

2ND FLOOR AREA CALCULATION :-
 TOTAL ADDITION AREA = 6581.110 Sqm.
 TOTAL DEDUCTION AREA = 1304.245 Sqm.
 BALCONY F.A.R. AREA = 189.759/4 = 47.439 Sqm.
 ESCALATOR AREA = 38.528 Sqm.
 F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R. AREA + ESCALATOR AREA
 F.A.R. AREA = 6581.110 - 1304.245 + 47.439 + 38.528 = **5362.832** Sqm.
 15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SERVICE AREA
 15% F.A.R. AREA = 134.780 + 109.997 + 104.269 + 67.772 + 52.152 = **468.970** Sqm.

SECOND FLOOR				
ADDITION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
A01	31.02	36.98	1	1328.433
A02	35.00	45.00	1	18.720
A03	45.00	45.00	1	1894.113
A04	45.00	45.00	1	1894.690
A05	35.70	35.70	1	688.399
A06	31.10	31.10	1	91.181
A07	40.00	40.00	1	1600.000
A08	45.00	45.00	1	1600.000
A09	35.95	1.540	1	15.685
A10	45.00	45.00	1	1600.000
A11	45.00	45.00	1	1600.000
A12	45.00	45.00	1	1600.000
A13	31.05	1.540	1	15.685
A14	45.00	45.00	1	1600.000
TOTAL ADDITION AREA				8881.833

SECOND FLOOR				
DEDUCTION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
D1	1.00	2.00	2	0.818
D2	2.00	2.00	2	31.000
D3	2.00	2.00	2	20.432
D4	0.00	0.00	1	20.432
D5	2.00	2.00	2	31.000
D6	2.00	2.00	2	20.432
D7	0.00	0.00	1	0.000
TOTAL DEDUCTION AREA				1304.245

SECOND FLOOR				
BALCONY F.A.R. AREA				
S.NO.	X	Y	NO.	AREA
B01	35.00	45.00	1	189.759
B02	45.00	45.00	1	189.759
B03	35.70	1.540	1	15.685
B04	45.00	45.00	1	189.759
B05	45.00	45.00	1	189.759
B06	35.95	1.540	1	15.685
TOTAL BALCONY F.A.R. AREA				189.759

SECOND FLOOR				
ESCALATOR AREA				
S.NO.	X	Y	NO.	AREA
E01	12.00	1.00	1	38.528
E02	12.00	1.00	1	38.528
TOTAL ESCALATOR AREA				38.528

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B,
 SECTOR-16B, GREATER NOIDA, G.B. NAGAR,
 (U.P.)

OWNER
 M/S CIVITECH BUILDCON PVT. LTD.
 65, SHRESTHA VIHAR, DELHI, 110092

ARCHITECT'S SEAL **OWNER'S SEAL**

AMIT KUMAR Digitally signed by
 Date: 2023.03.16
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SUBO DH GOEL Digitally signed by
 Date: 2023.03.16
 12:42:23
 +05'30'

ARCHITECT

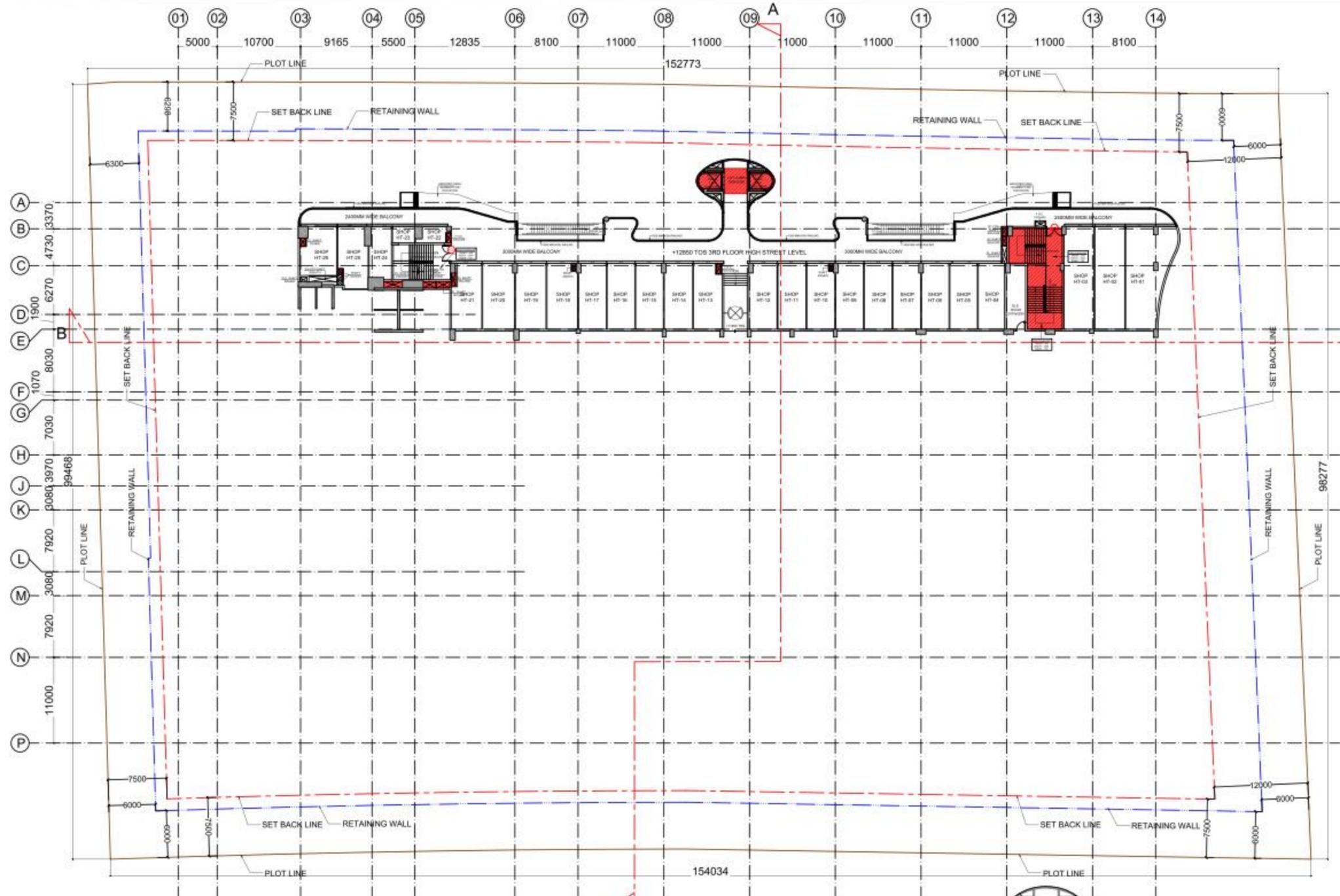
 architects interior designers & planners
 studio: 1st floor, B-46, sector-63, GREATER NOIDA - 201301,
 U.P.
 phone: 0120-4236253, email: arnigang@hotmail.com
 website: www.modarch.in

Drawing Title
 2ND FLOOR PLAN
 &
 AREA CALCULATIONS

Checked by **Date**
 Date: 2023.03.16
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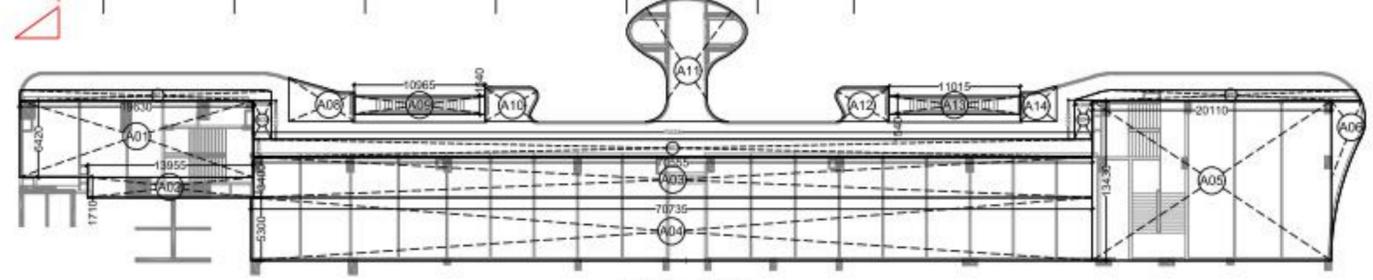
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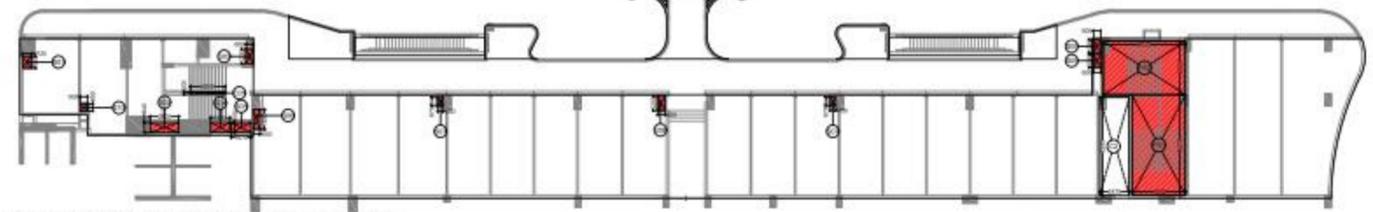


2ND-A FLOOR (HIGH STREET)

2ND-A FLOOR AREA CALCULATION :-
 TOTAL ADDITION AREA = 1196.093 Sqm.
 TOTAL DEDUCTION AREA = 129.745 Sqm.
 BALCONY F.A.R. AREA = 154.938/4 = 38.734 Sqm.
 F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R. AREA
 = 1196.093 - 129.745 + 38.734 = **1105.082 Sqm.**
 15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SERVICE AREA
 = 15.646 + 9.600 + 69.210 + 10.112 = **104.568 Sqm.**



ADDITION AREA ENVELOPE



DEDUCTION AREA ENVELOPE

ARVIND KUMAR TRIPATHI
 Digitally signed by ARVIND KUMAR TRIPATHI
 Date: 2023.03.21 16:11:06 +05'30'

Rajesh Sharma
 Digitally signed by Rajesh Sharma
 Date: 2023.03.22 15:19:10 +05'30'

sudheer kumar
 Digitally signed by sudheer kumar
 Date: 2023.04.11 08:08:50 +05'30'

- NOTES:-
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ.M.
 3. COLUMNS ARE ONLY INDICATIVE AND WILL BE AS PER RELEVANT STRUCTURAL DRAWINGS.
 4. ALL LIFT, ESCALATOR & MACHINE ROOM SHOULD BE AS PER STANDARD.
 5. ALL STAIRCASE DOORS ARE PROVIDED 2.00 M. WIDE.

2ND-A FLOOR ADDITION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
A01	39.630	6.420	1	125.025
A02	33.955	1.710	1	23.863
A03	70.555	3.400	1	239.897
A04	70.735	5.300	1	374.896
A05	20.130	13.430	1	270.077
A06	AS PER COMP. CALC.		1	36.985
A08	AS PER COMP. CALC.		1	36.040
A09	30.965	1.540	1	36.886
A10	AS PER COMP. CALC.		1	32.072
A11	AS PER COMP. CALC.		1	62.309
A12	AS PER COMP. CALC.		1	32.072
A13	31.035	1.540	1	36.963
A14	AS PER COMP. CALC.		1	8.018
TOTAL ADDITION AREA				1196.093

2ND-A FLOOR DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	AS PER COMP. CALC.		2	15.646
TOTAL LIFT SHAFT AREA				15.646
LIFT LOBBY				
L11	3.000	3.200	1	9.600
TOTAL LIFT LOBBY AREA				9.600
FIRE STAIR CASE				
FS1	4.500	8.470	1	38.115
FS2	6.930	4.500	1	31.095
TOTAL FIRE STAIRCASE AREA				69.210
SHAFT				
S01	0.720	0.940	1	0.706
S02	2.400	0.840	1	2.016
S03	0.500	1.200	1	0.720
S04	1.630	0.840	1	1.369
S05	1.670	0.840	1	1.409
S06	0.330	1.650	1	0.543
S07	0.450	0.670	2	0.603
S08	0.800	1.200	1	0.770
S09	0.500	1.050	2	1.058
S10	0.600	0.600	1	0.360
TOTAL SHAFT AREA				10.112
CUT-OUT AREA				
C1	2.900	0.200	1	0.580
C2	2.470	8.240	1	20.353
C3	AS PER COMP. CALC.		1	2.038
C4	AS PER COMP. CALC.		1	2.226
TOTAL CUT-OUT AREA				25.177
TOTAL DEDUCTION AREA				129.745

2ND-A FLOOR BALCONY F.A.R. AREA CALC.				
S.NO.	X	Y	NO.	AREA
B01	AS PER COMP. CALC.		1	38.972
B02	1.500	3.230	1	4.845
B03	70.555	1.500	1	105.833
B04	1.500	3.230	1	4.935
B05	AS PER COMP. CALC.		1	20.353
TOTAL BALCONY F.A.R. AREA				154.938

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P.)

OWNER
 M/S CIVITECH BUILDCON PVT. LTD. 65, SHRESTHA VIHAR, DELHI, 110092

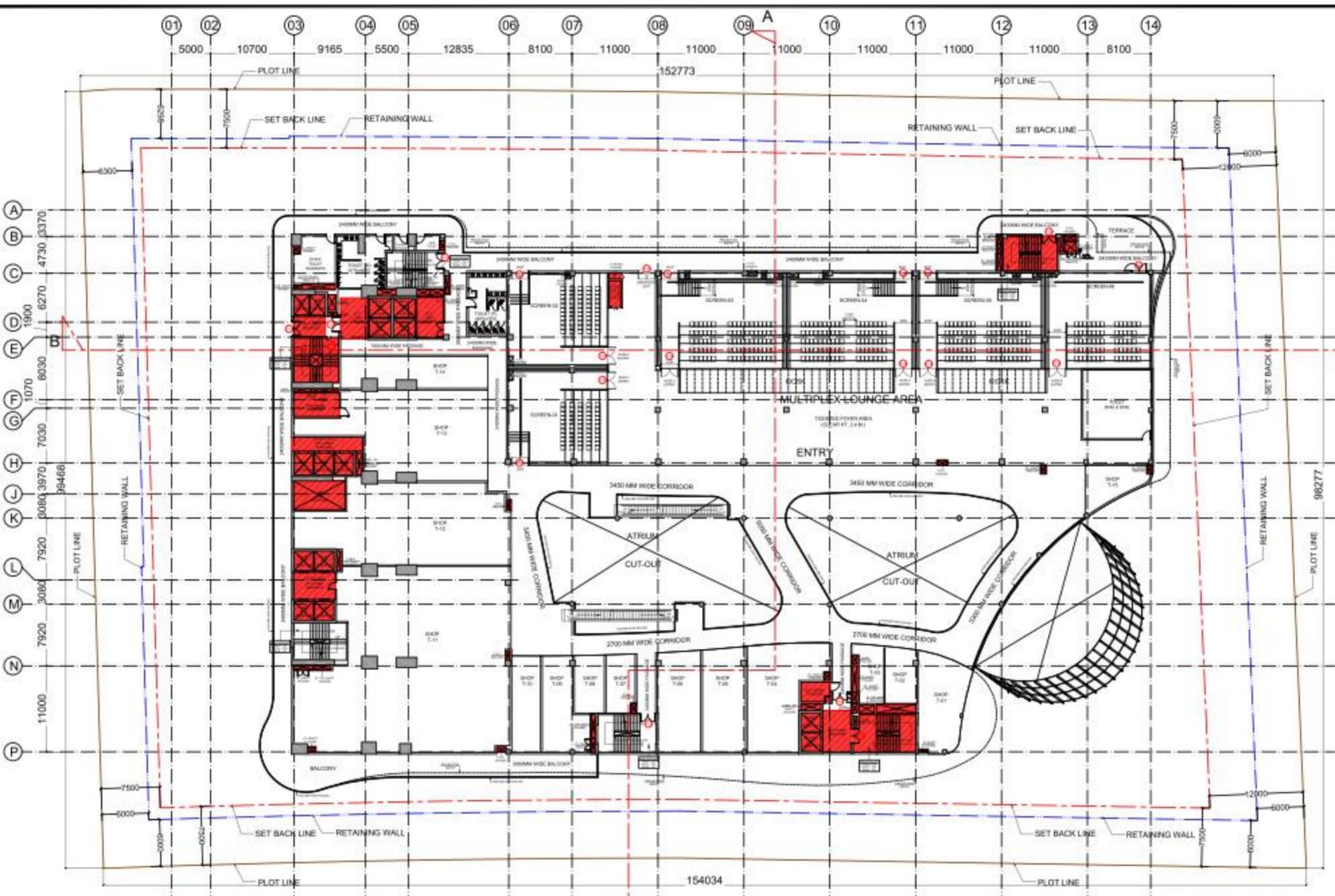
ARCHITECT'S SEAL
AMIT KUMAR
 Digitally signed by AMIT KUMAR
 Date: 2023.03.16 12:22:34 +05'30'

OWNER'S SEAL
SUBODH H GOEL
 Digitally signed by SUBODH H GOEL
 Date: 2023.03.16 12:43:21 +05'30'

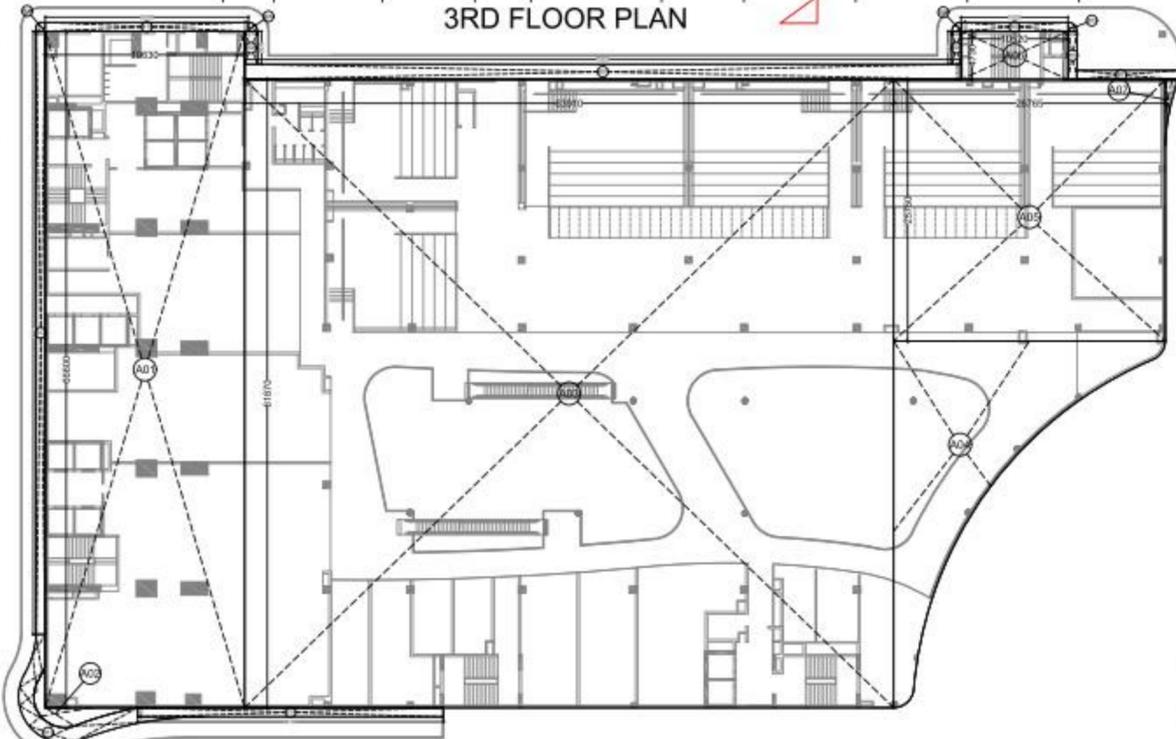
ARCHITECT
modarchindia
 architects interior designers & planners
 studio: 1st floor, B-69, sector-43, GREATER NOIDA -201304, U.P.
 phone: 0120-4206253, email: amitkumar@modarchindia.com
 website: www.modarchindia.com

Drawing Title
 2ND-A FLOOR PLAN & AREA CALCULATIONS

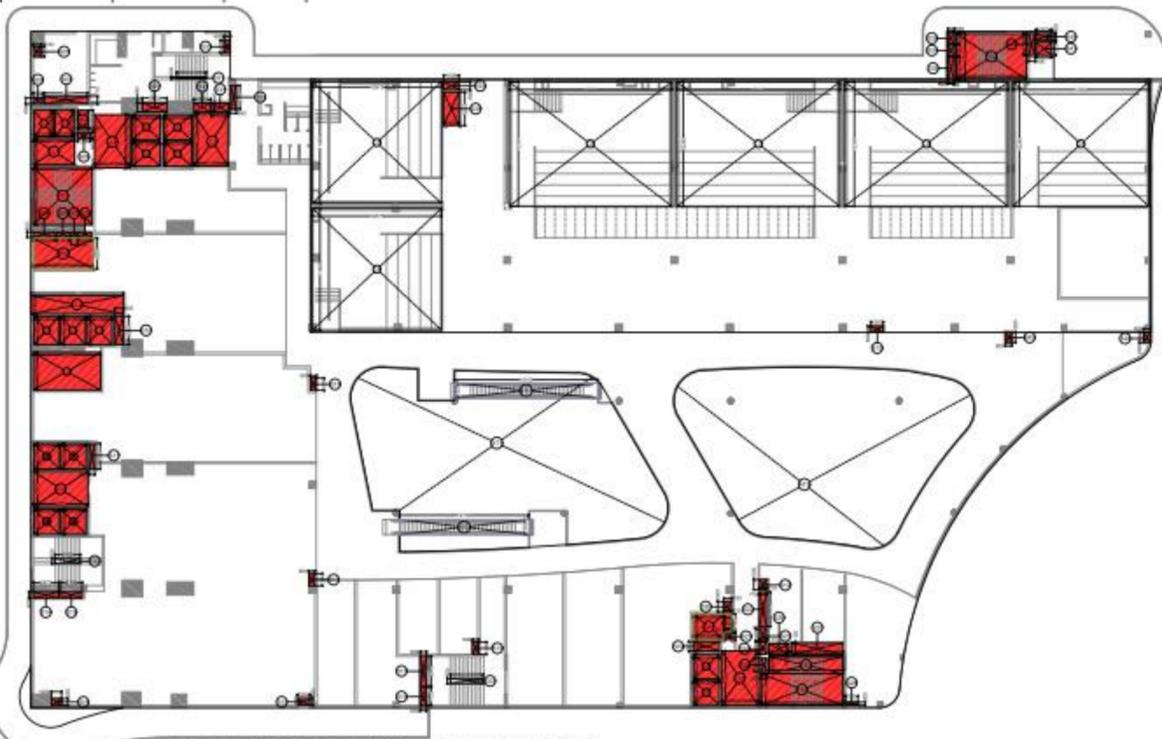
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 Drawn by: **LOGAN SHANKAR** Scale: 1:200
 Drawing No: **MI - CS - SANCTION** 09



3RD FLOOR PLAN



ADDITION AREA ENVELOPE



DEDUCTION AREA ENVELOPE

sudheer kumar
Digitally signed by sudheer kumar
Date: 2023.04.11 08:14:00 +05'30'

Rajesh Sharma
Digitally signed by Rajesh Sharma
Date: 2023.03.22 15:23:39 +05'30'

ARVIND KUMAR TRIPATHI
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Date: 2023.03.21 16:17:55 +05'30'

THIRD FLOOR AREA CALCULATION :-
 TOTAL ADDITION AREA = 6363.425 Sqm.
 TOTAL DEDUCTION AREA = 2308.305 Sqm.
 BALCONY F.A.R. AREA = 266.838/4 = 66.709 Sqm.
 ESCALATOR AREA = 40.334 Sqm.
 F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R. AREA + ESCALATOR AREA
 F.A.R. AREA = 6363.425 - 2308.305 + 66.709 + 40.334 = **4162.163** Sqm.
 15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SERVICE AREA
 15% F.A.R. AREA = 119.134 + 100.187 + 101.569 + 60.814 + 26.374 = **408.078** Sqm.

THIRD FLOOR ADDITION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
A01	28.662	46.690	1	1307.338
A02	28.662	46.690	1	13.023
A03	63.910	61.870	1	3954.112
A04	26.700	25.790	1	689.198
A05	31.526	4.730	1	43.769
A07	25.550	7.420	1	3.987
TOTAL ADDITION AREA = 6363.425				

THIRD FLOOR BALCONY F.A.R. AREA CALC.				
S.NO.	X	Y	NO.	AREA
B01	0.900	4.730	1	0.100
B02	0.900	4.730	1	0.100
B03	10.530	0.390	1	0.266
B04	0.900	3.230	1	0.200
B07	10.555	1.500	1	108.833
B08	1.270	3.230	1	0.100
B09	1.270	3.230	1	0.100
B10	20.000	0.390	1	28.900
B11	0.900	18.375	1	53.438
B12	0.900	18.375	1	29.946
B14	30.135	0.900	1	27.122
TOTAL BALCONY F.A.R. AREA = 266.838				

THIRD FLOOR ESCALATOR AREA				
S.NO.	X	Y	NO.	AREA
E01	18.000	1.905	1	21.221
E02	12.700	1.905	1	21.114
TOTAL ESCALATOR AREA = 40.334				

3RD FLOOR LIFT SHAFT				
S.NO.	X	Y	NO.	AREA
L11	7.925	2.520	2	0.818
L12	2.785	2.485	4	27.087
L13	2.454	2.900	3	30.423
L14	4.625	1.895	3	24.403
L15	2.485	2.500	4	24.955
L16	2.550	7.420	2	12.342
TOTAL LIFT SHAFT AREA = 119.134				

THIRD FLOOR FIRE STAIR CASE				
S.NO.	X	Y	NO.	AREA
F01	1.610	5.790	3	33.263
F02	6.930	4.240	1	31.093
F03	7.340	1.640	1	12.281
F04	8.810	3.120	1	25.128
TOTAL FIRE STAIRCASE AREA = 301.969				

THIRD FLOOR SERVICE AREA				
S.NO.	X	Y	NO.	AREA
S01	0.720	0.940	1	0.706
S02	0.940	0.940	1	0.882
S03	4.200	0.715	2	2.900
S04	2.885	1.995	2	2.116
S05	3.220	0.800	1	0.720
S06	2.120	0.500	1	1.050
S07	1.150	0.500	1	0.575
S08	0.620	0.700	1	0.700
S09	1.300	0.700	1	0.630
S10	0.625	2.800	2	2.254
S11	0.540	2.500	2	1.350
S12	0.715	1.880	2	0.715
S13	2.220	0.600	1	2.603
S14	2.410	0.600	1	1.442
S15	2.120	0.900	2	1.280
S16	2.850	0.825	2	0.825
S17	0.820	2.848	1	1.707
S18	0.820	1.720	1	1.852
S19	2.550	0.900	2	2.295
S20	0.750	1.880	2	0.715
S21	0.420	0.600	1	0.390
S22	0.780	3.365	1	2.389
S23	0.715	1.200	2	0.838
S24	0.715	1.200	2	0.838
S25	0.525	1.780	1	0.672
S26	3.980	1.950	2	2.879
S27	3.120	1.120	2	3.712
S28	2.220	0.800	0.268	
S29	2.450	0.800	2	2.016
S30	1.650	0.800	1	1.184
S31	1.640	0.800	1	1.405
S32	0.550	2.700	1	1.705
S33	0.620	1.700	1	0.700
S34	1.500	0.800	1	1.300
S35	1.520	2.750	1	4.490
S36	0.620	2.700	1	1.120
S37	0.620	1.990	2	0.624
S38	0.620	1.995	1	0.647
S39	0.620	2.100	1	1.280
S40	1.500	0.800	1	0.900
S41	1.500	1.210	1	1.905
S42	0.620	1.900	2	1.300
TOTAL SERVICE AREA = 36.374				

THIRD FLOOR CUT-OUT AREA				
S.NO.	X	Y	NO.	AREA
C1	2.950	0.800	1	0.380
C2	2.454	0.900	1	1.720
C3	3.730	0.900	1	1.400
C4	12.075	11.947	1	854.956
C5	12.675	11.965	1	853.846
C6	15.780	12.240	1	895.718
C7	16.045	12.240	1	896.851
C8	16.045	12.240	1	896.851
C9	13.360	12.240	1	863.526
TOTAL CUT-OUT AREA = 2308.740				

THIRD FLOOR ATRIUM AREA				
S.NO.	X	Y	NO.	AREA
A11	60.620	12.420	2	410.196
A12	AS PER COMP. CALC.		1	362.285
TOTAL ATRIUM AREA = 772.481				

TOTAL DEDUCTION AREA				
S.NO.	X	Y	NO.	AREA
TOTAL DEDUCTION AREA = 2308.305				

PROJECT
PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P.)

OWNER
M/S CIVITECH BUILDCON PVT. LTD.
65, SHRESTHA VIHAR, DELHI, 110092

ARCHITECT'S SEAL **OWNER'S SEAL**

AMIT KUMAR Digitally signed by AMIT KUMAR
Date: 2023.03.16 12:23:41 +05'30'

SUBODH H GOEL Digitally signed by SUBODH H GOEL
Date: 2023.03.16 12:44:22 +05'30'

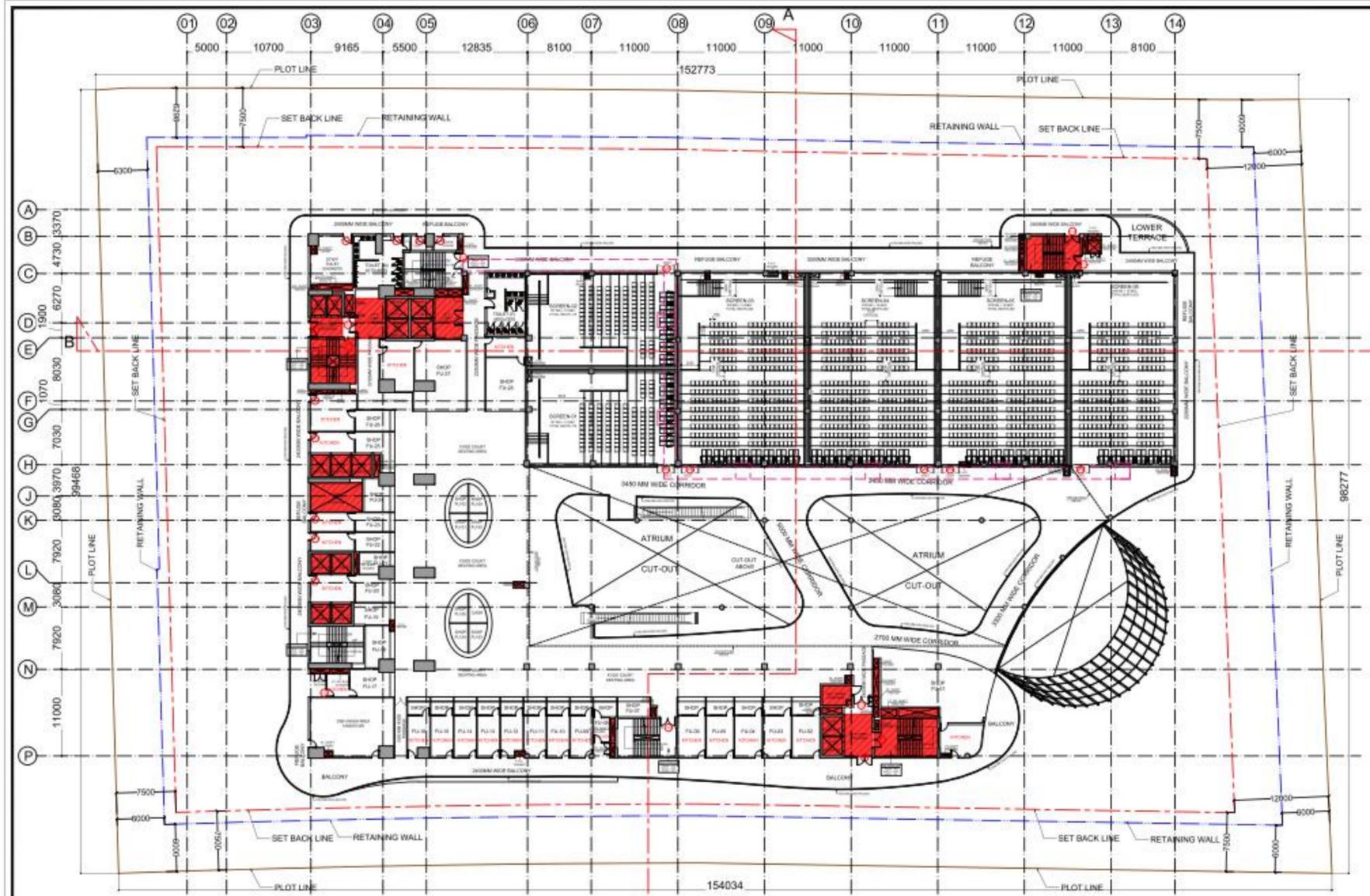
ARCHITECT
modarchindia
architects interior designers & planners
studio: 1st floor, B-60, sector-63, GREATER NOIDA - 201301, U.P.
phone: 0120-4292523, email: amitganga@hotmail.com
website: www.modarch.in

Drawing Title
3RD FLOOR PLAN & AREA CALCULATIONS

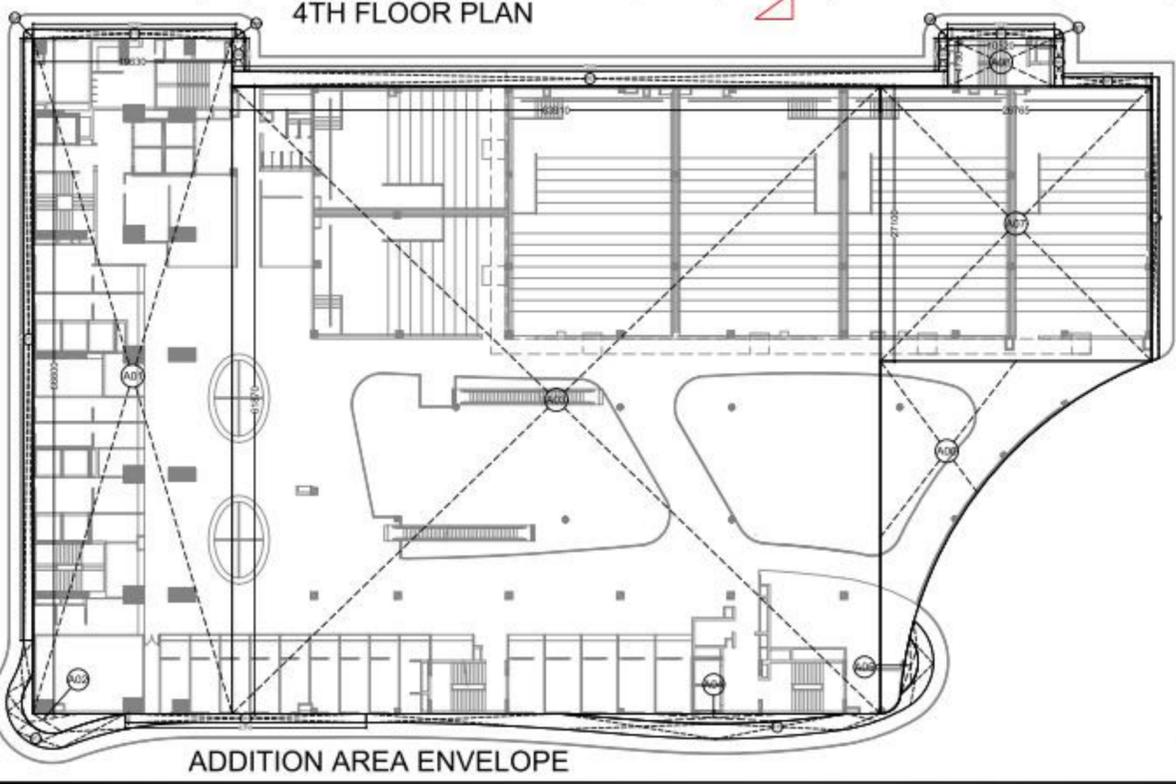
Checked by **Date**

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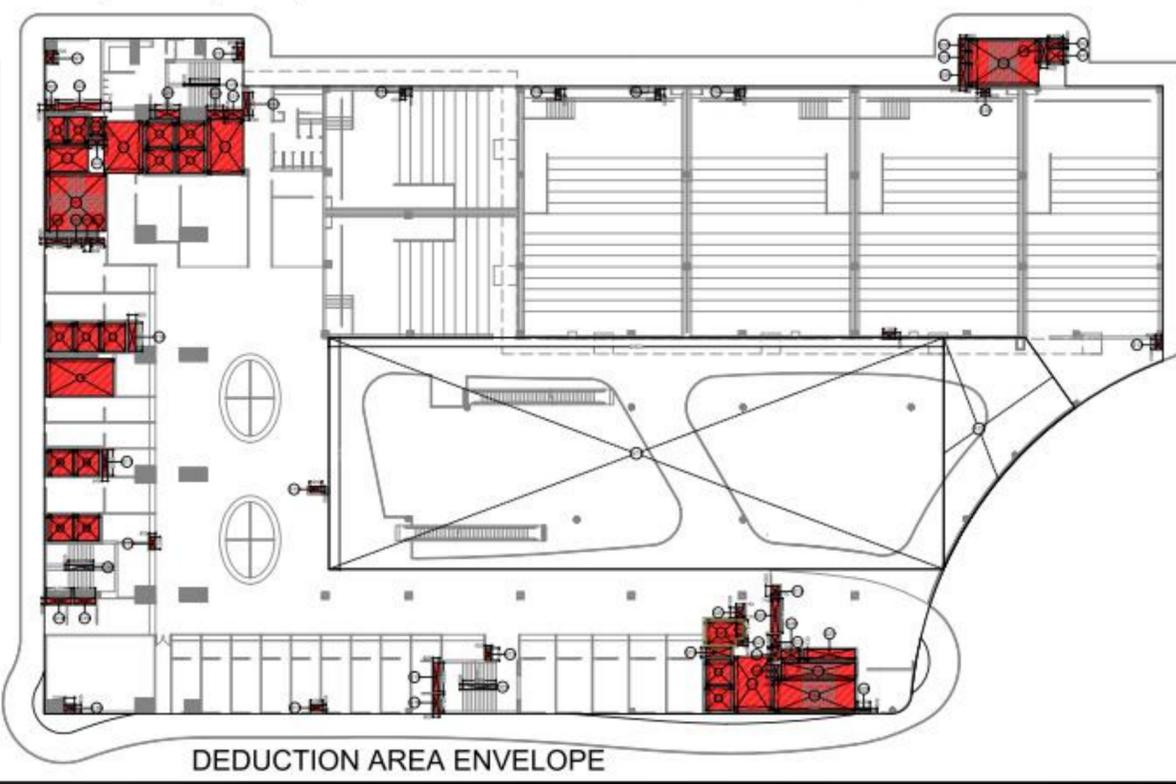
Drawing No: MI - CS - SANCTION **10**



4TH FLOOR PLAN



ADDITION AREA ENVELOPE



DEDUCTION AREA ENVELOPE

sudheer kumar
Digitally signed by sudheer kumar
Date: 2023.04.11
08:19:21
+05'30'

ARVIND KUMAR TRIPATHI
Digitally signed by ARVIND KUMAR TRIPATHI
Date: 2023.03.21
16:22:57 +05'30'

FOURTH FLOOR AREA CALCULATION :-
 TOTAL ADDITION AREA = 6383.395 Sqm.
 TOTAL DEDUCTION AREA = 1897.070 Sqm.
 BALCONY F.A.R. AREA = 360.183/4 = 90.045 Sqm.
 F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R. AREA
 F.A.R. AREA = 6383.395 - 1897.070 + 90.045 = **4576.370** Sqm.
 15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SERVICE AREA
 15% F.A.R. AREA = 119.134 + 68.444 + 101.569 + 55.802 + 8.659 = **353.608** Sqm.

Rajesh Sharma
Digitally signed by Rajesh Sharma
Date: 2023.03.22
15:27:44 +05'30'

FOURTH FLOOR ADDITION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
A01	70.630	66.600	1	1307.968
A02	AS PER COMP. CALC.			13.929
A03	63.920	61.870	1	3954.112
A04	AS PER COMP. CALC.			17.544
A05	AS PER COMP. CALC.			5.152
A06	AS PER COMP. CALC.			330.215
A07	26.765	27.100	1	725.332
A08	10.520	4.730	1	49.760
TOTAL ADDITION AREA				6383.395

FOURTH FLOOR BALCONY F.A.R. AREA CALC.				
S.NO.	X	Y	NO.	AREA
B01	8.695	0.900	1	7.826
B02	0.900	4.790	1	4.257
B03	AS PER COMP. CALC.			0.635
B04	10.520	0.900	1	9.468
B05	AS PER COMP. CALC.			0.636
B06	0.900	3.230	1	2.907
B07	70.555	1.500	1	105.833
B08	1.270	3.230	1	4.102
B09	AS PER COMP. CALC.			0.636
B10	20.000	0.900	1	18.000
B11	AS PER COMP. CALC.			0.756
B12	0.900	59.375	1	53.438
B13	AS PER COMP. CALC.			28.946
B14	23.740	0.900	1	21.366
B15	AS PER COMP. CALC.			80.849
B16	AS PER COMP. CALC.			39.529
TOTAL BALCONY F.A.R. AREA				360.183

FOURTH FLOOR DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	1.925	2.580	2	9.828
L2	2.765	2.850	4	27.097
L3	2.455	2.850	3	20.622
L4	6.605	3.695	1	24.455
L5	2.095	2.500	4	24.870
L6	2.550	2.420	2	12.342
TOTAL LIFT SHAFT AREA				189.184
LIFT LOBBY				
L11	4.070	2.540	1	10.338
L12	3.890	5.095	1	19.514
L13	3.600	5.360	1	19.296
L14	3.600	5.360	1	19.296
TOTAL LIFT LOBBY AREA				68.444
FIRE STAIRCASE				
F51	5.800	5.700	1	33.060
F52	6.900	4.500	1	31.050
F53	7.310	1.080	1	12.781
F54	8.070	8.120	1	25.178
TOTAL FIRE STAIRCASE AREA				102.069
SHAFT				
S01	0.720	0.980	1	0.705
S02	0.900	0.600	1	0.540
S03	4.200	0.715	1	3.003
S04	1.095	1.950	1	2.136
S05	1.200	0.600	1	0.720
S06	2.100	0.500	1	1.050
S07	1.150	0.500	1	0.575
S08	0.600	0.500	1	0.300
S09	1.900	0.500	1	0.950
S10	0.885	2.800	1	2.254
S11	0.500	2.500	1	1.250
S12	0.715	1.000	1	0.715
S13	1.200	0.600	6	4.320
S14	2.470	0.600	1	1.482
S15	2.100	0.600	1	1.260
S16	1.000	0.650	1	0.650
S17	0.600	2.845	1	1.707
S18	0.600	1.700	1	1.020
S19	2.550	0.600	1	2.250
S20	0.750	1.000	1	0.750
S21	0.600	0.600	1	0.360
S22	0.710	3.385	1	2.389
S23	0.715	1.200	1	0.858
S24	0.715	1.200	1	0.858
S25	0.525	1.280	1	0.672
S26	1.890	1.050	1	2.079
S27	5.100	1.120	1	5.712
S28	1.225	0.200	1	0.245
S29	2.400	0.840	1	2.016
S30	1.690	0.840	1	1.360
S31	1.670	0.840	1	1.404
S32	0.520	2.300	1	1.260
S33	0.600	1.200	1	0.720
S34	0.450	0.670	4	1.206
S35	0.800	0.440	1	0.352
S36	0.600	2.200	1	1.320
S37	0.600	1.090	1	0.654
S38	0.600	1.095	1	0.657
S39	0.600	2.100	1	1.260
S40	1.500	0.600	1	0.900
S41	1.500	1.270	1	1.905
TOTAL SHAFT AREA				55.802
SERVICE AREA				
SA1	3.035	2.500	1	7.588
SA2	0.690	1.785	1	1.071
TOTAL SERVICE AREA				8.659
CUT-OUT AREA				
C1	2.900	0.200	1	0.580
C2	2.455	0.500	1	1.228
C3	1.700	0.500	1	0.850
TOTAL CUT-OUT AREA				3.008
ATRIUM AREA				
A11	60.620	22.820	1	1383.246
A12	AS PER COMP. CALC.			156.707
TOTAL ATRIUM AREA				1540.053
TOTAL DEDUCTION AREA				1897.070

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P.)

OWNER
 M IS CVITECH BUILDCON PVT. LTD. 65, SHRESTHA VIHAR, DELHI, 110092

ARCHITECTS SEAL
 AMIT KUMAR Digitally signed by AMIT KUMAR Date: 2023.03.16 12:24:20 +05'30'

OWNERS SEAL
 SUBO DH GOEL Digitally signed by SUBODH GOEL Date: 2023.03.16 12:43:25 +05'30'

ARCHITECT
modarchindia
 architects interior designers & planners
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 phone: 0128-4208253, email: amitaggaral@hotmail.com website: www.modarch.in

Drawing Title
 4TH FLOOR PLAN & AREA CALCULATIONS

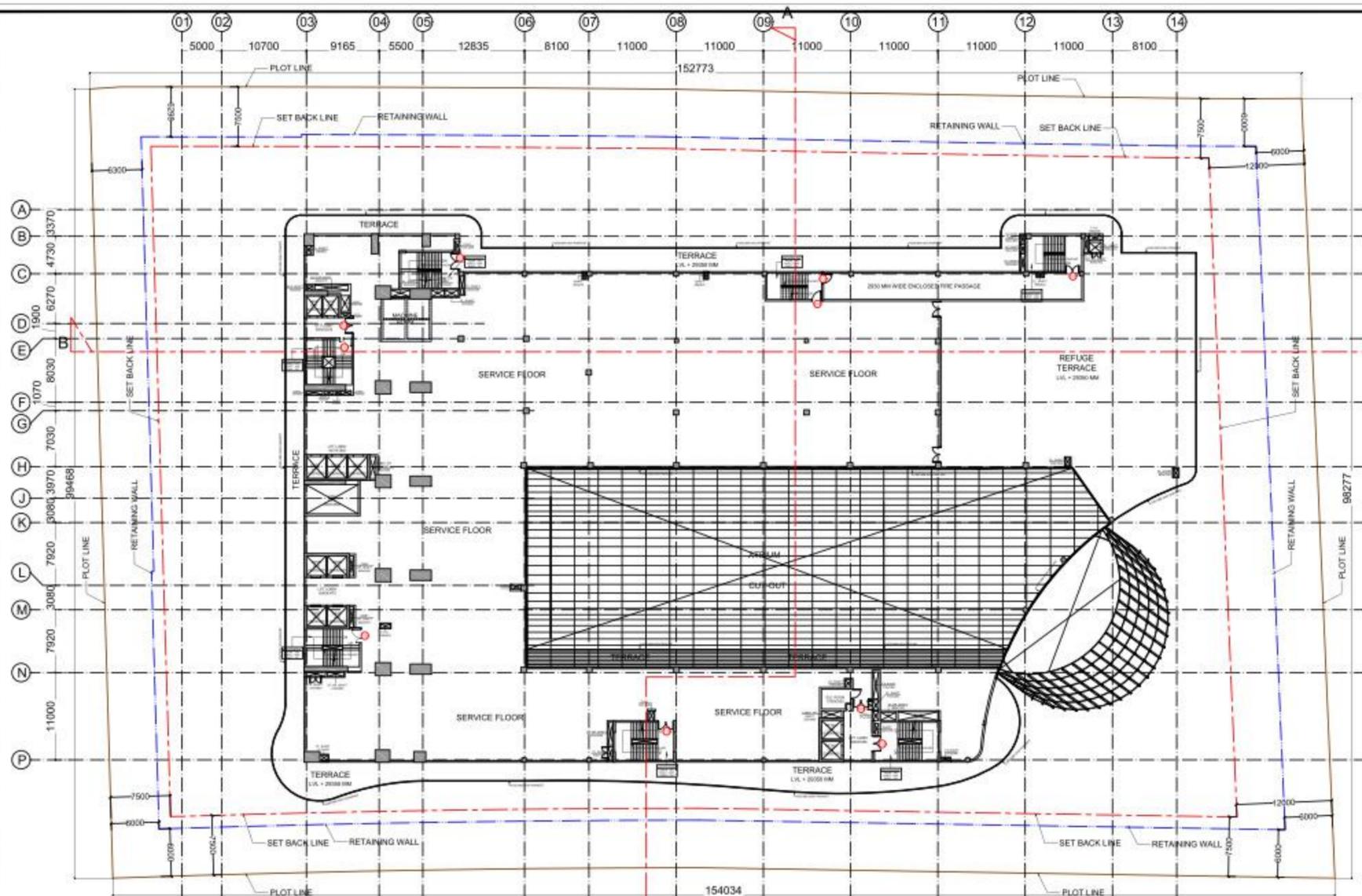
Checked By
 MANISH TRIPATHI

Drawn By
 LOREESH SHARMA

Scale
 1:300

Drawing No.
 MI - CS - SANCTION

11



5TH FLOOR ADDITION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
O1	19.630	66.600	1	1307.358
O2	8.445	61.870	1	522.492
O3	52.225	24.800	1	1295.190
O4	9.885	3.780	1	37.168
O5	8.075	5.930	1	47.885
O6	10.520	2.560	1	26.931
O7	55.465	12.000	1	665.580
OB	AS PER COMP. CALC.		1	32.086
TOTAL ADDITION AREA				3934.680

5TH FLOOR DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
UFT SHAFT				
L1	1.925	2.550	2	9.818
L3	2.455	2.800	3	20.622
L4	6.605	3.695	1	24.405
L5	2.485	2.500	4	24.850
L6	2.550	2.420	2	12.342
TOTAL UFT SHAFT AREA				92.037
SHAFT				
S01	0.720	0.980	1	0.706
S02	0.900	0.600	1	0.540
S03	4.200	0.715	1	3.003
S04	1.085	1.950	1	2.116
S05	1.200	0.600	1	0.720
S06	2.100	0.500	1	1.050
S07	1.150	0.500	1	0.575
S08	0.600	0.500	1	0.300
S09	1.300	0.500	1	0.650
S10	0.805	2.800	1	2.254
S11	0.540	2.500	1	1.350
S12	0.540	2.565	1	1.385
S13	1.200	0.600	3	2.160
S14	2.470	0.600	1	1.482
S15	2.100	0.600	1	1.260
S16	1.000	0.655	1	0.655
S17	0.600	2.845	1	1.707
S18	0.600	1.720	1	1.032
S19	2.550	0.900	1	2.295
S20	0.750	1.000	1	0.750
S21	0.600	0.600	1	0.360
S22	0.710	3.365	1	2.389
S23	0.715	1.200	1	0.858
S24	0.715	1.200	1	0.858
S25	0.525	1.280	1	0.672
S26	1.980	1.050	1	2.079
S27	5.100	1.120	1	5.712
S28	1.225	0.300	1	0.368
S29	2.400	0.840	1	2.016
S30	1.630	0.840	1	1.369
S31	1.670	0.840	1	1.403
S32	0.550	2.300	1	1.265
S33	0.600	1.200	1	0.720
S34	0.450	0.670	2	0.603
S35	0.800	0.440	1	0.352
S36	0.600	2.200	1	1.320
S37	0.600	1.090	1	0.654
S38	0.600	1.095	1	0.657
S39	0.600	2.100	1	1.260
S40	1.500	0.600	1	0.900
S41	1.500	1.270	1	1.905
TOTAL SHAFT AREA				53.709
CUT-OUT AREA				
CD1	2.900	0.200	1	0.580
CD2	1.500	1.400	1	2.100
CD3	2.455	0.500	1	1.228
CD4	3.200	0.500	1	1.600
CD5	2.900	0.500	1	1.450
CD6	3.200	0.200	1	0.640
CD7	2.600	0.200	1	0.520
TOTAL CUT-OUT AREA				8.118
TOTAL DEDUCTION AREA				153.864

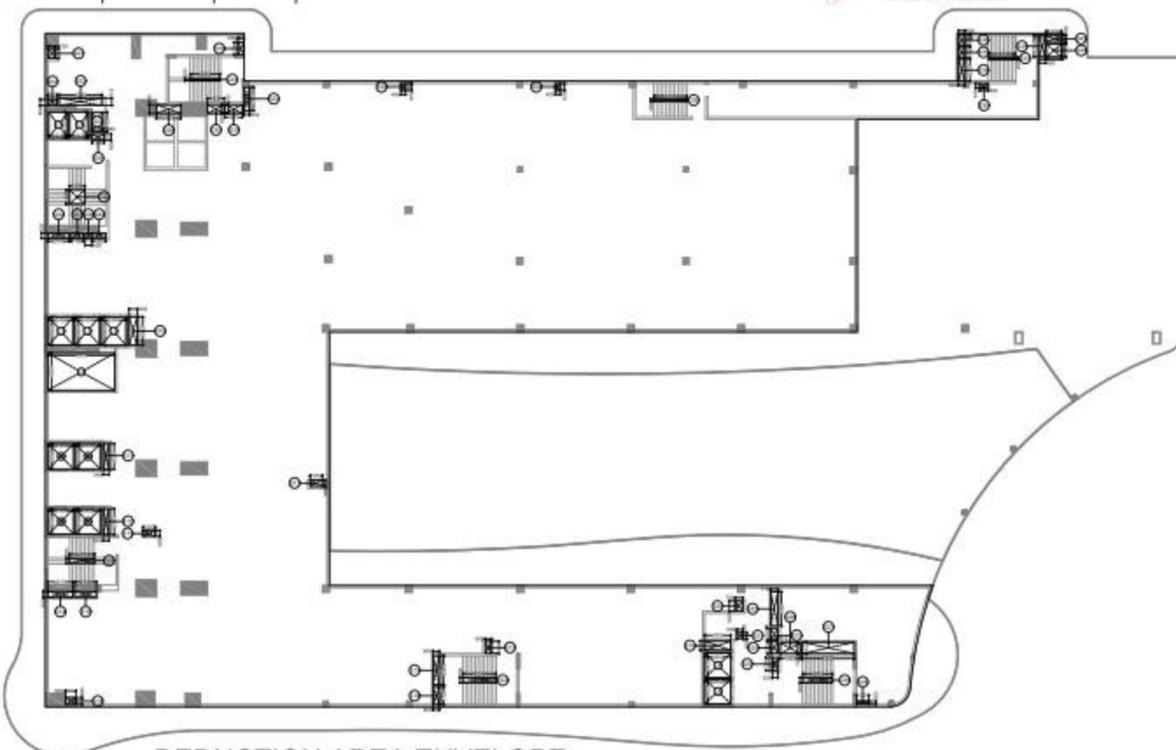
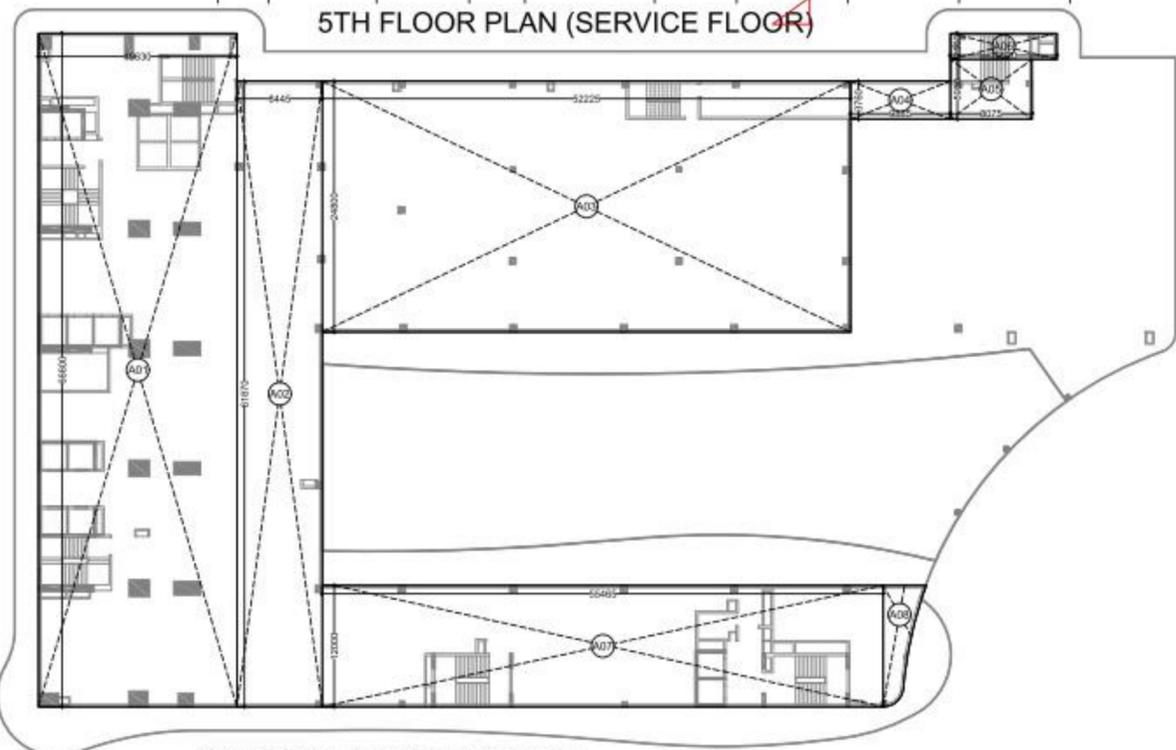
sudheer kumar
Digitally signed by sudheer kumar
Date: 2023.04.11 08:24:38 +05'30'

ARVIND KUMAR TRIPATHI
Digitally signed by ARVIND KUMAR TRIPATHI
Date: 2023.03.21 16:32:25 +05'30'

5TH SERVICE FLOOR NON F.A.R. AREA CALCULATION :-
TOTAL ADDITION AREA = 3934.680 Sqm.
TOTAL DEDUCTION AREA = 153.864 Sqm.
NON F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
= 3934.680 - 153.864 = **3780.816 Sqm.**

Rajesh Sharma
Digitally signed by Rajesh Sharma
Date: 2023.03.22 15:32:00 +05'30'

5TH FLOOR PLAN (SERVICE FLOOR)



ADDITION AREA ENVELOPE

DEDUCTION AREA ENVELOPE

PROJECT
PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P.)

OWNER
M/S CIVITECH BUILDCON PVT. LTD., 65, SHRESTHA VIHAR, DELHI, 110092

ARCHITECT'S SEAL **OWNER'S SEAL**

AMIT KUMAR Digitally signed by AMIT KUMAR Date: 2023.03.16 12:24:58 +05'30'

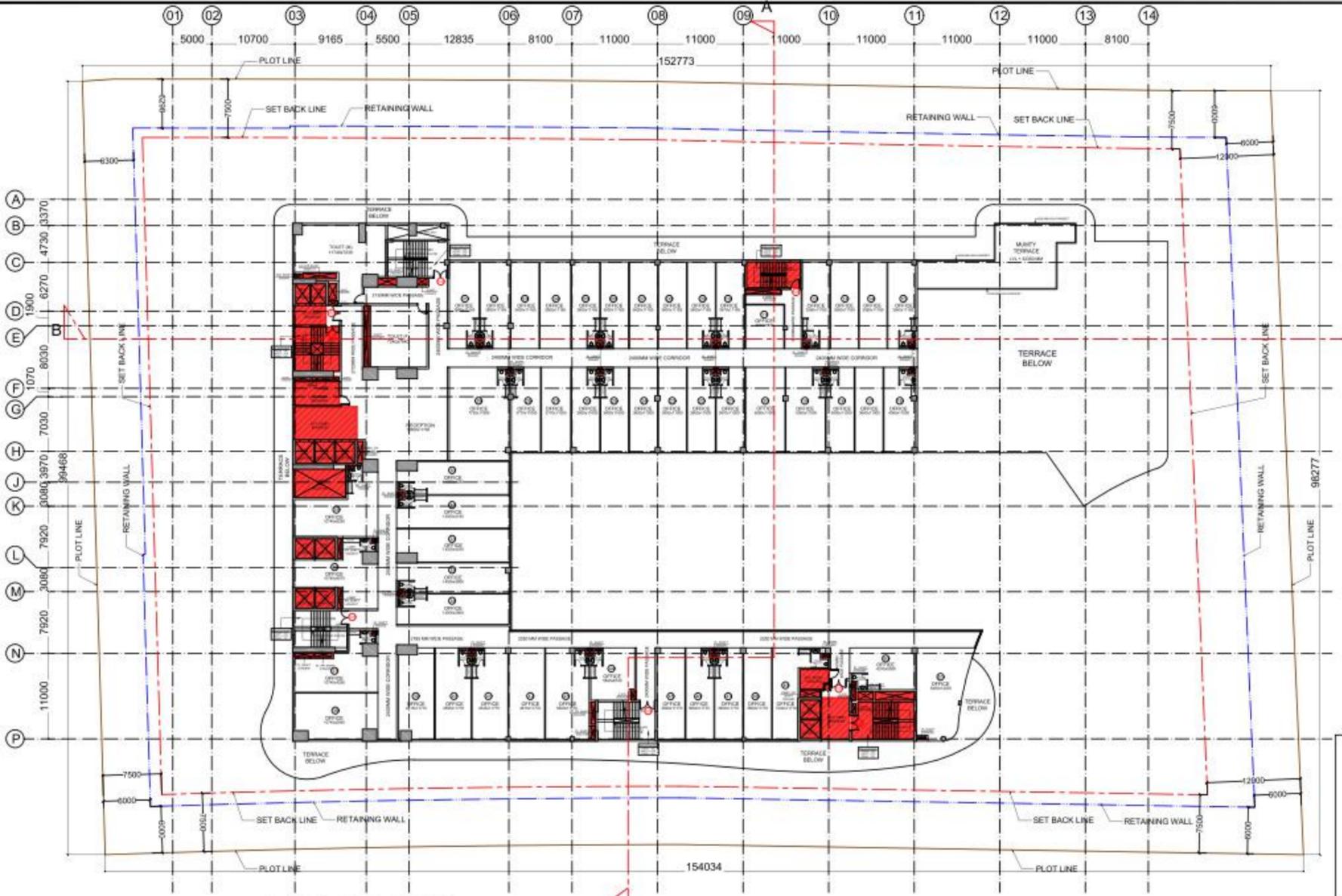
SUBODH GOEL Digitally signed by SUBODH GOEL Date: 2023.03.16 12:46:26 +05'30'

ARCHITECT
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architects interior designers & planners
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phone: 0120 4256653, email: anilgargal@gmail.com
website: www.modarch.in

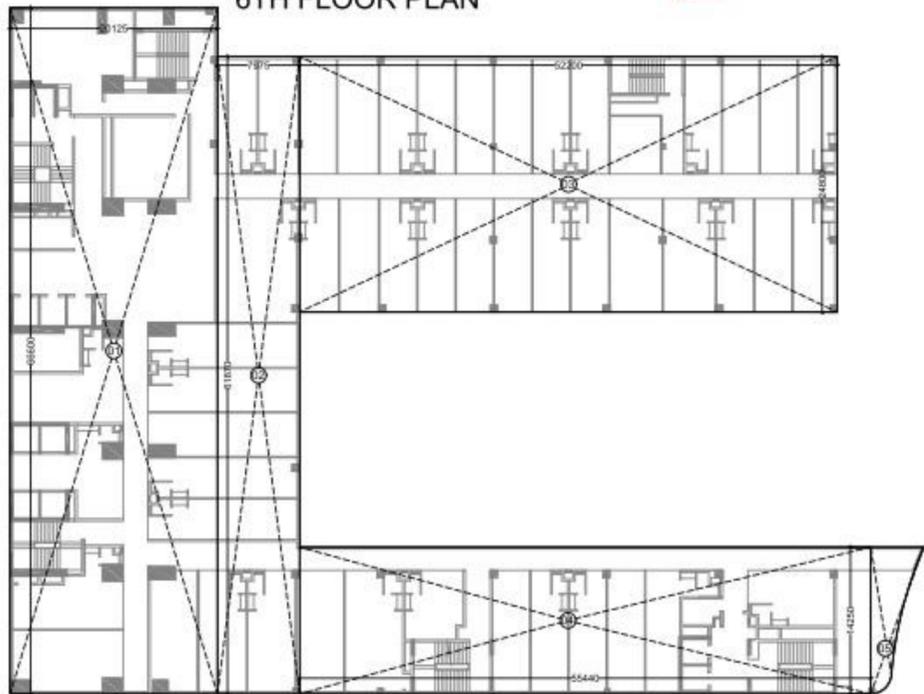
Drawing Title
5TH FLOOR PLAN & AREA CALCULATIONS

North

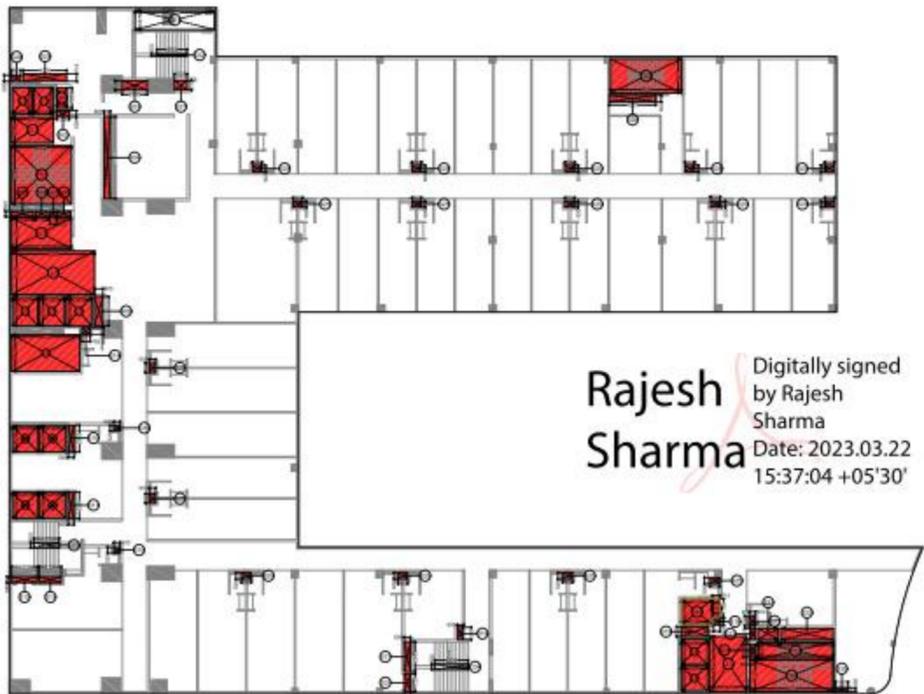
Checked by: **MAHESH MOHAN** Date: _____
Drawn by: **LUDESH SHARMA** Scale: 1:200
Drawing No: **MI - CS - SANCTION** 12



6TH FLOOR PLAN



ADDITION AREA ENVELOPE



DEDUCTION AREA ENVELOPE

6TH FLOOR ADDITION AREA ENVELOPE					
S.NO.	X	Y	NO.	AREA	
O1	20.125	66.600	1	1340.325	
O2	7.975	61.870	1	493.413	
O3	52.200	24.800	1	1294.560	
O4	55.440	14.250	1	790.020	
O5	AS PER COMP. CALC.			1	42.632
TOTAL ADDITION AREA				3960.950	

Digitally signed by **sudheer kumar**
 Date: 2023.04.11
 08:29:57 +05'30'

Digitally signed by **ARVIND KUMAR TRIPATHI**
 Date: 2023.03.21
 16:34:48 +05'30'

6TH FLOOR AREA CALCULATION :-
 TOTAL ADDITION AREA = 3960.950 Sqm.
 TOTAL DEDUCTION AREA = 345.338 Sqm.
 F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 F.A.R. AREA = 3960.950 - 345.338 = **3615.612** Sqm.
 15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SERVICE AREA
 = 91.410 + 80.960 + 93.289 + 52.978 + 8.864 = **327.501** Sqm.

6TH FLOOR DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	1.925	2.550	2	9.818
L3	2.455	2.800	3	20.622
L4	6.605	3.600	1	23.778
L5	2.485	2.500	4	24.850
L6	2.550	2.420	2	12.342
TOTAL LIFT SHAFT AREA				91.410
LIFT LOBBY				
LL1	4.070	2.540	1	10.338
LL2	5.790	3.005	1	17.399
LL3	8.040	4.220	1	33.929
LL4	3.600	5.360	1	19.295
TOTAL LIFT LOBBY AREA				80.962
FIRE STAIR CASE				
FS1	5.800	5.700	1	33.060
FS2	6.900	3.300	1	22.770
FS3	7.310	1.640	1	12.281
FS4	8.070	3.120	1	25.178
TOTAL FIRE STAIRCASE AREA				93.289
SHAFT				
S01	0.970	1.950	1	1.892
S02	1.200	0.600	1	0.720
S03	2.400	0.910	1	2.184
S04	0.600	7.940	1	4.764
S05	2.100	0.500	1	1.050
S06	1.150	0.500	1	0.575
S07	0.600	0.500	1	0.300
S08	1.300	0.500	1	0.650
S09	0.805	2.800	1	2.254
S10	0.540	2.565	1	1.385
S11	0.540	2.565	1	1.385
S12	2.470	0.550	1	1.359
S13	2.100	0.550	1	1.155
S14	0.755	0.600	1	0.453
S15	0.600	0.525	2	0.630
S16	0.600	1.200	1	0.720
S17	0.600	2.845	1	1.707
S18	0.600	0.600	1	0.360
S19	2.550	0.900	1	2.295
S20	0.600	0.900	1	0.540
S21	1.980	1.120	1	2.218
S22	5.100	1.120	1	5.712
S23	0.525	1.115	1	0.586
S24	0.525	1.280	1	0.672
S25	0.900	0.600	16	8.640
S26	4.510	0.600	1	2.706
S27	1.235	0.910	1	1.124
S28	0.900	0.600	1	0.540
S29	4.200	0.715	1	3.004
S30	1.225	0.300	1	0.368
S31	0.600	1.720	1	1.032
TOTAL SHAFT AREA				52.978
CUT-OUT AREA				
C01	7.695	1.875	1	14.428
C02	2.900	0.200	1	0.580
C03	2.455	0.500	1	1.228
C04	3.200	0.500	1	1.600
TOTAL CUT-OUT AREA				17.836
SERVICE AREA				
SA 1	3.035	2.500	1	7.588
SA 2	0.715	1.785	1	1.276
TOTAL SERVICE AREA				8.864
TOTAL DEDUCTION AREA				345.338

Digitally signed by **Rajesh Sharma**
 Date: 2023.03.22
 15:37:04 +05'30'

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P.)

OWNER
 M/S CIVITECH BUILDCON PVT. LTD., 85, SHRESTHA VIHAR, DELHI, 110092

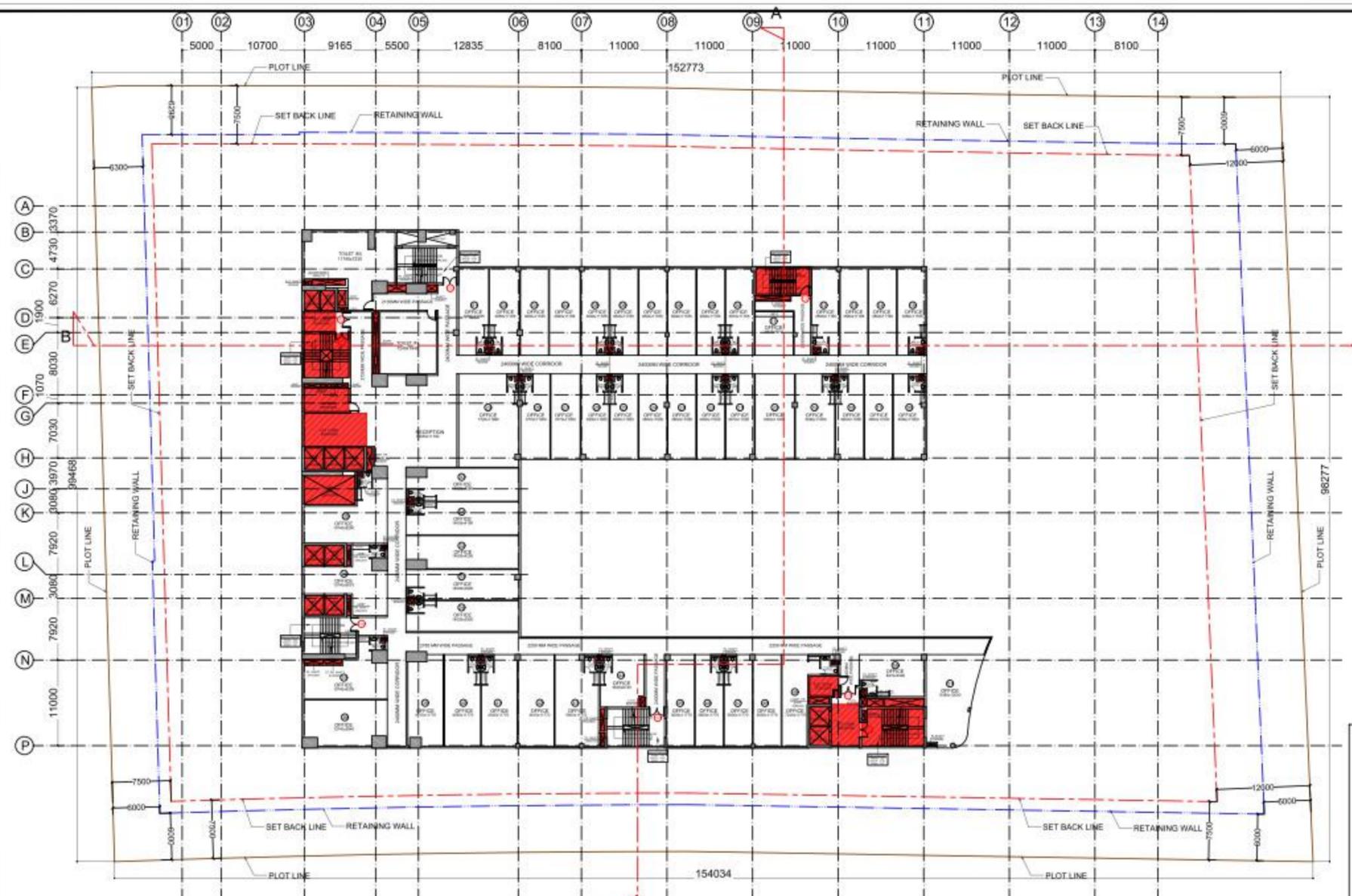
ARCHITECT'S SEAL
AMIT KUMAR
 Digitally signed by AMIT KUMAR
 Date: 2023.03.16
 12:25:38 +05'30'

OWNER'S SEAL
SUBODH GOEL
 Digitally signed by SUBODH GOEL
 Date: 2023.03.16
 12:47:28 +05'30'

ARCHITECT
modarchindia
 architects interior designers & planners
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 phone: 0120-4200253, email: arnigp@gmail.com
 website: www.modarchindia.in

Drawing Title
6TH FLOOR PLAN & AREA CALCULATIONS

Checked by: **MANISH TIWARI** Date: _____
 Drawn by: **LOKESH SHARMA** Scale: 1:250
 Drawing No: **MI - CS - SANCTION**



7TH FLOOR PLAN

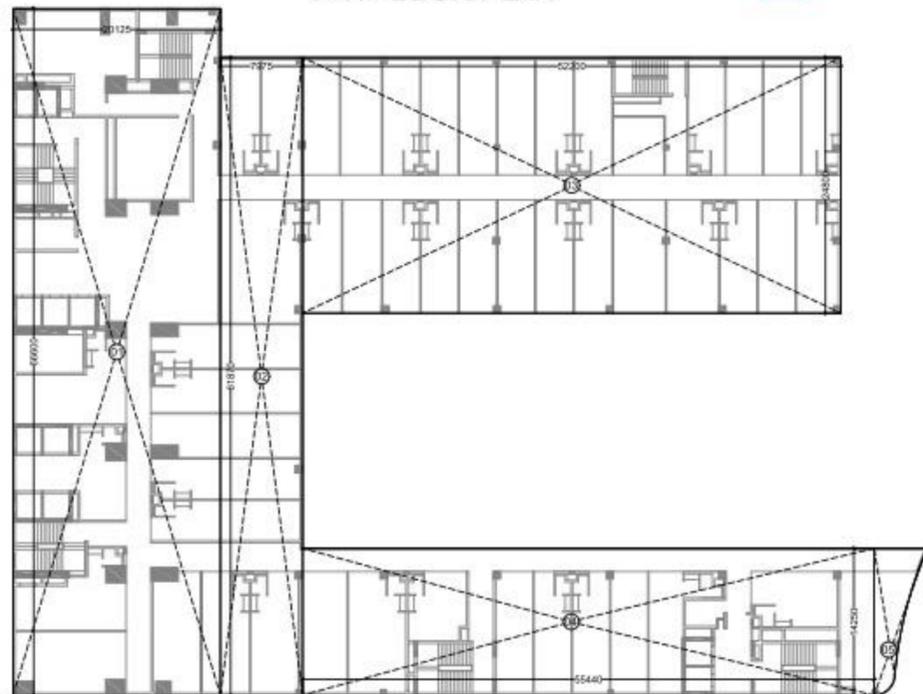
7TH FLOOR ADDITION AREA ENVELOPE					
S.NO.	X	Y	NO.	AREA	
O1	20.125	66.600	1	1340.325	
O2	7.975	61.870	1	493.413	
O3	52.200	24.800	1	1294.560	
O4	55.440	14.250	1	790.020	
O5	AS PER COMP. CALC.			1	42.632
TOTAL ADDITION AREA				3960.950	

sudheer kumar Digitally signed by sudheer kumar
 Date: 2023.04.11 08:35:23 +05'30'

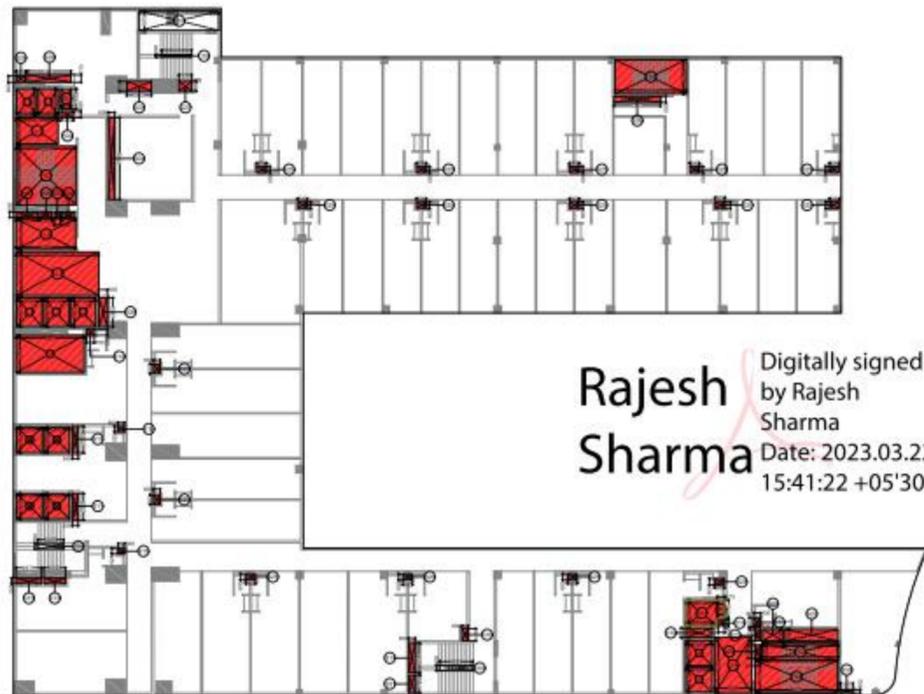
ARVIND KUMAR TRIPATHI Digitally signed by ARVIND KUMAR TRIPATHI
 Date: 2023.03.21 16:37:21 +05'30'

7TH FLOOR AREA CALCULATION :-
 TOTAL ADDITION AREA = 3960.950 Sqm.
 TOTAL DEDUCTION AREA = 345.338 Sqm.
 F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 F.A.R. AREA = 3960.950 - 345.338 = **3615.612** Sqm.
 15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SERVICE AREA
 = 91.410 + 80.960 + 93.289 + 52.978 + 8.864 = **327.501** Sqm.

7TH FLOOR DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	1.925	2.550	2	9.818
L3	2.455	2.800	3	20.622
L4	6.605	3.600	1	23.778
L5	2.485	2.500	4	24.850
L6	2.550	2.420	2	12.342
TOTAL LIFT SHAFT AREA				91.410
LIFT LOBBY				
LL1	4.070	2.540	1	10.338
LL2	5.790	3.005	1	17.399
LL3	8.040	4.720	1	33.929
LL4	3.600	5.360	1	19.296
TOTAL LIFT LOBBY AREA				80.962
FIRE STAIR CASE				
FS1	5.800	5.700	1	33.060
FS2	6.900	3.300	1	22.770
FS3	7.310	1.680	1	12.281
FS4	8.070	3.120	1	25.178
TOTAL FIRE STAIRCASE AREA				93.289
SHAFT				
S01	0.970	1.950	1	1.892
S02	1.200	0.600	1	0.720
S03	2.400	0.510	1	2.184
S04	0.600	7.940	1	4.764
S05	2.100	0.500	1	1.050
S06	1.150	0.500	1	0.575
S07	0.600	0.500	1	0.300
S08	1.300	0.500	1	0.650
S09	0.805	2.800	1	2.254
S10	0.540	2.565	1	1.385
S11	0.540	2.565	1	1.385
S12	2.470	0.350	1	1.359
S13	2.100	0.550	1	1.155
S14	0.755	0.600	1	0.453
S15	0.600	0.525	2	0.630
S16	0.600	1.200	1	0.720
S17	0.600	2.845	1	1.707
S18	0.600	0.600	1	0.360
S19	2.550	0.900	1	2.295
S20	0.600	0.900	1	0.540
S21	1.980	1.120	1	2.218
S22	5.100	1.120	1	5.712
S23	0.525	1.115	1	0.586
S24	0.525	1.280	1	0.672
S25	0.900	0.600	16	8.640
S26	4.510	0.600	1	2.706
S27	1.235	0.510	1	1.124
S28	0.900	0.600	1	0.540
S29	4.200	0.715	1	3.004
S30	1.225	0.300	1	0.368
S31	0.600	1.720	1	1.032
TOTAL SHAFT AREA				52.978
CUT-OUT AREA				
C01	7.695	1.875	1	14.428
C02	2.900	0.200	1	0.580
C03	2.455	0.500	1	1.228
C04	3.200	0.500	1	1.600
TOTAL CUT-OUT AREA				17.836
SERVICE AREA				
SA1	3.035	2.500	1	7.588
SA2	0.715	1.785	1	1.276
TOTAL SERVICE AREA				8.864
TOTAL DEDUCTION AREA				345.338



ADDITION AREA ENVELOPE



DEDUCTION AREA ENVELOPE

Rajesh Sharma Digitally signed by Rajesh Sharma
 Date: 2023.03.22 15:41:22 +05'30'

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P.)

OWNER
 M/S CIVITECH BUILDCON PVT. LTD. 65, SHRESTHA VIHAR, DELHI, 110082

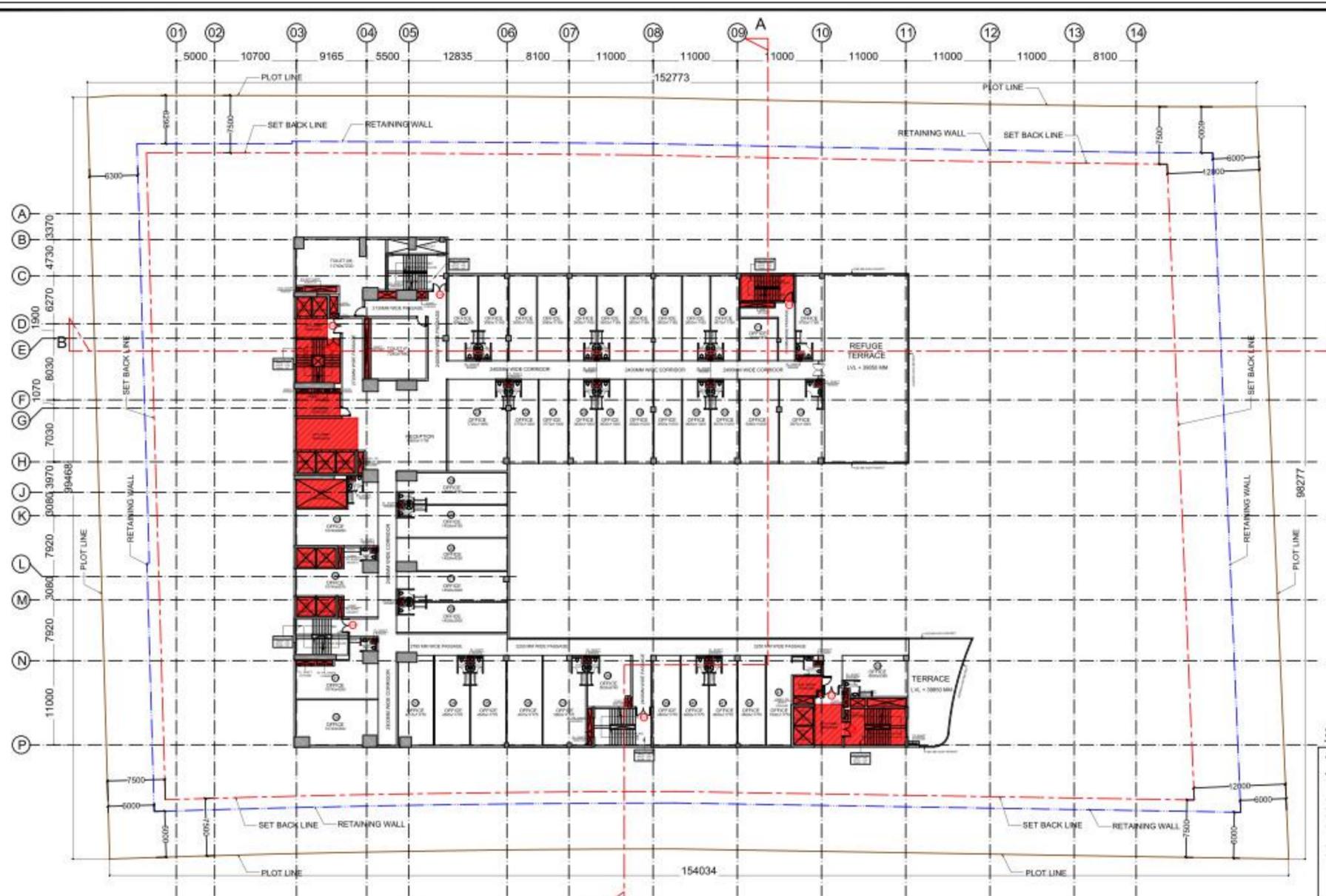
ARCHITECTS SEAL
AMIT KUMAR Digitally signed by AMIT KUMAR Date: 2023.03.16 12:26:17 +05'30'

OWNERS SEAL
SUBODH GOEL Digitally signed by SUBODH GOEL Date: 2023.03.16 12:48:37 +05'30'

ARCHITECT
modarchindia
 architects interior designers & planners
 studio: 1st floor, B-99, sector-43, GREATER NOIDA -201301, U.P.
 phone: 0120-4206253, email: amitgargal@hotmail.com
 website: www.modarch.in

Drawing Title
 7TH FLOOR PLAN & AREA CALCULATIONS

Checked by: MANISH TIWARI Date: _____
 Drawn by: LOKESH SHARMA Scale: 1:300
 Drawing No: MI - CS - SANCTION 14



8TH FLOOR PLAN

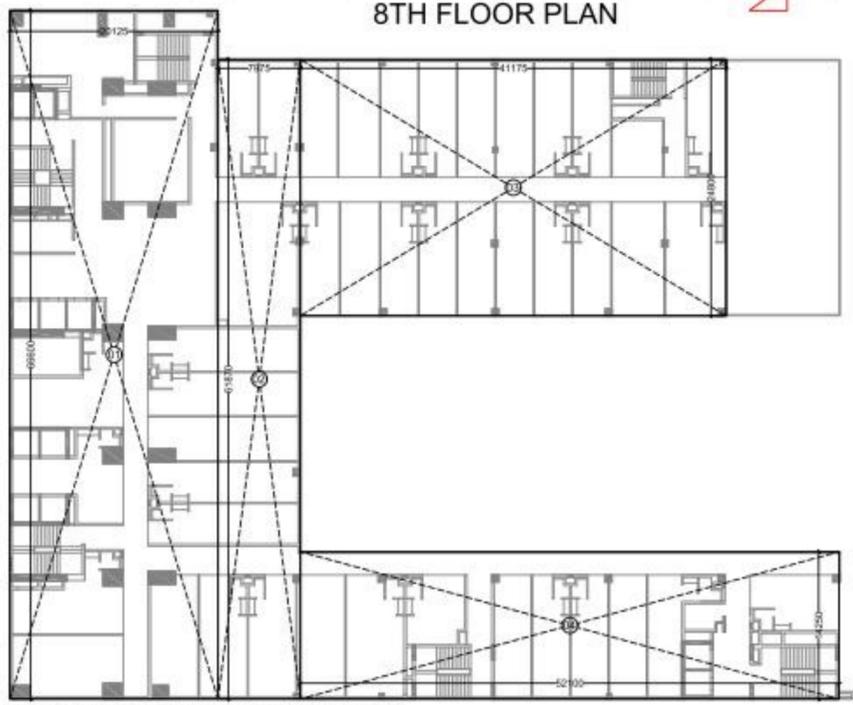
8TH FLOOR ADDITION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
O1	20.125	66.600	1	1340.325
O2	7.975	61.870	1	493.413
O3	41.175	24.800	1	1021.140
O4	52.100	14.750	1	742.425
TOTAL ADDITION AREA				3597.303

sudheer kumar
 Digitally signed by sudheer kumar
 Date: 2023.04.11
 08:40:42 +05'30'

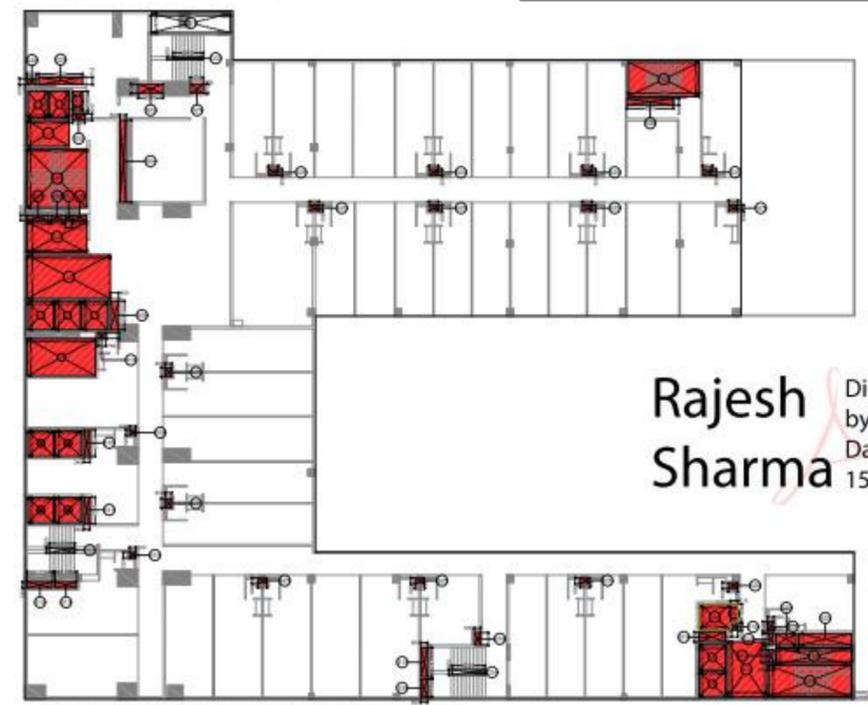
ARVIND KUMAR TRIPATHI
 Digitally signed by ARVIND KUMAR TRIPATHI
 Date: 2023.03.21
 16:40:03 +05'30'

8TH FLOOR AREA CALCULATION :-
 TOTAL ADDITION AREA = 3597.303 Sqm.
 TOTAL DEDUCTION AREA = 343.889 Sqm.
 F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 F.A.R. AREA = 3597.303 - 343.889 = **3253.414** Sqm.
 15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SERVICE AREA
 = 91.410 + 80.960 + 93.289 + 51.529 + 8.864 = **326.052** Sqm.

8TH FLOOR DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	1.925	2.550	2	9.818
L3	2.455	2.800	3	20.622
L4	6.605	3.600	1	23.778
L5	2.485	2.500	4	24.850
L6	2.550	2.420	2	12.342
TOTAL LIFT SHAFT AREA				91.410
LIFT LOBBY				
LL1	4.070	2.540	1	10.338
LL2	5.790	3.005	1	17.399
LL3	8.040	4.220	1	33.929
LL4	3.600	5.360	1	19.296
TOTAL LIFT LOBBY AREA				80.960
FIRE STAIR CASE				
FS1	5.800	5.700	1	33.060
FS2	6.900	3.300	1	22.770
FS3	7.310	1.680	1	12.281
FS4	8.070	3.120	1	25.178
TOTAL FIRE STAIRCASE AREA				93.289
SHAFT				
S01	0.970	1.950	1	1.892
S02	1.200	0.600	1	0.720
S03	2.400	0.910	1	2.184
S04	0.600	7.940	1	4.764
S05	2.300	0.500	1	1.150
S06	1.350	0.500	1	0.675
S07	0.600	0.500	1	0.300
S08	1.300	0.500	1	0.650
S09	0.805	2.800	1	2.254
S10	0.540	2.565	1	1.385
S11	0.540	2.565	1	1.385
S12	2.470	0.550	1	1.359
S13	2.200	0.550	1	1.155
S14	0.755	0.600	1	0.453
S15	0.600	0.525	2	0.630
S16	0.600	1.200	1	0.720
S17	0.600	2.845	1	1.707
S18	0.600	0.600	1	0.360
S19	2.550	0.900	1	2.295
S20	0.600	0.900	1	0.540
S21	1.980	1.120	1	2.218
S22	5.300	1.120	1	5.932
S23	0.525	1.115	1	0.586
S24	0.525	1.280	1	0.672
S25	0.900	0.600	14	7.560
S26	4.510	0.600	1	2.706
S27	1.235	0.910	1	1.124
S28	0.900	0.600	1	0.540
S29	4.200	0.715	1	3.003
S30	0.600	1.720	1	1.032
TOTAL SHAFT AREA				51.529
CUT-OUT AREA				
CO1	7.695	1.875	1	14.428
CO2	2.900	0.200	1	0.580
CO3	2.455	0.500	1	1.228
CO4	3.200	0.500	1	1.600
TOTAL CUT-OUT AREA				17.836
SERVICE AREA				
SA1	3.035	2.500	1	7.588
SA2	0.715	1.785	1	1.276
TOTAL SERVICE AREA				8.864
TOTAL DEDUCTION AREA				343.889



ADDITION AREA ENVELOPE



DEDUCTION AREA ENVELOPE

Rajesh Sharma
 Digitally signed by Rajesh Sharma
 Date: 2023.03.22
 15:46:07 +05'30'

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B,
 SECTOR-16B, GREATER NOIDA, G.B. NAGAR,
 (U.P.)

OWNER
 M/S CIVITECH BUILDCON PVT. LTD.
 65, SHRESTHA VIHAR, DELHI, 110092

ARCHITECT'S SEAL
AMIT KUMAR
 Digitally signed by AMIT KUMAR
 Date: 2023.03.16
 12:26:59 +05'30'

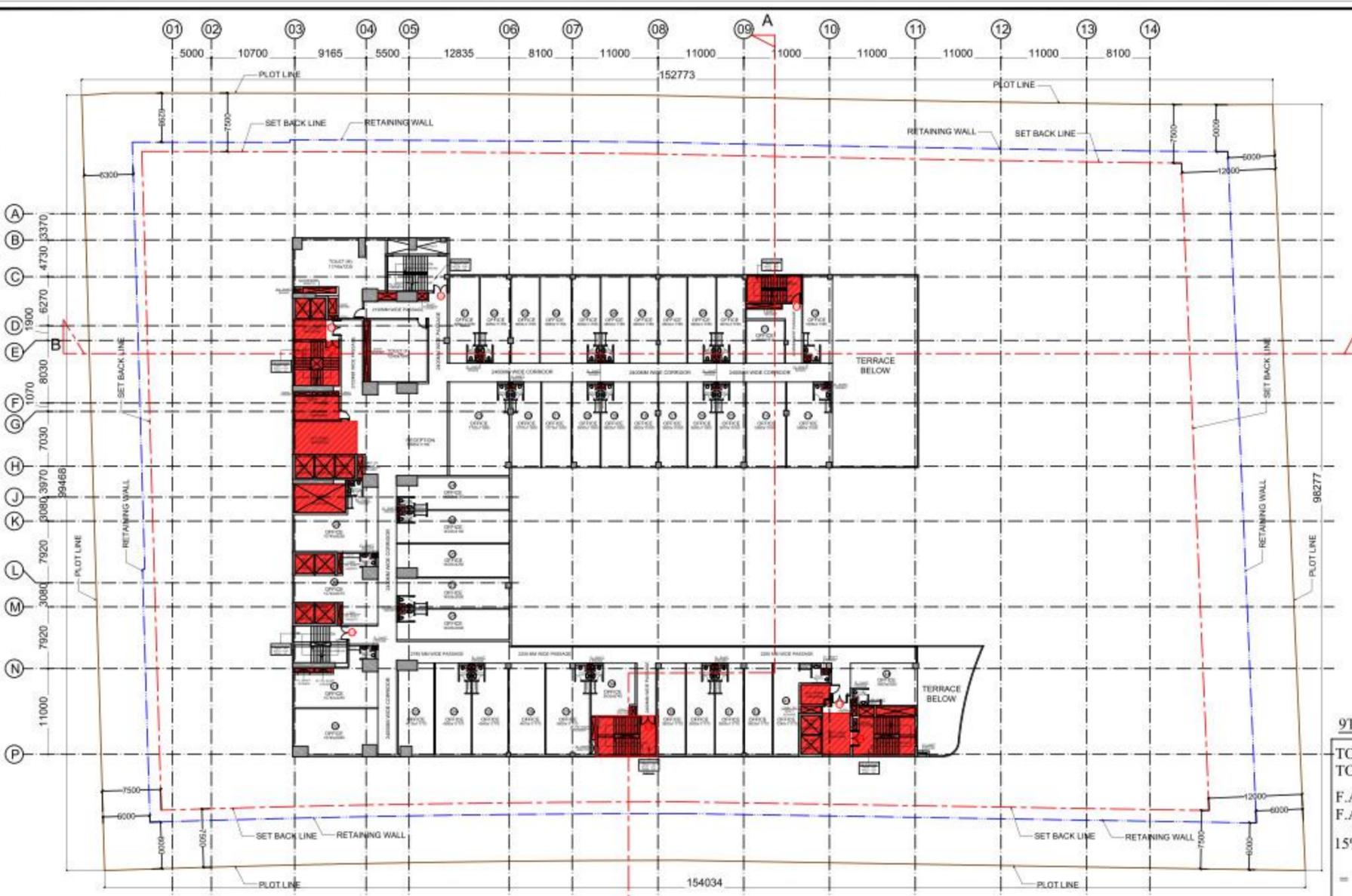
OWNER'S SEAL
SUBODH GOEL
 Digitally signed by SUBODH GOEL
 Date: 2023.03.16
 12:49:45 +05'30'

ARCHITECT
modarchindia
 architects interior designers & planners
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 U.P.
 phone: 0120-4202253, email: amitganga@hotmail.com
 website: www.modarch.in

Drawing Title
 8TH FLOOR PLAN & AREA CALCULATIONS

Checked by: **AMIT KUMAR** Date: _____
 Drawn by: **LOKESH SHARMA** Scale: 1:300

Drawing No: **MI - CS - SANCTION** 15



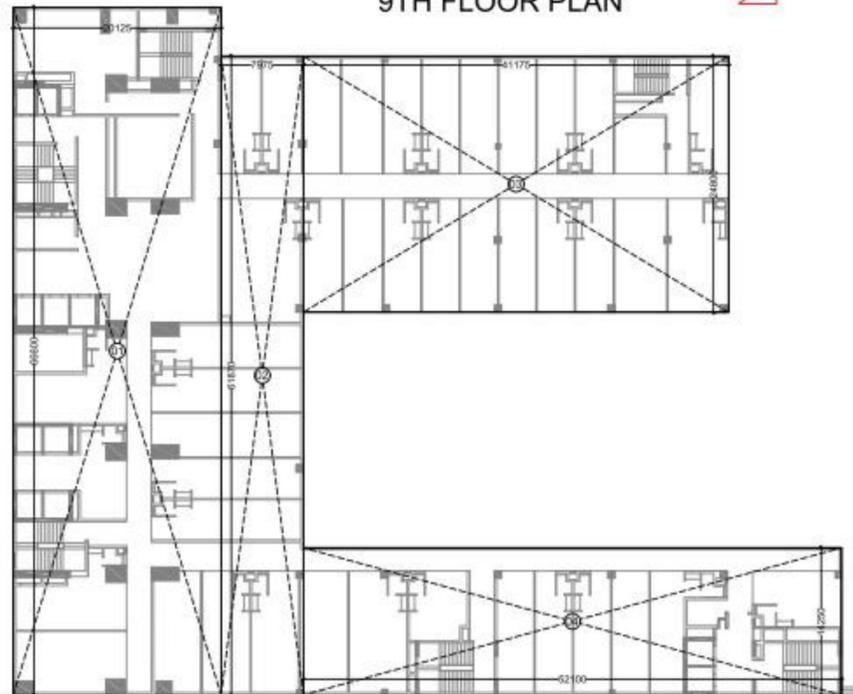
9TH FLOOR PLAN

9TH FLOOR ADDITION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
O1	20.125	66.600	1	1340.325
O2	7.975	61.870	1	493.413
O3	41.175	24.800	1	1021.140
O4	52.100	14.250	1	742.425
TOTAL ADDITION AREA				3597.303

sudheer kumar
 Digitally signed by sudheer kumar
 Date: 2023.04.11 08:48:01 +05'30'

ARVIND KUMAR TRIPATHI
 Digitally signed by ARVIND KUMAR TRIPATHI
 Date: 2023.03.21 16:43:56 +05'30'

9TH FLOOR AREA CALCULATION :-
 TOTAL ADDITION AREA = 3597.303 Sqm.
 TOTAL DEDUCTION AREA = 384.014 Sqm.
 F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 F.A.R. AREA = 3597.303 - 384.014 = **3213.289** Sqm.
 15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + MUMTYI + SERVICE AREA
 = 91.410 + 80.960 + 93.289 + 51.753 + 41.501 + 8.864 = **367.777** Sqm.



ADDITION AREA ENVELOPE



DEDUCTION AREA ENVELOPE

Rajesh Sharma
 Digitally signed by Rajesh Sharma
 Date: 2023.03.22 15:50:34 +05'30'

9TH FLOOR DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	1.925	2.550	2	9.818
L3	2.455	2.800	3	20.622
L4	6.605	3.600	1	23.778
L5	2.485	2.500	4	24.850
L6	2.550	2.420	2	12.342
TOTAL LIFT SHAFT AREA				91.410
LIFT LOBBY				
LL1	4.070	2.540	1	10.338
LL2	5.790	3.005	1	17.399
LL3	8.040	4.220	1	33.929
LL4	3.600	5.350	1	19.296
TOTAL LIFT LOBBY AREA				80.962
FIRE STAIR CASE				
FS1	5.800	5.700	1	33.060
FS2	6.900	3.300	1	22.770
FS3	7.310	1.680	1	12.281
FS4	8.070	3.120	1	25.178
TOTAL FIRE STAIRCASE AREA				93.289
SHAFT				
S01	1.085	1.950	1	2.116
S02	1.200	0.600	1	0.720
S03	2.400	0.910	1	2.184
S04	0.600	7.940	1	4.764
S05	2.800	0.500	1	1.050
S06	1.150	0.500	1	0.575
S07	0.600	0.500	1	0.300
S08	1.300	0.500	1	0.650
S09	0.805	2.800	1	2.254
S10	0.540	2.565	1	1.385
S11	0.540	2.565	1	1.385
S12	2.470	0.550	1	1.359
S13	2.100	0.550	1	1.155
S14	0.755	0.600	1	0.453
S15	0.600	0.525	2	0.630
S16	0.600	1.200	1	0.720
S17	0.600	2.845	1	1.707
S18	0.600	0.600	1	0.360
S19	2.550	0.900	1	2.295
S20	0.600	0.900	1	0.540
S21	1.980	1.120	1	2.218
S22	5.100	1.120	1	5.712
S23	0.525	1.115	1	0.586
S24	0.525	1.280	1	0.672
S25	0.900	0.600	14	7.560
S26	4.510	0.600	1	2.706
S27	1.235	0.910	1	1.124
S28	0.900	0.600	1	0.540
S29	4.200	0.715	1	3.003
S30	0.600	1.720	1	1.032
TOTAL SHAFT AREA				51.753
CUT-OUT AREA				
C01	7.695	1.875	1	14.428
C02	2.900	0.200	1	0.580
C03	2.455	0.500	1	1.228
TOTAL CUT-OUT AREA				16.236
SERVICE AREA				
SA1	3.035	2.500	1	7.588
SA2	0.715	1.785	1	1.276
TOTAL SERVICE AREA				8.864
MUMTYI				
M1	7.890	5.250	1	41.501
TOTAL MUMTYI AREA				41.501
TOTAL DEDUCTION AREA				384.014

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P.)

OWNER
 M/S CIVITECH BUILDCON PVT. LTD. 65, SHRESTHA VIHAR, DELHI, 110092

ARCHITECT'S SEAL
AMIT KUMAR
 Digitally signed by AMIT KUMAR
 Date: 2023.03.16 12:27:41 +05'30'

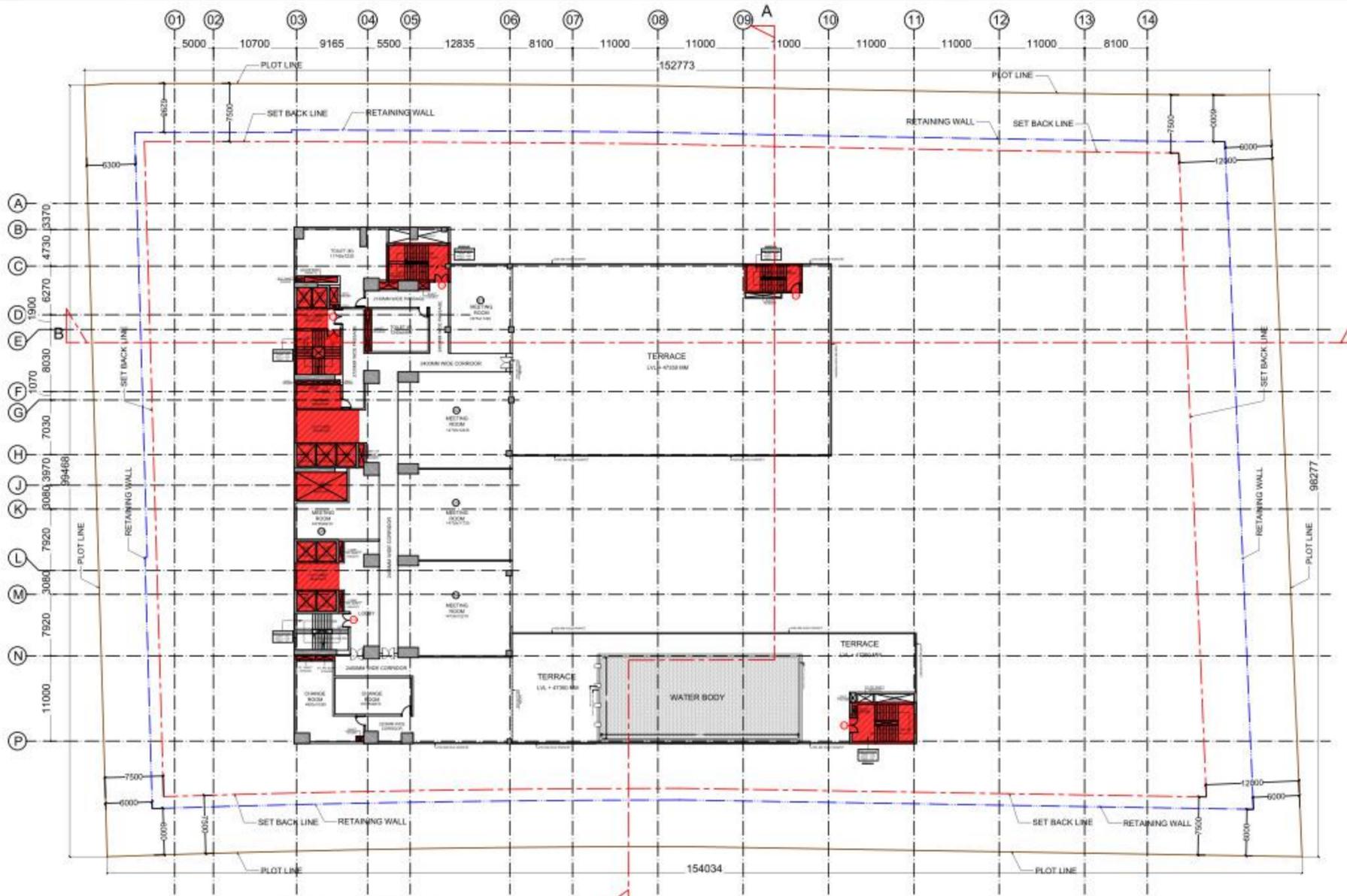
OWNER'S SEAL
SUBODH GOEL
 Digitally signed by SUBODH GOEL
 Date: 2023.03.16 12:50:53 +05'30'

ARCHITECT
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 phone: 0120-4298253, email: amitganga@rediffmail.com, website: www.modarch.in

Drawing Title
 9TH FLOOR PLAN & AREA CALCULATIONS

Checked by: **MAHESH TRAWAR** Date: _____
 Drawn by: **LOKESH SHARMA** Scale: 1:300
 Drawing No: **MI - CS - SANCTION**





10TH FLOOR PLAN

10TH FLOOR ADDITION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
O1	20.125	66.600	1	1340.325
O2	7.975	61.870	1	493.413
TOTAL ADDITION AREA				1833.738

10TH FLOOR MUMTY AREA CALC.				
S.NO.	X	Y	NO.	AREA
M2	7.360	3.750	1	27.674
M3	8.600	5.260	1	45.236
TOTAL MUMTY AREA				72.910

10TH FLOOR DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	1.925	2.550	2	9.818
L3	2.455	2.800	3	20.622
L4	6.605	3.600	1	23.778
L5	2.485	2.500	4	24.850
TOTAL LIFT SHAFT AREA				79.068

LIFT LOBBY				
S.NO.	X	Y	NO.	AREA
LL1	4.070	2.540	1	10.338
LL2	5.790	3.005	1	17.399
LL3	8.040	4.220	1	33.929
LL4	5.490	3.475	1	19.078
TOTAL LIFT LOBBY AREA				80.743

FIRE STAIR CASE				
S.NO.	X	Y	NO.	AREA
FS1	5.800	5.700	1	33.060
TOTAL FIRE STAIRCASE AREA				33.060

SHAFT				
S.NO.	X	Y	NO.	AREA
S01	0.970	1.950	1	1.892
S02	1.200	0.600	1	0.720
S03	2.400	0.910	1	2.184
S04	0.600	5.485	1	3.291
S05	2.100	0.500	1	1.050
S06	1.150	0.500	1	0.575
S07	0.600	0.500	1	0.300
S08	1.300	0.500	1	0.650
S09	0.805	2.800	1	2.254
S10	0.540	2.565	1	1.385
S11	0.540	2.565	1	1.385
S12	2.470	0.550	1	1.359
S13	2.100	0.550	1	1.155
S14	0.900	0.600	1	0.540
S15	1.235	0.910	1	1.124
S16	0.900	0.600	1	0.540
S17	4.200	0.715	1	3.003
TOTAL SHAFT AREA				23.406

CUT-OUT AREA				
S.NO.	X	Y	NO.	AREA
C1	2.455	0.500	1	1.228
C2	7.695	1.875	1	14.428
TOTAL CUT-OUT AREA				15.656

MUMTY				
S.NO.	X	Y	NO.	AREA
M1	8.155	4.960	1	40.449
TOTAL MUMTY AREA				40.449

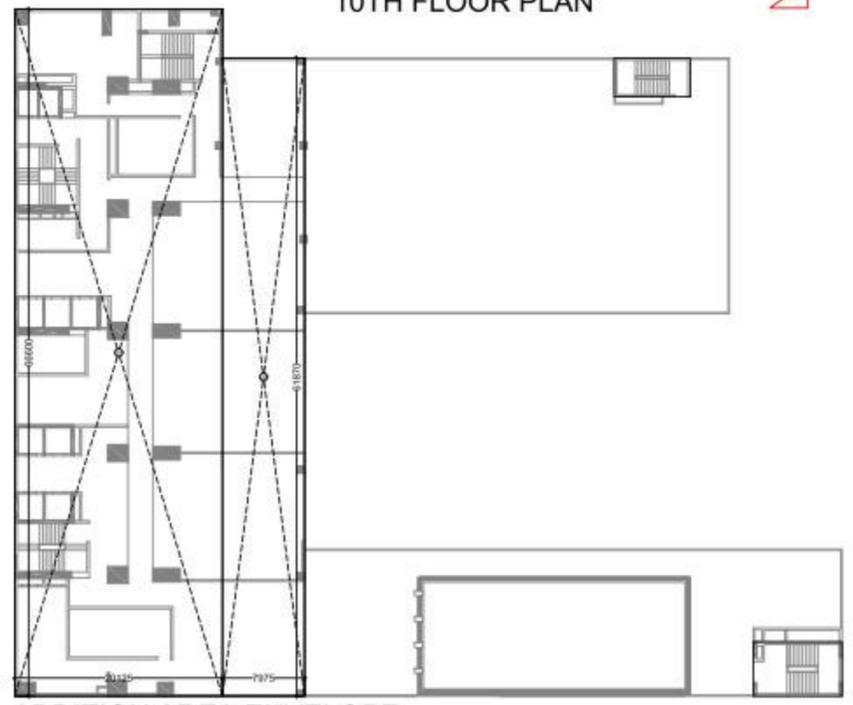
TOTAL DEDUCTION AREA				
S.NO.	X	Y	NO.	AREA
TOTAL DEDUCTION AREA				272.381

sudheer kumar Digitally signed by sudheer kumar
 Date: 2023.04.11 09:06:38 +05'30'

ARVIND KUMAR TRIPATHI Digitally signed by ARVIND KUMAR TRIPATHI
 Date: 2023.03.21 16:46:45 +05'30'

10TH FLOOR AREA CALCULATION :-

TOTAL ADDITION AREA = 1833.738 Sqm.
 TOTAL DEDUCTION AREA = 272.381 Sqm.
 F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 F.A.R. AREA = 1833.738 - 272.381 = **1561.357** Sqm.
 15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + MUMTY1 + MUMTY2 & 3
 = 79.068 + 80.743 + 33.060 + 23.406 + 40.449 + 72.910 = **329.636** Sqm.



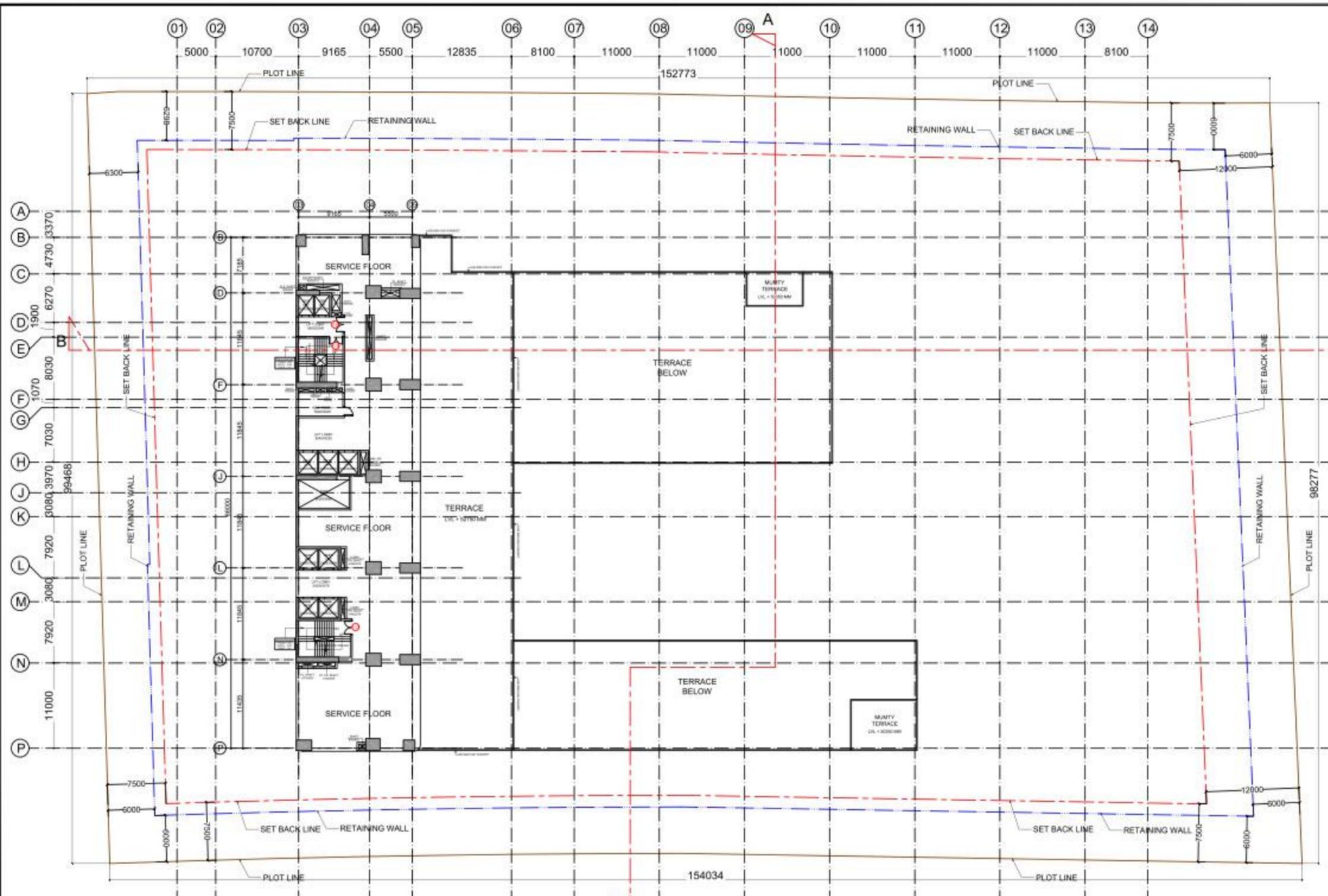
ADDITION AREA ENVELOPE



DEDUCTION AREA ENVELOPE

Rajesh Sharma Digitally signed by Rajesh Sharma
 Date: 2023.03.22 15:55:31 +05'30'

PROJECT PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P.)	
OWNER M/S CIVITECH BUILDCON PVT. LTD. 85, SHRESTHA VIHAR, DELHI, 110082	
ARCHITECT'S SEAL AMIT KUMAR Digitally signed by AMIT KUMAR Date: 2023.03.16 12:28:25 +05'30'	OWNER'S SEAL SUBODH GOEL Digitally signed by SUBODH GOEL Date: 2023.03.16 12:52:00 +05'30'
ARCHITECT modarchindia architects interior designers & planners office: 1st floor, B-90, sector-03, GREATER NOIDA -201301, U.P. phone: 0120-4206253, email: amitgargal@gmail.com website: www.modarch.in	
Drawing Title 10TH FLOOR PLAN & AREA CALCULATIONS	North
Checked by: MANISH MOHAN	Date:
Drawn by: LOBESH SHARMA	Scale: 1:200
Drawing No: MI - CS - SANCTION	



11TH FLOOR PLAN (SERVICE FLOOR)

11TH SERVICE FLOOR NON F.A.R. AREA CALCULATION :-

TOTAL ADDITION AREA = 1070.084 Sqm.
 TOTAL DEDUCTION AREA = 104.677 Sqm.
 NON F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 = 1070.084 - 104.677 = **965.407 Sqm.**

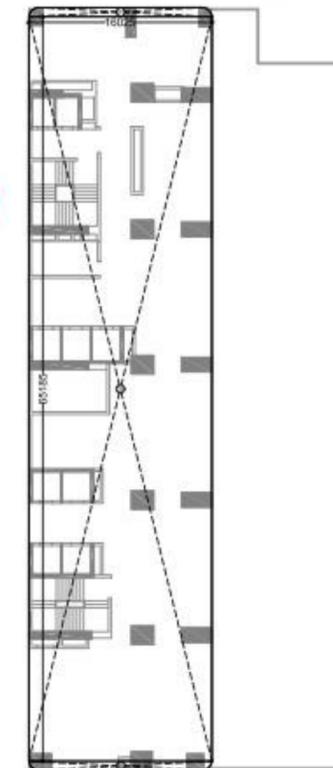
Rajesh Sharma
 Digitally signed by Rajesh Sharma
 Date: 2023.03.22 16:00:20 +05'30'

sudheer kumar
 Digitally signed by sudheer kumar
 Date: 2023.04.11 09:17:50 +05'30'

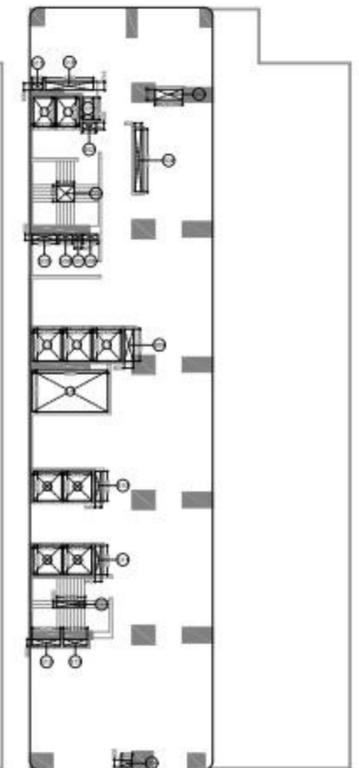
11TH FLOOR ADDITION AREA ENVELOPE				
S.NO.	X	Y	NO.	AREA
O1	AS PER COMP. CALC.		2	25.494
O2	16.025	65.185	1	1044.590
TOTAL ADDITION AREA				1070.084

ARVIND KUMAR TRIPATHI

Digitally signed by ARVIND KUMAR TRIPATHI
 Date: 2023.03.21 16:50:23 +05'30'



ADDITION AREA ENVELOPE



DEDUCTION AREA ENVELOPE

11TH FLOOR DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	1.925	2.550	2	9.818
L3	2.455	2.800	3	20.622
L4	6.605	3.600	1	23.778
L5	2.485	2.500	4	24.850
TOTAL LIFT SHAFT AREA				79.068
SHAFT				
S01	0.970	1.950	1	1.892
S02	1.200	0.600	1	0.720
S03	2.400	0.910	1	2.184
S04	0.600	5.485	1	3.291
S05	2.100	0.500	1	1.050
S06	1.150	0.500	1	0.575
S07	0.600	0.500	1	0.300
S08	1.300	0.500	1	0.650
S09	0.805	2.800	1	2.254
S10	0.540	2.565	1	1.385
S11	0.540	2.565	1	1.385
S12	2.470	0.550	1	1.359
S13	2.100	0.550	1	1.155
S14	0.900	0.600	1	0.540
S15	0.900	0.600	1	0.540
S16	4.200	0.715	1	3.003
TOTAL SHAFT AREA				22.282
CUT-OUT AREA				
C1	1.500	1.400	1	2.100
C2	2.455	0.500	1	1.228
TOTAL CUT-OUT AREA				3.328
TOTAL DEDUCTION AREA				104.677

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P.)

OWNER
 M/S CIVITECH BUILDCON PVT. LTD. 85, SHRESTHA VIHAR, DELHI, 110092

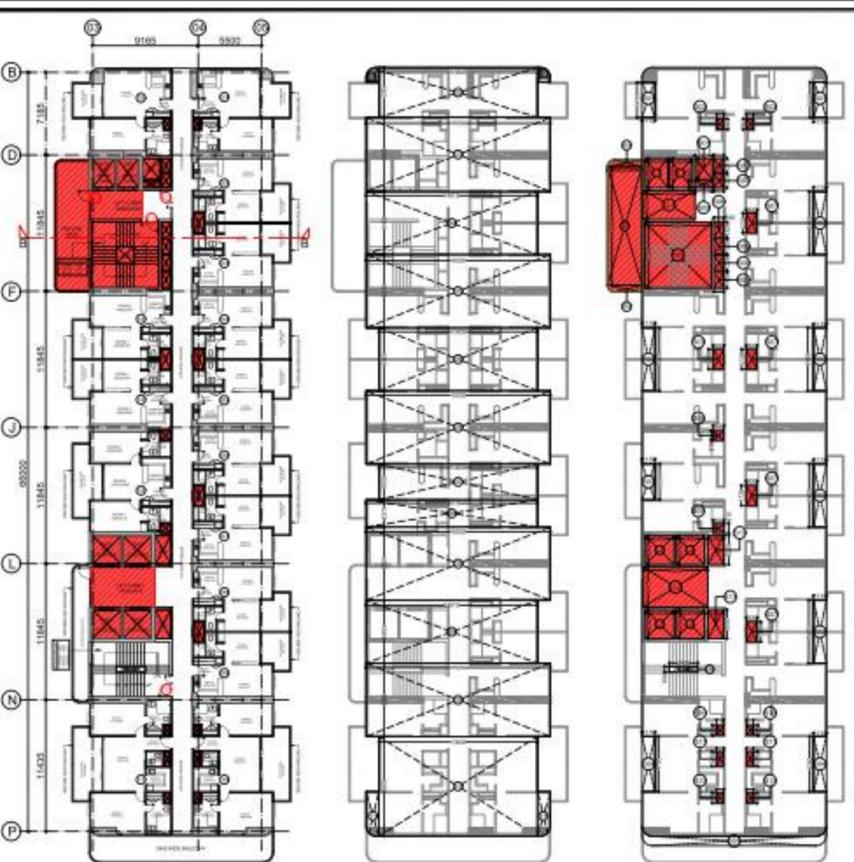
ARCHITECT'S SEAL
AMIT KUMAR
 Digitally signed by AMIT KUMAR
 Date: 2023.03.16 11:23:07 +05'30'

OWNERS SEAL
SUBODH GOEL
 Digitally signed by SUBODH GOEL
 Date: 2023.03.16 12:53:30 +05'30'

ARCHITECT
modarchindia
 architects interior designers & planners
 1st floor, 9-99, sector-65, GREATER NOIDA-201201, U.P.
 phone: 0120-4295253, email: amitganga@rediffmail.com, website: www.modarchindia.in

Drawing Title
 11TH FLOOR PLAN & AREA CALCULATIONS

Checked by: RAJESH SHARMA Date: _____
 Drawn by: LOKESH SHARMA Scale: 1:200
 Drawing No: MI - CS - SANCTION



12TH, 17TH, 22ND & 27TH FLOOR PLAN
12TH, 17TH, 22ND & 27TH FLOOR PLAN ADDITION AREA ENVELOPE
12TH, 17TH, 22ND & 27TH FLOOR PLAN DEDUCTION AREA ENVELOPE

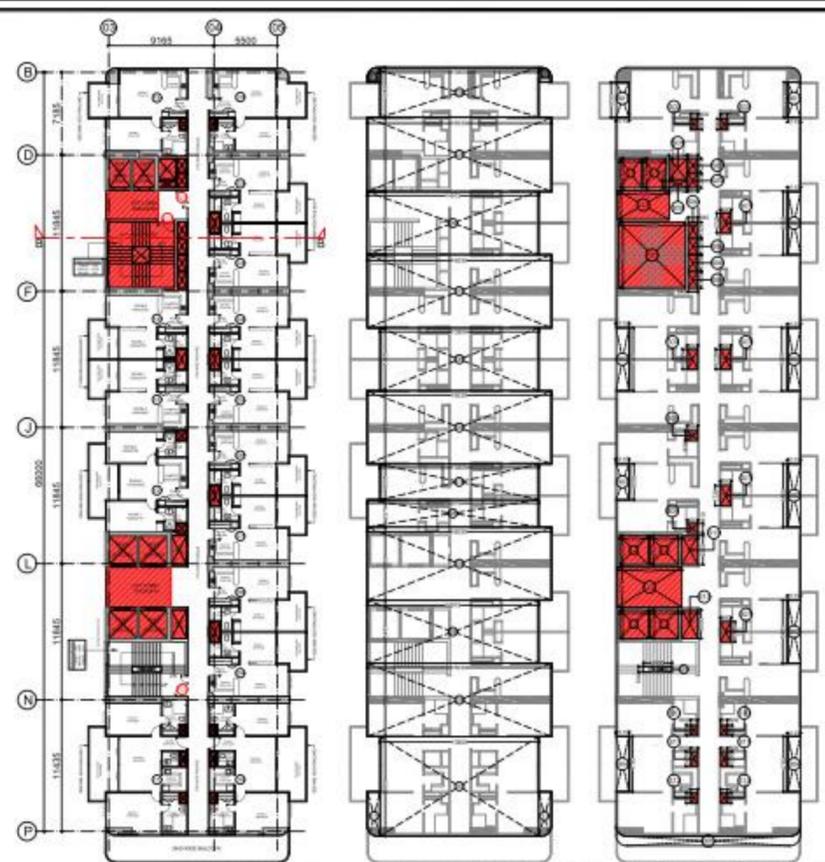
12TH, 17TH, 22ND & 27TH FLOOR AREA CALCULATION :-

TOTAL ADDITION AREA = 1019.286 Sqm.
TOTAL DEDUCTION AREA = 131.186 Sqm.
BALCONY F.A.R. AREA = 64.743/4 = 16.185 Sqm.

F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R. AREA
= 1019.286 - 131.186 + 16.185 = **904.285** Sqm.

15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + REFUGE AREA
= 34.668 + 30.872 + 33.205 + 31.214 + 34.314 = **164.273** Sqm.

NO.	DESCRIPTION	AREA (SQM)
1	ADDN. AREA	1019.286
2	DEDN. AREA	131.186
3	BALCONY F.A.R. AREA	16.185
4	F.A.R. AREA	904.285
5	15% F.A.R. AREA	164.273



13TH-16TH, 18TH-21ST, 23RD-26TH FLOOR PLAN
13TH-16TH, 18TH-21ST, 23RD-26TH FLOOR PLAN ADDITION AREA ENVELOPE
13TH-16TH, 18TH-21ST, 23RD-26TH FLOOR PLAN DEDUCTION AREA ENVELOPE

28TH SERVICE FLOOR AREA CALCULATION :-

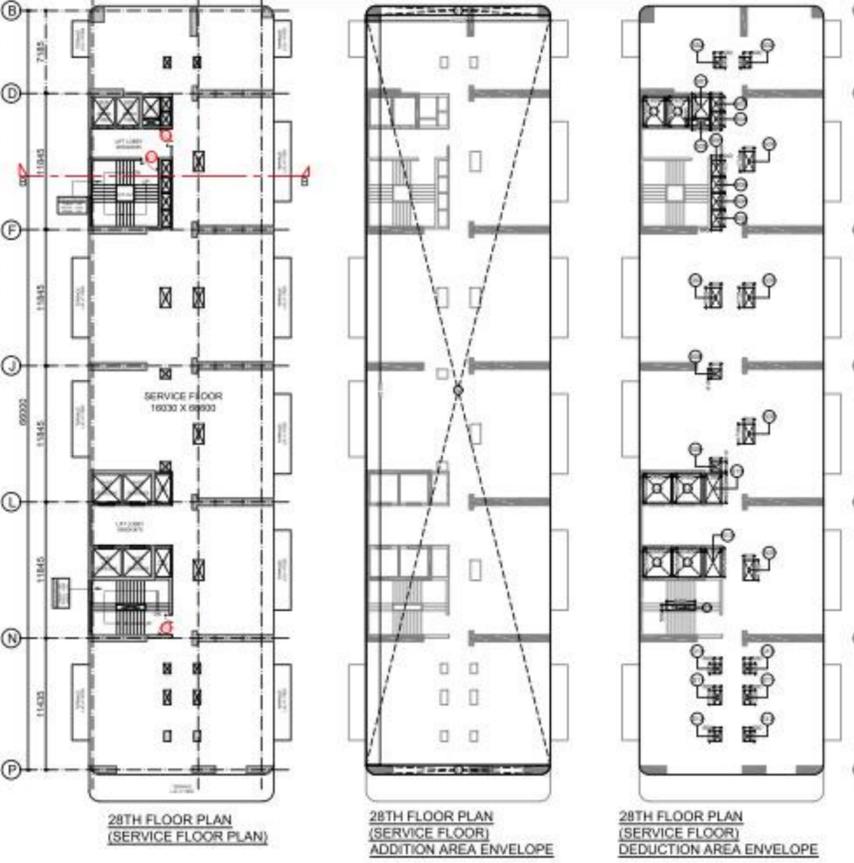
TOTAL ADDITION AREA = 1070.244 Sqm.
TOTAL DEDUCTION AREA = 67.109 Sqm.
NON F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
= 1070.244 - 67.109 = **1003.135** Sqm.

13TH-16TH, 18TH-21ST, 23RD-26TH FLOOR AREA CALCULATION :-

TOTAL ADDITION AREA = 1019.286 Sqm.
TOTAL DEDUCTION AREA = 131.186 Sqm.
BALCONY F.A.R. AREA = 64.743/4 = 16.185 Sqm.

F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R. AREA
= 1019.286 - 131.186 + 16.185 = **904.285** Sqm.

15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT
= 34.668 + 30.872 + 33.205 + 31.214 = **129.959** Sqm.



28TH FLOOR PLAN (SERVICE FLOOR PLAN)
28TH FLOOR PLAN (SERVICE FLOOR) ADDITION AREA ENVELOPE
28TH FLOOR PLAN (SERVICE FLOOR) DEDUCTION AREA ENVELOPE



29TH FLOOR PLAN
29TH FLOOR PLAN ADDITION AREA ENVELOPE
29TH FLOOR PLAN DEDUCTION AREA ENVELOPE
30TH FLOOR PLAN
30TH FLOOR PLAN ADDITION AREA ENVELOPE
30TH FLOOR PLAN DEDUCTION AREA ENVELOPE



30TH FLOOR AREA CALCULATION :-

TOTAL ADDITION AREA = 196.595 Sqm.
TOTAL DEDUCTION AREA = 64.744 Sqm.

F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
= 196.595 - 64.744 = **131.851** Sqm.

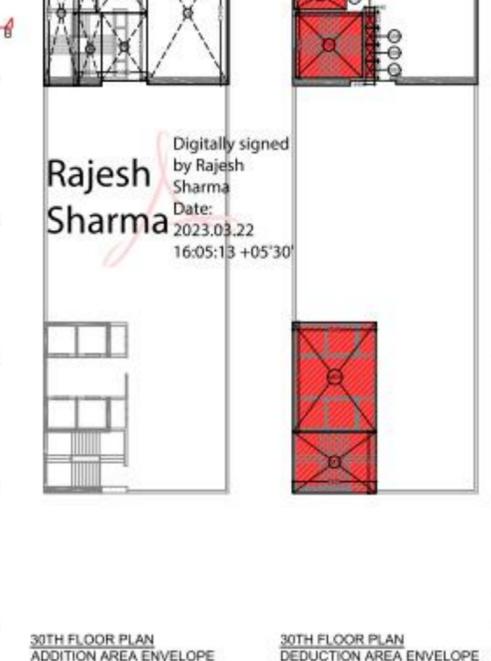
15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + MUMTY + MACHINE ROOM AREA
= 9.818 + 11.395 + 33.205 + 10.327 + 38.348 + 68.795 = **171.888** Sqm.

30TH FLOOR AREA CALCULATION :-

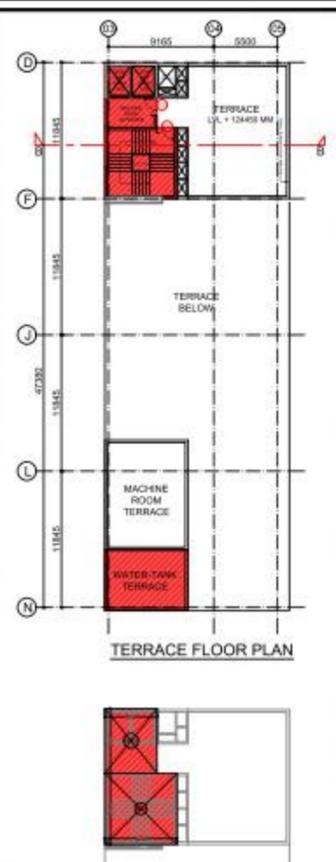
TOTAL ADDITION AREA = 766.814 Sqm.
TOTAL DEDUCTION AREA = 126.464 Sqm.
BALCONY F.A.R. AREA = 33.918/4 = 8.479 Sqm.

F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R. AREA
= 766.814 - 126.464 + 8.479 = **648.829** Sqm.

15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT
= 34.668 + 30.872 + 33.205 + 26.492 = **125.237** Sqm.



30TH FLOOR AREA CALCULATION :-

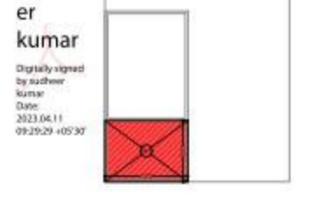


TERRACE FLOOR PLAN

TOTAL ADDITION AREA = 196.595 Sqm.
TOTAL DEDUCTION AREA = 64.744 Sqm.

F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
= 196.595 - 64.744 = **131.851** Sqm.

15% F.A.R. AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + MUMTY + MACHINE ROOM AREA
= 9.818 + 11.395 + 33.205 + 10.327 + 38.348 + 68.795 = **171.888** Sqm.



TERRACE FLOOR PLAN AREA ENVELOPE

PROJECT
PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GREATER NOIDA, G.B. NAGAR, (U.P.)

OWNER
M/S CIVTECH BUILDCON PVT. LTD., 65, SHRESTHA VIHAR, DELHI, 110092

ARCHITECT'S SEAL
AMIT KUMAR R
Digitally signed by AMIT KUMAR R
Date: 2023.03.16 12:29:53 +05'30'

OWNER'S SEAL
SUBO DH GOEL
Digitally signed by SUBODH GOEL
Date: 2023.03.16 12:54:42 +05'30'

ARCHITECT
modarchindia
architects interior designers & planners
office: 1st floor, B-66, sector-63, GREATER NOIDA -201301, U.P.
phone: 0120-4208253, email: amitganga@gmail.com
website: www.modarch.in

Drawing Title
12TH TO TERRACE FLOOR PLAN & AREA CALCULATIONS

Checked by: SAHISH TRIPATHI
Drawn by: LOHESH SHARMA
Drawing No: MI - CS - SANCTION

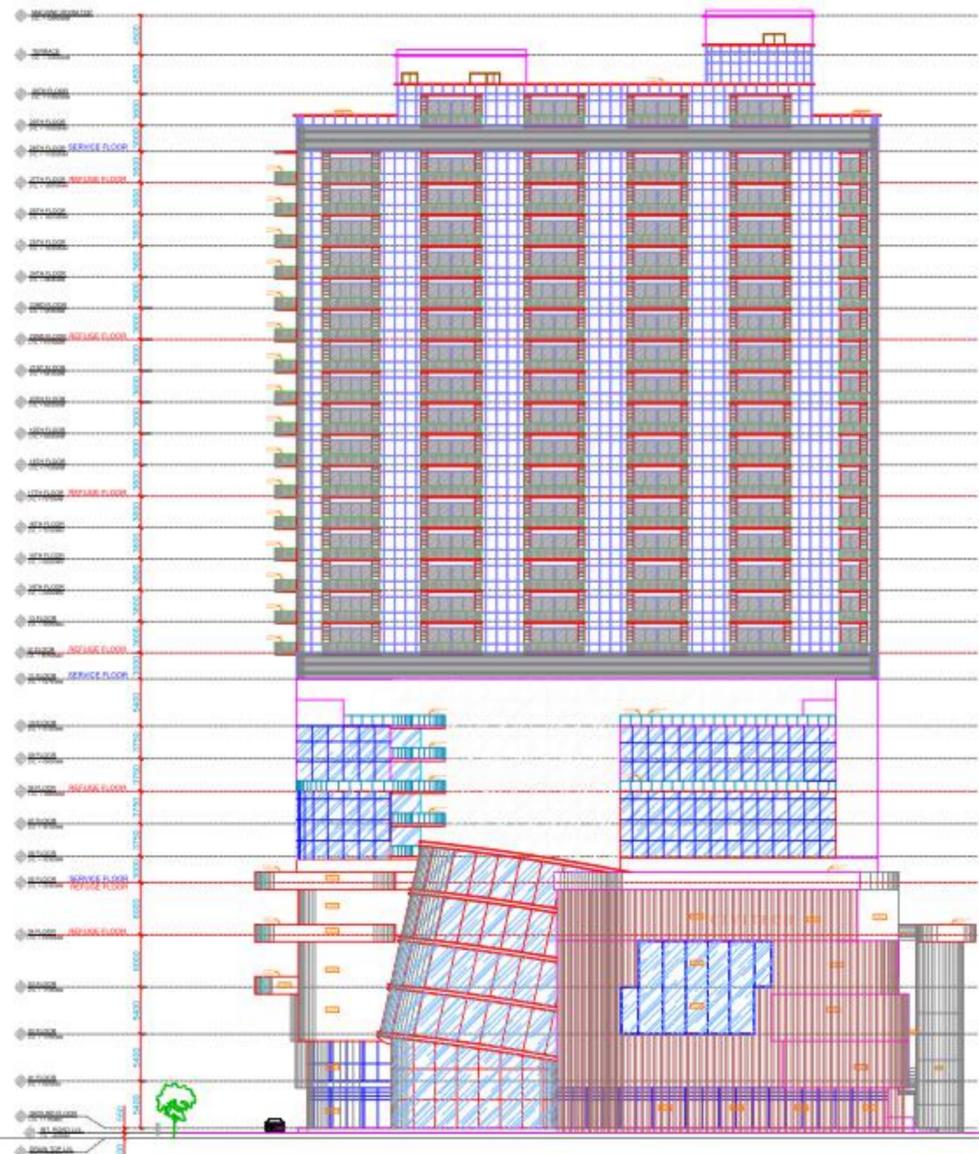
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Date: 2023.03.16
Scale: 1:300

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Date: 2023.03.21 16:53:18 +05'30'

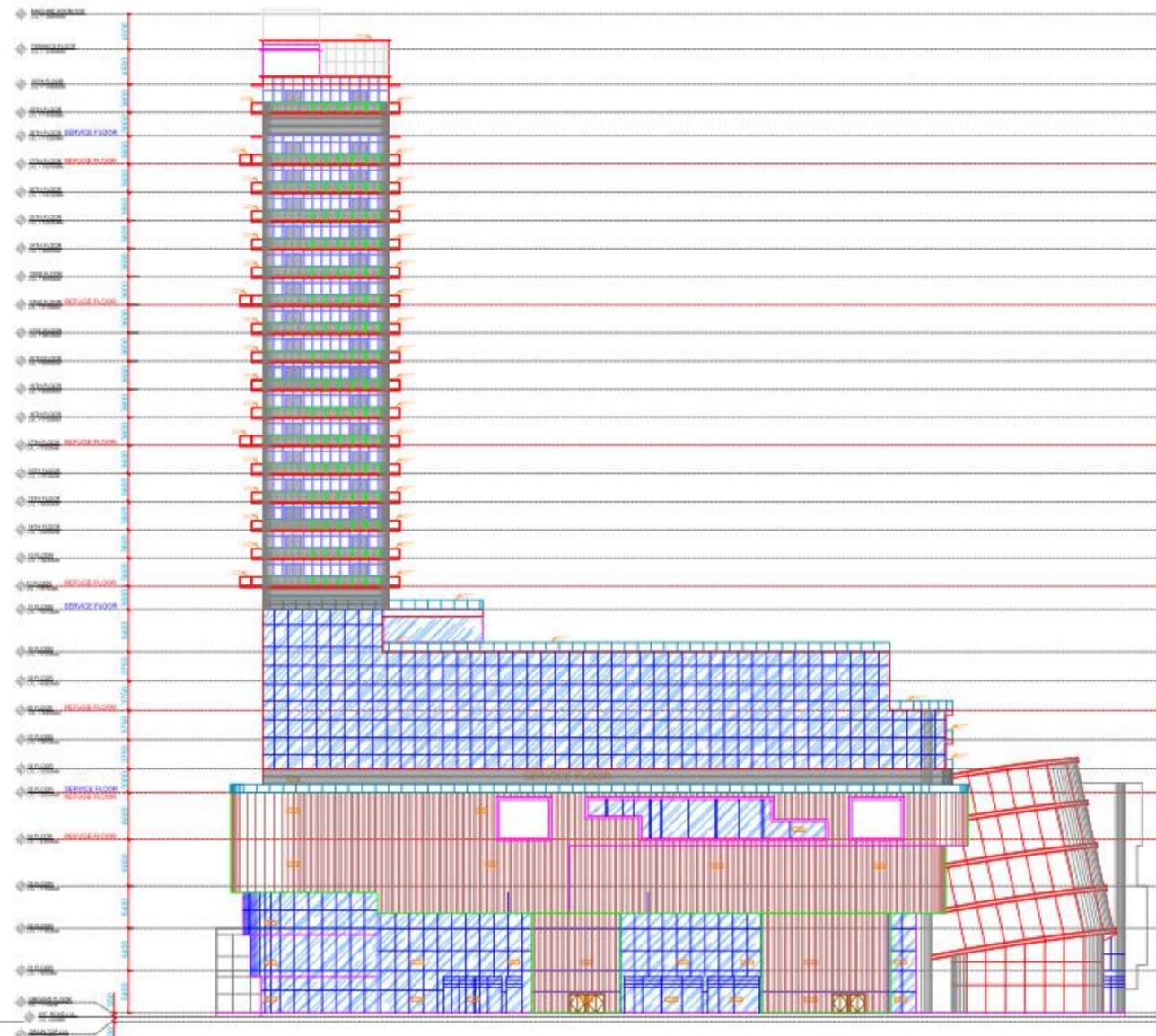
sudheer kumar
Digitally signed by sudheer kumar
Date: 2023.04.11 09:29:29 +05'30'

Rajesh Sharma
Digitally signed by Rajesh Sharma
Date: 2023.03.22 16:05:13 +05'30'

- NOTES:-
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ.M.
 3. COLUMNS ARE ONLY INDICATIVE AND WILL BE AS PER RELEVANT STRUCTURAL DRAWINGS.
 4. ALL LIFT, ESCALATOR & MACHINE ROOM SHOULD BE AS PER IS STANDARD.



FRONT ELEVATION



LEFT SIDE ELEVATION

sudheer kumar
Digitally signed by sudheer kumar
Date: 2023.04.11 11:34:13 +05'30'

Rajesh Sharma
Digitally signed by Rajesh Sharma
Date: 2023.03.22 16:10:32 +05'30'

ARVIND KUMAR TRIPATHI
Digitally signed by ARVIND KUMAR TRIPATHI
Date: 2023.03.21 16:56:06 +05'30'

PROJECT
PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GR. NOIDA, G.B. NAGAR, (U.P)

OWNER
M/S CIVITECH BUILDCON PVT. LTD.
65, SHRESTHA VIHAR, DELHI, 110092

ARCHITECT'S SEAL AMIT KUMAR Digitally signed by AMIT KUMAR Date: 2023.03.16 12:30:40 +05'30'	OWNERS SEAL SUBODH GOEL Digitally signed by SUBODH GOEL Date: 2023.03.16 12:55:55 +05'30'
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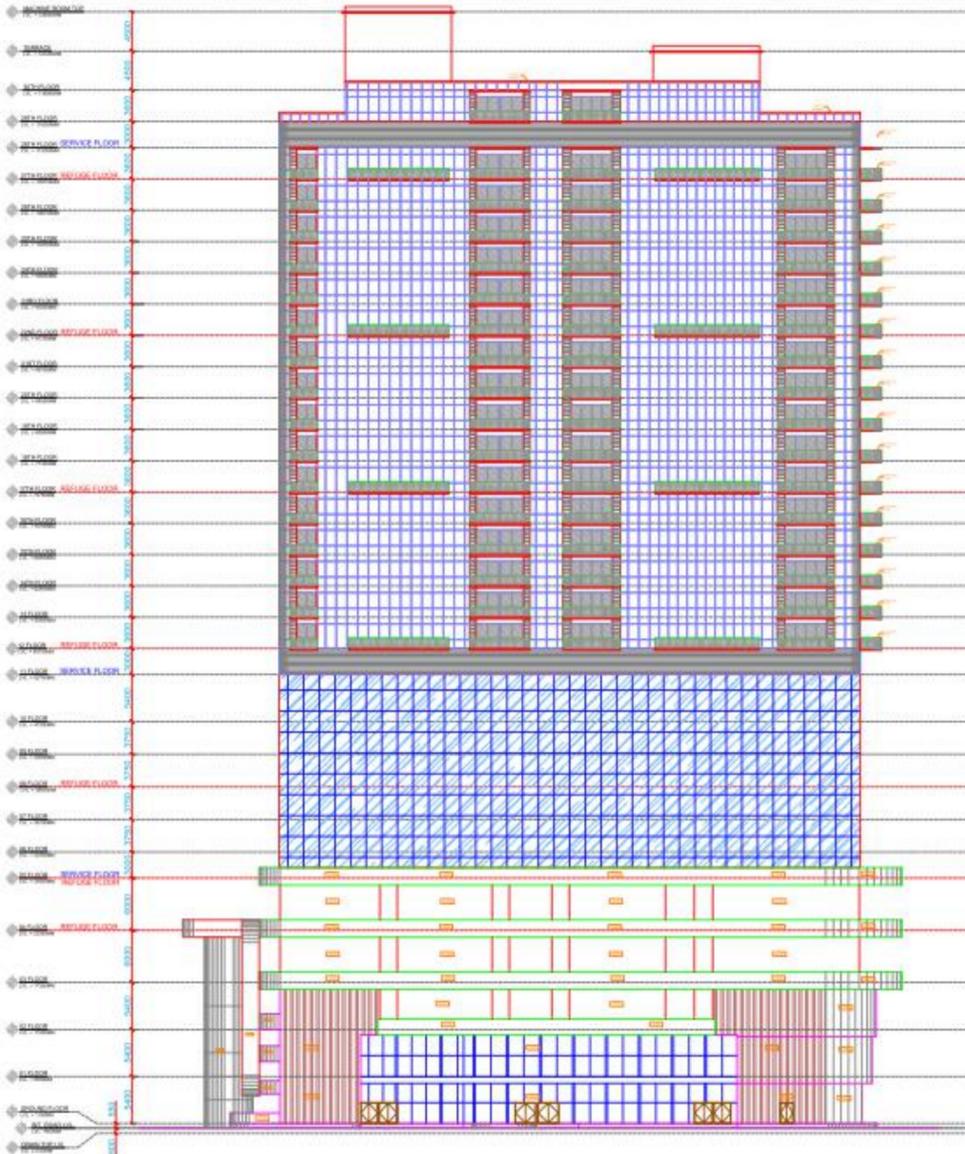
ARCHITECT
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phone: 0120-4203203, email: wrniganga@modarchindia.com
website: www.modarchindia.com

Drawing Title
ELEVATIONS

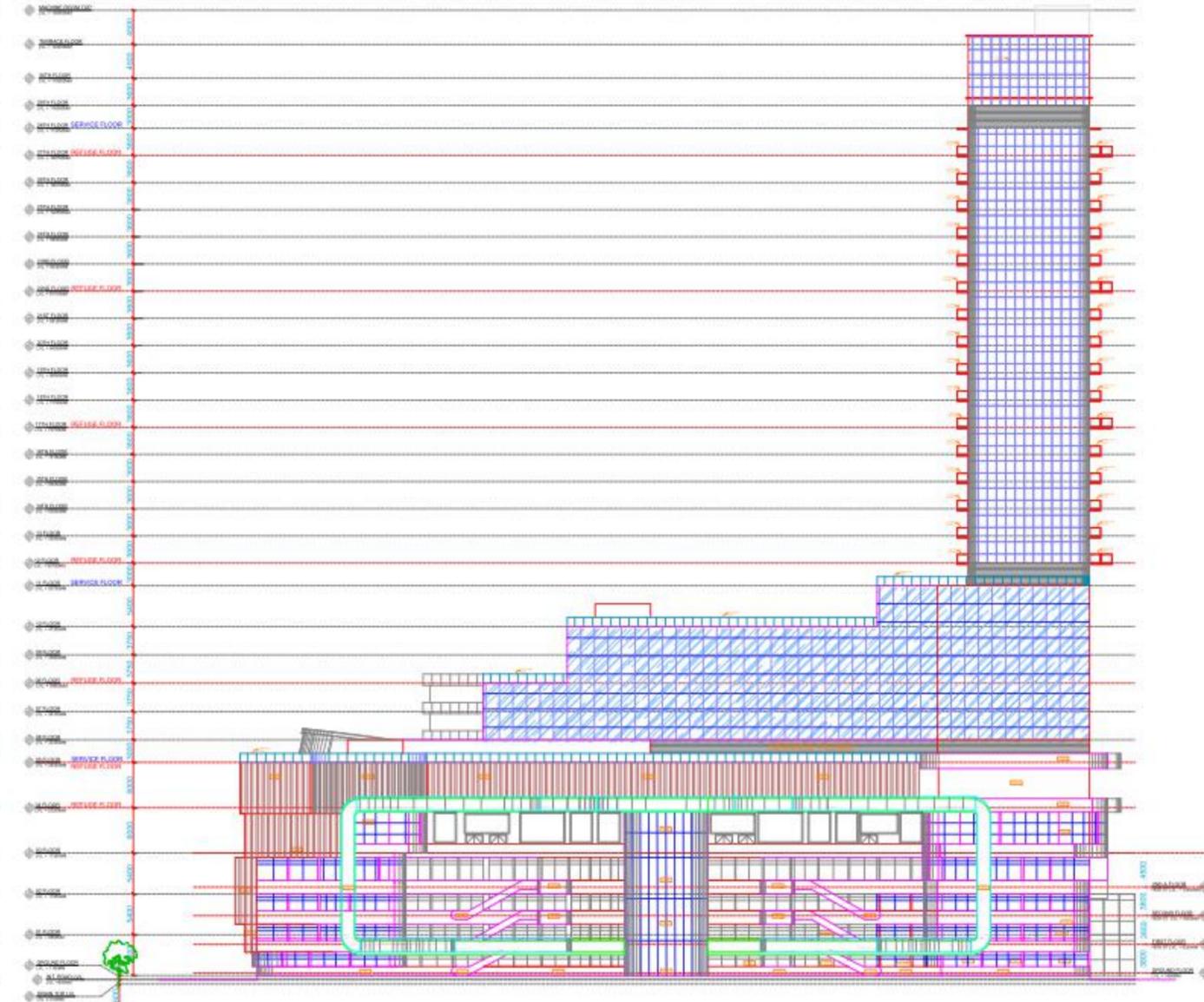
North
N

Checked by: [Signature] Date: [Blank]
Drawn by: [Signature] Scale: [Blank]
Drawing No: MJ - CS - SANCTION

- NOTES:
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ.M.
 3. COLUMNS ARE ONLY INDICATIVE AND WILL BE AS PER RELEVANT STRUCTURAL DRAWINGS.
 4. ALL LIFT, ESCALATOR & MACHINE ROOM SHOULD BE AS PER IS STANDARD.



REAR ELEVATION



RIGHT SIDE ELEVATION

sudheer kumar
 Digitally signed by sudheer kumar
 Date: 2023.04.11 11:38:40 +05'30'

Rajesh Sharma
 Digitally signed by Rajesh Sharma
 Date: 2023.03.22 16:14:51 +05'30'

ARVIND KUMAR TRIPATHI
 Digitally signed by ARVIND KUMAR TRIPATHI
 Date: 2023.03.21 16:58:59 +05'30'

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GR. NOIDA, G.B. NAGAR, (U.P.)

OWNER
 M/S CIVITECH BUILDCON PVT. LTD.
 65, SHRESTHA VIHAR, DELHI. 110092

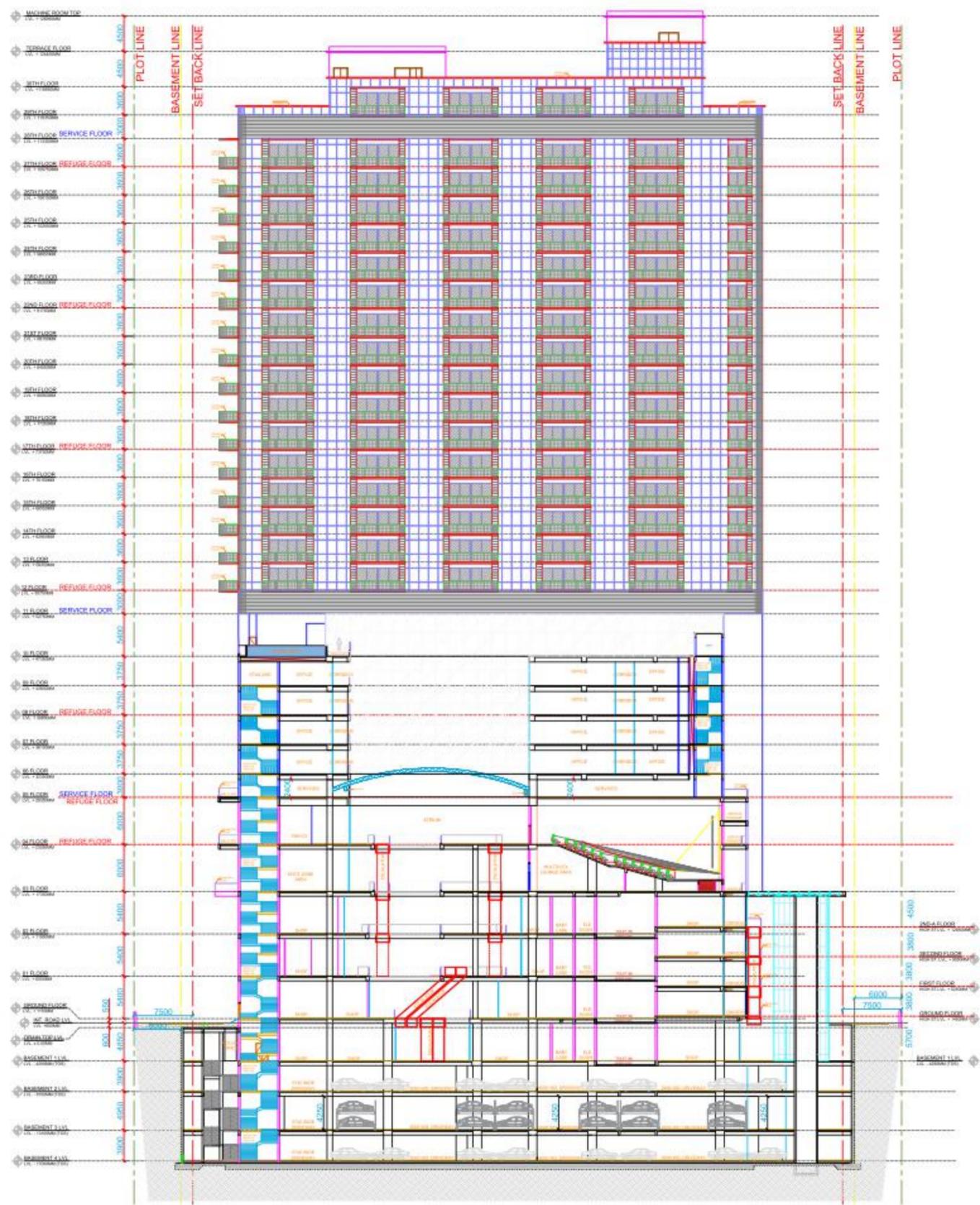
ARCHITECT'S SEAL	OWNER'S SEAL
AMIT KUMAR Digitally signed by AMIT KUMAR Date: 2023.03.16 12:31:26 +05'30'	SUBODH GOEL Digitally signed by SUBODH GOEL Date: 2023.03.16 12:57:48 +05'30'

ARCHITECT

 architects interior designs & planners
 studio: 1st floor, B-69, sector-63, Noida-201301, U.P.
 phone: 0120-4206253, email: amitkarpal@hotmail.com
 website: www.modarch.in

Drawing Title ELEVATIONS	North 
Checked by: <u> </u>	Date: <u> </u>
Drawn by: <u> </u>	Scale: <u> </u>
Drawing No: MI - CS - SANCTION	21

- NOTES:-
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ.M.
 3. COLUMNS ARE ONLY INDICATIVE AND WILL BE AS PER RELEVANT STRUCTURAL DRAWINGS.
 4. ALL LIFT, ESCALATOR & MACHINE ROOM SHOULD BE AS PER IS STANDARD.



SECTION-AA

Digitally signed by sudheer kumar
 Date: 2023.04.11 11:43:25 +05'30'

Digitally signed by Rajesh Sharma
 Date: 2023.03.22 16:19:17 +05'30'

Digitally signed by ARVIND KUMAR TRIPATHI
 Date: 2023.03.21 17:01:55 +05'30'

PROJECT
 PROPOSED COMMERCIAL AT PLOT NO. C-1B, SECTOR-16B, GR. NOIDA, G.B. NAGAR, (U.P.)

OWNER
 M/S CIVITECH BUILDCON PVT. LTD., 6A, SHRESTHA VIHAR, DELHI, 110092

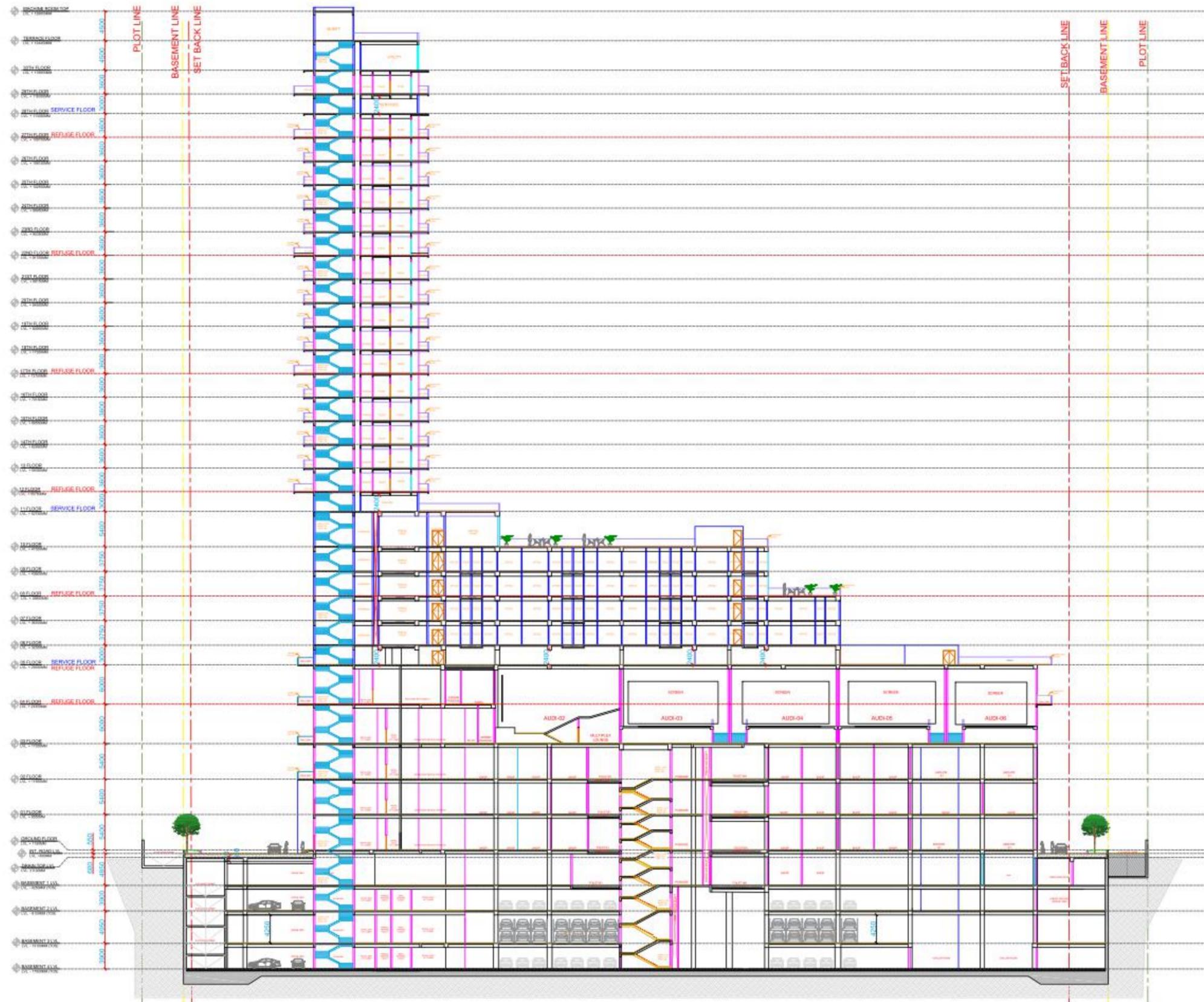
ARCHITECT'S SEAL AMIT KUMAR Digitally signed by AMIT KUMAR Date: 2023.03.16 12:32:14 +05'30'	OWNERS SEAL SUBODH GOEL Digitally signed by SUBODH GOEL Date: 2023.03.16 12:59:41 +05'30'
--	---

ARCHITECT

 architects interior designers & planners
 studio: 1st floor, B-99, sector-03, Noida -201301, U.P.
 phone: 0120-4006253, email: arniganga@gmail.com
 website: www.modarch.in

Drawing Title: SECTION AT AA
 North


Checked by: Date:
 Drawn by: Scale:
 Drawing No: MI - CS - SANCTION 22



SECTION-BB

- NOTES:-
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ.M.
 3. COLUMNS ARE ONLY INDICATIVE AND WILL BE AS PER RELEVANT STRUCTURAL DRAWINGS.
 4. ALL LIFT, ESCALATOR & MACHINE ROOM SHOULD BE AS PER ISI STANDARD.

sudheer kumar Digitally signed by sudheer kumar
Date: 2023.04.11 11:48:42 +05'30'

Rajesh Sharma Digitally signed by Rajesh Sharma
Date: 2023.03.22 16:24:11 +05'30'

ARVIND KUMAR TRIPATHI Digitally signed by ARVIND KUMAR TRIPATHI
Date: 2023.03.21 17:04:55 +05'30'

PROJECT
PROPOSED COMMERCIAL AT PLOT NO. C-1B
SECTOR-16B, GR. NOIDA, G.B. NAGAR, (U.P.)

OWNER
M/S CIVITECH BUILDCON PVT. LTD.
B5, SHRESTHA VIHAR, DELHI, 110092

ARCHITECT'S SEAL	OWNERS SEAL
AMIT KUMAR Digitally signed by AMIT KUMAR Date: 2023.03.16 12:33.12 +05'30'	SUBODH GOEL Digitally signed by SUBODH GOEL Date: 2023.03.16 13:00.56 +05'30'

ARCHITECT
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website: www.modarch.in

Drawing Title: SECTION AT BB
North

Checked By: *(Signature)* Date: *(Date)*
Drawn By: *(Signature)* Scale: *(Scale)*
Drawing No: MI - CS - SANCTION