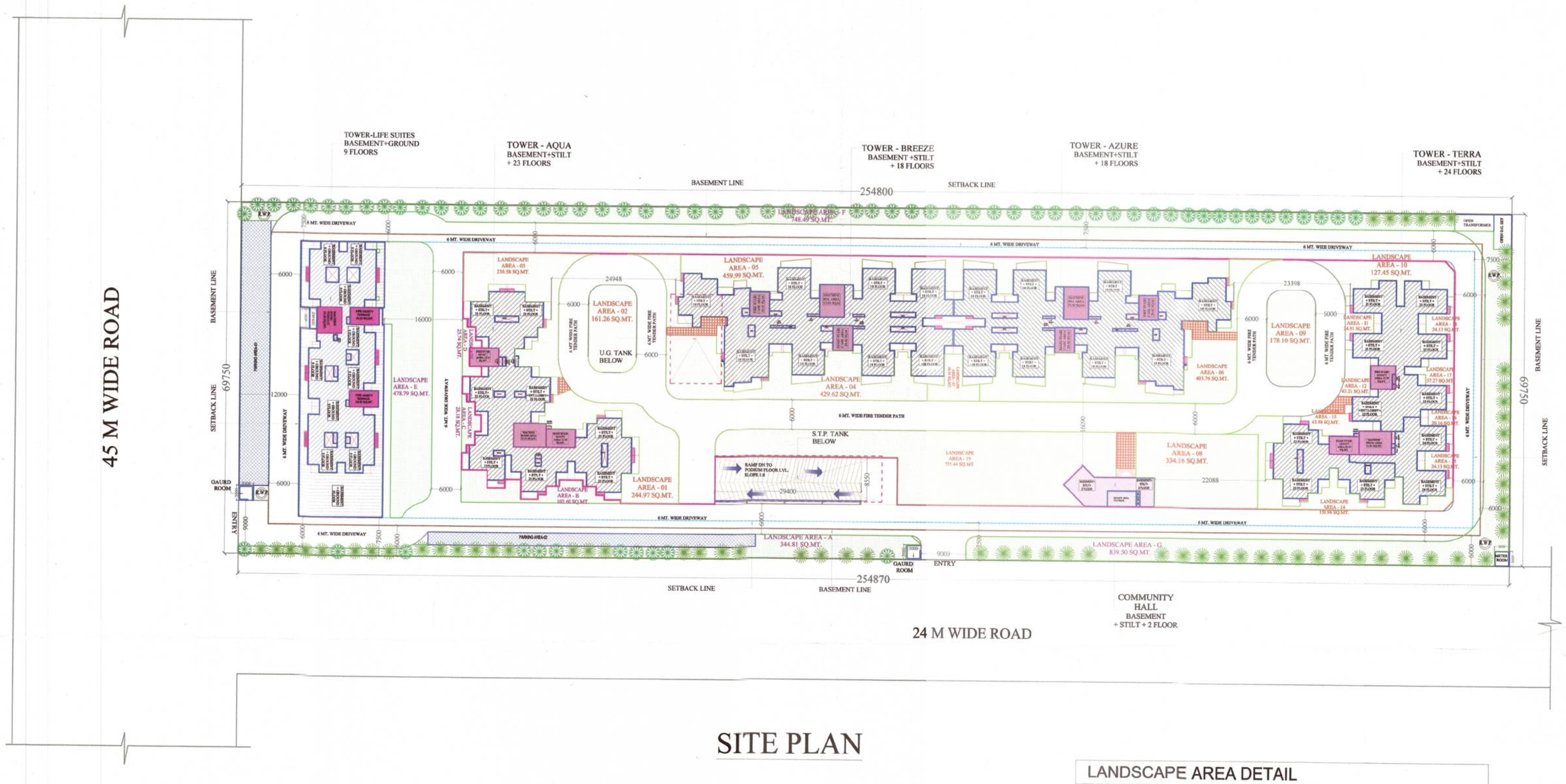
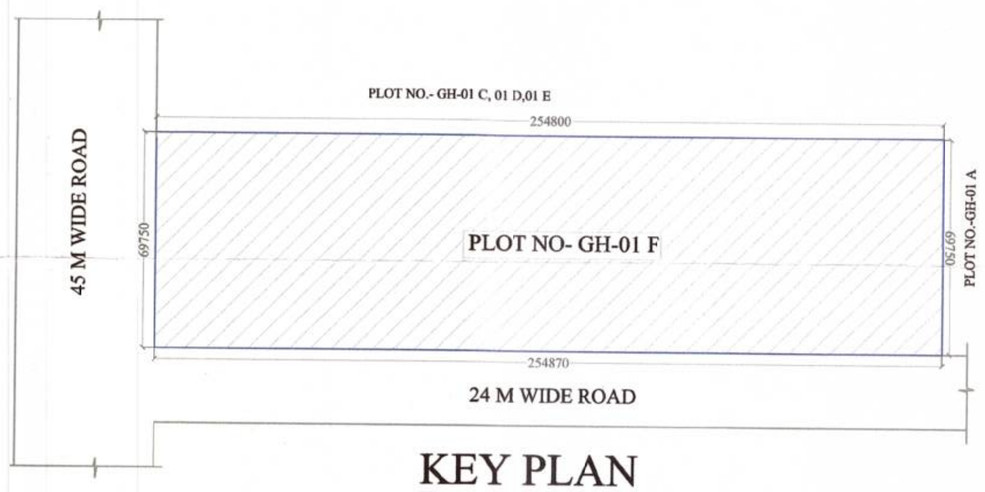


SITE PLAN



KEY PLAN

LANDSCAPE AREA DETAIL

DETAIL OF LANDSCAPE AREA AT GROUND FLOOR

S.No.	DESCRIPTION	TOTAL AREA
1	LANDSCAPE AREA - A	344.81
2	LANDSCAPE AREA - B	102.60
3	LANDSCAPE AREA - C	28.18
4	LANDSCAPE AREA - D	25.74
5	LANDSCAPE AREA - E	478.79
7	LANDSCAPE AREA - F	748.69
8	LANDSCAPE AREA - G	839.50
	TOTAL	2568.31

DETAIL OF LANDSCAPE AREA AT PODIUM TERRACE

S.No.	DESCRIPTION	TOTAL AREA
1	LANDSCAPE AREA-1	244.97
2	LANDSCAPE AREA-2	161.26
3	LANDSCAPE AREA-3	238.58
4	LANDSCAPE AREA-4	429.62
5	LANDSCAPE AREA-5	599.99
6	LANDSCAPE AREA-6	403.76
7	LANDSCAPE AREA-7	56.34
8	LANDSCAPE AREA-8	334.16
9	LANDSCAPE AREA-9	178.10
10	LANDSCAPE AREA-10	127.45
11	LANDSCAPE AREA-11	24.91
12	LANDSCAPE AREA-12	43.21
13	LANDSCAPE AREA-13	43.98
14	LANDSCAPE AREA-14	153.96
15	LANDSCAPE AREA-15	24.13
16	LANDSCAPE AREA-16	20.16
17	LANDSCAPE AREA-17	37.27
18	LANDSCAPE AREA-18	24.13
19	LANDSCAPE AREA-19	775.44
	TOTAL	3921.42

	LEGEND : -	
01	SETBACK LINE	
02	BASEMENT LINE	
03	PODIUM LINE	
04	OPEN PARKING AREA	
05	TOWER ENTRY	

AREA STATEMENT

S.No.		PARTICULARS	F.A.R.%	SQ.MTR.
		TOTAL PLOT AREA		17,775.09
1		PERMISSIBLE F.A.R. FOR HOUSING		62,212.814
	A	PERMISSIBLE F.A.R. = 2.75 = 48,881.497 SQ.MT.		
	B	ADDITIONAL 0.75 F.A.R. PURCHASABLE = 17,775.09 X 0.75 = 13,331.317 SQ.MT.		
		TOTAL PERMISSIBLE F.A.R. FOR HOUSING = A+B = 48,881.497 + 13,331.317 = 62,212.814 SQ.MT.		
3		PERMISSIBLE 15% F.A.R. FOR FACILITY		9,331.921
	A	PERMISSIBLE 15% FOR FACILITY OF TOTAL MAN'Y A.G. AREA = 15% OF 48,881.497 SQ.MT.= 7,332.224 SQ.MT.		
	B	PERMISSIBLE 15% FOR FACILITY OF TOTAL PURCHASABLE F.A.R. AREA = 15% OF 13,331.317 SQ.MT. = 1,999.697 SQ.MT.		
		TOTAL PERMISSIBLE 15% F.A.R. FOR FACILITY = A + B = 7,332.224 + 1,999.697 = 9,331.921 SQ.MT.		
4		PERMISSIBLE GROUND COVERAGE @ 40 % 17,775.09 Sqm.@ 35 % = 6221.28 sq. mt.	35%	6221.28
5		PROPOSED TOTAL GROUND COVERAGE	27.22%	4838.66
6		PERMISSIBLE AREA IN F.A.R. FOR COMMERCIAL 1.00% OF TOTAL F.A.R AREA = 1.00% X (48,881.49 + 13,331.31) = 1.00% X 62,212.80 SQ.MT. = 622.12 SQ.MT.		622.12
7		PROPOSED COMMERCIAL F.A.R. AREA		596.56
8		PROPOSED TOTAL F.A.R. AREA	3.499	62,210.91
	A	F.A.R. AREA FOR RESIDENTIAL	61,605.35	
	B	F.A.R. AREA FOR COMMERCIAL	596.56	
	C	F.A.R. AREA FOR METER ROOM	9.00	
		TOTAL F.A.R. AREA PROPOSED (A + B + C) = 62,210.91 SQ.MT.		
9		ACHIEVED FOR FACILITY		7459.37
		PROPOSED AREA IN 15 % FACILITY AREA FOR HOUSING = FIRE STAIR CASE AREA + LIFT LOBBY AREA + MUMTY AREA + MACHINE ROOM AREA + LIFT SHAFTS + SERVICE SHAFTS + CUPBOARD + GAURD ROOM + OVER HEAD TANK + S.T.P. TANK + COMMUNITY HALL = 6976.04 SQ. MT.		
10		PERMISSIBLE UNITS AS PER DENSITY = 1650 + 450 = 2100 PPH @ 4.5 PERSONS PER UNITS FOR PLOT AREA = 17,775.09 SQ.MT. = 17,775.09 X 2100 / 4.5 / 10,000 = 829.50 UNITS SAY = 829 UNITS		
11	A	ACHIEVED DENSITY (ASSUMING 4.5 NO.S. PERSONS PER UNIT) FOR 827 No.S UNITS = 829 X 4.5 X 10,000 / 17,775.09 = 2098.72 PPH		2098.72 PPH
	B	ACHIEVED UNITS = 829 Nos.		829 Nos.
	C	ACHIEVED PERSONS = UNITS X 4.5 = 829 X 4.5 = 3730.50 PERSONS		
12		REQUIRED LANDSCAPE AREA		6468.205
		REQUIRED LANDSCAPE AREA = 50 % OF OPEN AREA OPEN AREA = PLOT AREA - GROUND COVERAGE = 50% OF (17,775.09 - 4838.68) = 12,936.41 = 6468.205 SQ.MT.		
13		PROPOSED LANDSCAPE AREA		6,489.53
	A	LANDSCAPE AREA AT GROUND FLOOR = 2,568.11		
	B	LANDSCAPE AREA AT PODIUM TERRACE = 3,921.42		
		TOTAL (A+B) = 6,489.53 SQ.MT.		
14		REQUIRED TREE AS PER 1 No. OF TREE PER 100 SQ.MT. OF OPEN AREA = (PLOT AREA - GROUND COVERAGE) / 100 = (17,775.09 - 4838.68) /100 = 129.364 No.S. SAY 130 No.S.		130 No.S.
15		NO. OF TREE PROPOSED (50% TREE EVER GREEN) = 138 No.S.		
16		PARKING REQUIRED. @ 1 E.C.S. / 80 SQ.M. F.A.R. AREA = 62,212.814 / 80 = 777.66 SAY 778 E.C.S.		778 E.C.S.
17		PROPOSED PARKING		783 E.C.S.
	A	OPEN PARKING AREA = 473.15 @ 20 SQ.MT. PER E.C.S. = 473.15 / 20 = 23.65 E.C.S. SAY 23.00 E.C.S.		
	B	BASEMENT PARKING AREA = 11,936.784 @ 30 SQ.MT. PER E.C.S. = 11,936.784 / 30 = 397.89 E.C.S. SAY 397 E.C.S.		
	C	MECHINACAL BASEMENT PARKING AREA = 1221.415 @ 18 SQ.MT. PER E.C.S. = 1221.415 / 18 = 67.85 E.C.S. SAY 67 E.C.S.		
	D	PODIUM PARKING AREA = 5,724.004 @ 30 SQ.MT. PER E.C.S. = 5,724.004 / 30 = 190.80 E.C.S. SAY 190 E.C.S.		
	E	STILT PARKING AREA = 3206.38 SQ.MT. @ 30 SQ.MT. PER E.C.S. = 3206.38 / 30 = 106.87 E.C.S. SAY 106 E.C.S.		
		TOTAL PARKING (A+B+C+D+E) = 783 E.C.S.		
18		TOTAL NON F.A.R. AREA		22,409.77
	A	BASEMENT AREA	13,479.386	
	B	STILT AREA	3206.38	
	C	PODIUM AREA	5,724.004	
		TOTAL (A + B + C) = 22,409.77 SQ.M		
19		TOTAL BUILT-UP AREA		92,080.05
	A	TOTAL F.A.R. AREA	62,210.91	
	B	TOTAL NON F.A.R. AREA	22,409.77	
	C	TOTAL FACILITY AREA	7459.37	
		TOTAL (A + B + C) = 92,080.05 SQ.M		

Greater Noida Industrial Development Authority
APPROVED
Vide Letter No. BP-
Valid up to Dated
D.G.M. (Eng. & Arch.)
Asstt. Archt.

SCHEDULE OF PLANTS

ALONG BOUNDARY WALL

1		TABEBUIA ARGENTEA	69 No.S.
2		LAGERSTROEMIA FLOSREGINAE (EVER GREEN)	69 No.S.
		TOTAL = 138 No.S.	

PROJECT :-
GROUP HOUSING AT PLOT NO- GH-01F
SECTOR 16. GREATER NOIDA (U.P)

BUILDERS & PROMOTER :-
M/S ANUSHA ENGG. CONSULTANTS & CONST. PVT LTD.
BLOCK V/47 , B-1, EROS GARDEN , CHARM WOOD VILLAGE, SURAJKUND ROAD FARIDABAD, HARYANA.

DRAWING TITLE :-
SITE PLAN

ARCHITECTS :
Space Designers International
B - 34, SECTOR-67, NOIDA
Ph: 0120- 2404445-48, Mob: 9810070209 , 9013336231
e-mail : spaceid@gmail.com, www.spaceid.com

DRAWN BY :-	CHECKED BY :-	SCALE :-	DATE :-
SANJAY	VISHAL	1 : 400	

VISHAL MITTAL ARCHITECT CA/ 98-23185

OWNER SIGNATURE

ARCHITECT SIGNATURE

DRC. No. :-01