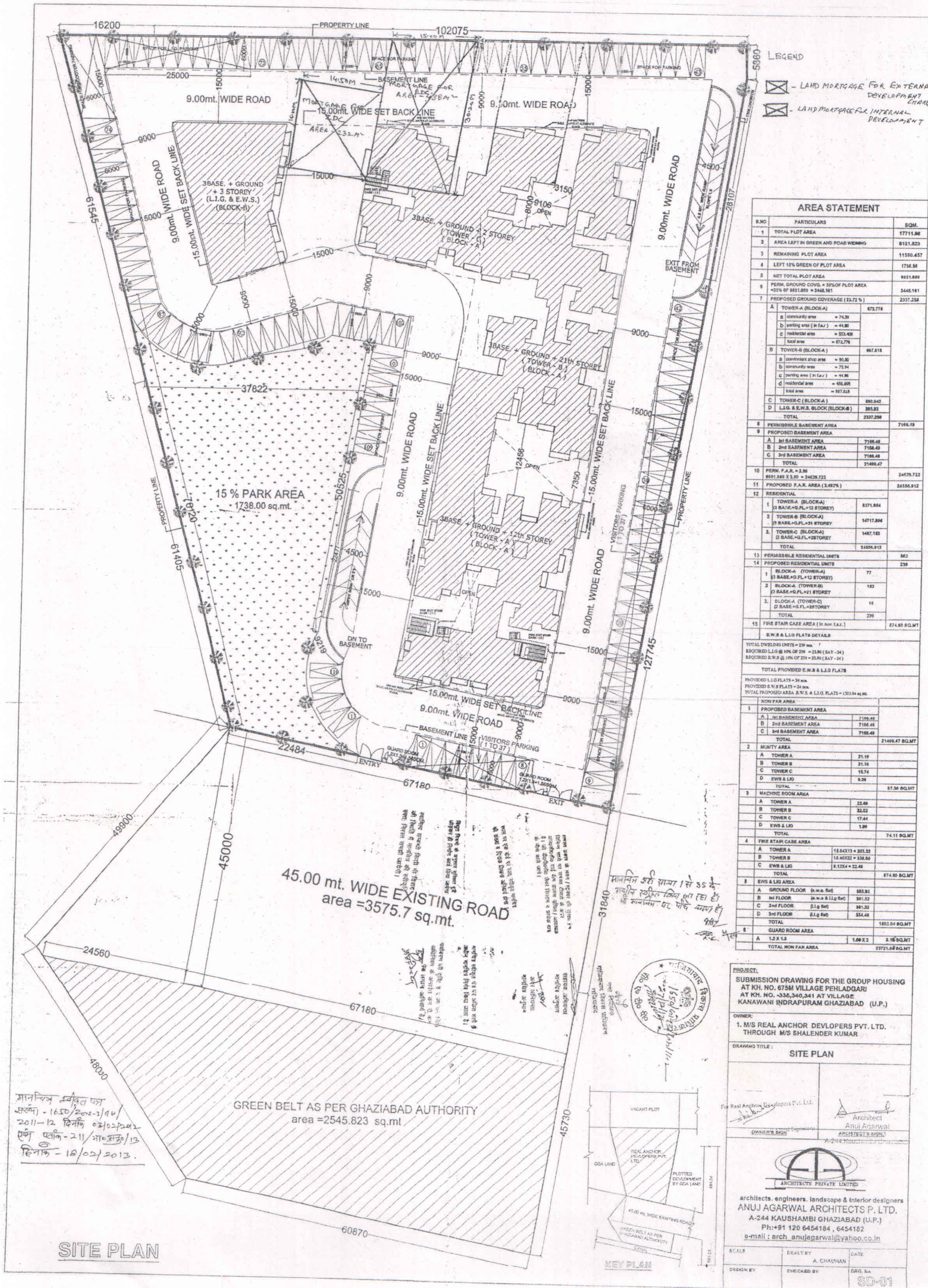




LEGEND

☒ - LAND MORTGAGE FOR EXTERNAL DEVELOPMENT CHARGE

☒ - LAND MORTGAGE FOR INTERNAL DEVELOPMENT

AREA STATEMENT		
S.NO	PARTICULARS	SQM.
1	TOTAL PLOT AREA	17711.86
2	AREA LEFT IN GREEN AND ROAD WIDENING	8121.823
3	REMAINING PLOT AREA	11590.457
4	LEFT 15% GREEN OF PLOT AREA	1738.56
5	NET TOTAL PLOT AREA	9851.897
6	PERM. GROUND COVL. + 35% OF PLOT AREA + 55% OF 9851.897 = 3442.161	3442.161
7	PROPOSED GROUND COVERAGE (22.72 %)	2237.236
A TOWER-A (BLOCK-A)		
a	community area	74.39
b	parking area (in flat)	44.96
c	residential area	553.408
d	total area	672.776
B TOWER-B (BLOCK-B)		
a	community area	90.80
b	parking area (in flat)	44.96
c	residential area	456.609
d	total area	592.375
C TOWER-C (BLOCK-C)		
a	community area	90.80
b	parking area (in flat)	44.96
c	residential area	456.609
d	total area	592.375
D L.I.G. & E.W.S. BLOCK (BLOCK-D)		
a	community area	90.80
b	parking area (in flat)	44.96
c	residential area	456.609
d	total area	592.375
8	PERMISSIBLE BASEMENT AREA	7166.19
9 PROPOSED BASEMENT AREA		
A	1st BASEMENT AREA	7166.49
B	2nd BASEMENT AREA	7166.49
C	3rd BASEMENT AREA	7166.49
TOTAL		21499.47
10	PERM. F.A.R. = 2.50 9851.897 x 2.50 = 24629.723	24629.723
11	PROPOSED F.A.R. AREA (2.487%)	24586.912
12 RESIDENTIAL		
1	TOWER-A (BLOCK-A) (3 BASE+G.FL.+12 STOREY)	8371.854
2	TOWER-B (BLOCK-B) (3 BASE+G.FL.+12 STOREY)	14717.896
3	TOWER-C (BLOCK-C) (3 BASE+G.FL.+12 STOREY)	1487.182
TOTAL		24586.912
13	PERMISSIBLE RESIDENTIAL UNITS	562
14	PROPOSED RESIDENTIAL UNITS	238
1	BLOCK-A (TOWER-A) (3 BASE+G.FL.+12 STOREY)	77
2	BLOCK-B (TOWER-B) (3 BASE+G.FL.+12 STOREY)	182
3	BLOCK-C (TOWER-C) (3 BASE+G.FL.+12 STOREY)	16
TOTAL		238
15	FIRE STAIR CASE AREA (in flat)	874.80 SQ.MT
E.W.S. & L.I.G. FLATS DETAILS		
TOTAL DWELLING UNITS = 238		
REQUIRED L.I.G. @ 10% OF 238 = 23.80 (SAY - 24)		
REQUIRED E.W.S. @ 10% OF 238 = 23.80 (SAY - 24)		
TOTAL PROVIDED E.W.S. & L.I.G. FLATS		
PROVIDED L.I.G. FLATS = 24 nos		
PROVIDED E.W.S. FLATS = 24 nos		
TOTAL PROVIDED AREA E.W.S. & L.I.G. FLATS = 150.04 sq.m.		
NON FAR AREA		
1 PROPOSED BASEMENT AREA		
A	1st BASEMENT AREA	7166.49
B	2nd BASEMENT AREA	7166.49
C	3rd BASEMENT AREA	7166.49
TOTAL		21499.47 SQ.MT
2 MURTY AREA		
A	TOWER A	21.16
B	TOWER B	21.16
C	TOWER C	16.74
D	EWS & LIG	9.28
TOTAL		67.36 SQ.MT
3 MACHINE ROOM AREA		
A	TOWER A	21.60
B	TOWER B	21.60
C	TOWER C	17.44
D	EWS & LIG	1.30
TOTAL		74.11 SQ.MT
4 FIRE STAIR CASE AREA		
A	TOWER A	18.64X13 = 202.33
B	TOWER B	18.40X22 = 404.80
C	EWS & LIG	8.12X4 = 32.48
TOTAL		874.80 SQ.MT
5 EWS & LIG AREA		
A	GROUND FLOOR (a.w.s. flat)	385.81
B	1st FLOOR (a.w.s. & L.I.G. flat)	381.32
C	2nd FLOOR (L.I.G. flat)	381.32
D	3rd FLOOR (L.I.G. flat)	381.32
TOTAL		1529.77 SQ.MT
6 GUARD ROOM AREA		
A	1.2 X 1.5	1.80 X 2 = 3.60 SQ.MT
TOTAL NON FAR AREA		22721.68 SQ.MT

PROJECT:
SUBMISSION DRAWING FOR THE GROUP HOUSING
AT KH. NO. 675M VILLAGE PEHLADGARI
AT KH. NO. -336,340,341 AT VILLAGE
KANAWANI INDRAPURAM GHAZIABAD (U.P.)

OWNER:
1. M/S REAL ANCHOR DEVELOPERS PVT. LTD.
THROUGH M/S SHALENDER KUMAR

DRAWING TITLE:
SITE PLAN

For Real Anchor Developers Pvt. Ltd.

Architect
Anuj Agarwal
ARCHITECTS PVT. LTD.

ARCHITECTS PRIVATE LIMITED

architects, engineers, landscape & interior designers
ANUJ AGARWAL ARCHITECTS P. LTD.
A-244 KAUSHAMBI GHAZIABAD (U.P.)
Ph: +91 120 6454184, 6454182
e-mail: arch_anujagarwal@yahoo.co.in

SCALE: 1:1000

DESIGN BY: A. CHAUHAN

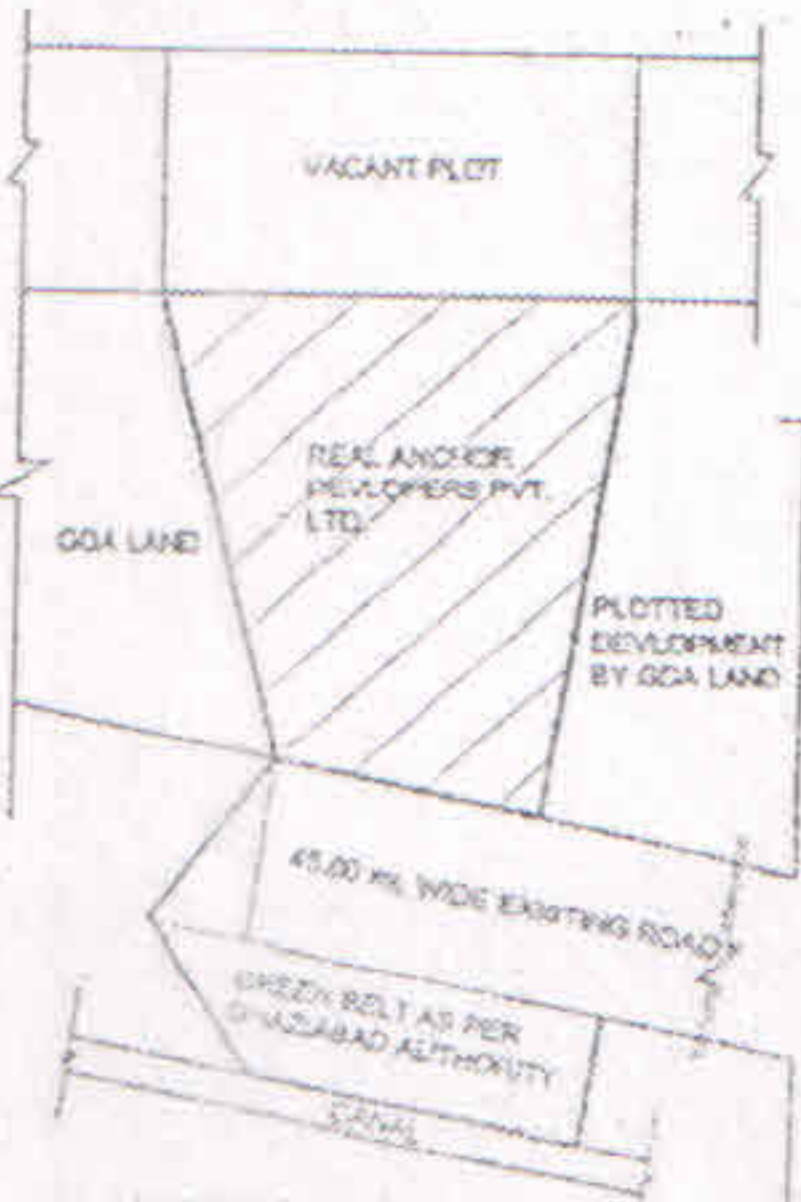
CHECKED BY: DRG. No.

DATE: 18/02/2013

SD-01

मानविक सर्वोपेक्षा
संख्या - 1650/2012-13/14
2011-12 दिनांक 03/02/2012
एन एन - 21/भा.अ.अ.3/13
दिनांक - 18/02/2013.

GREEN BELT AS PER GHAZIABAD AUTHORITY
area = 2545.823 sq.mt



SITE PLAN

KEY PLAN