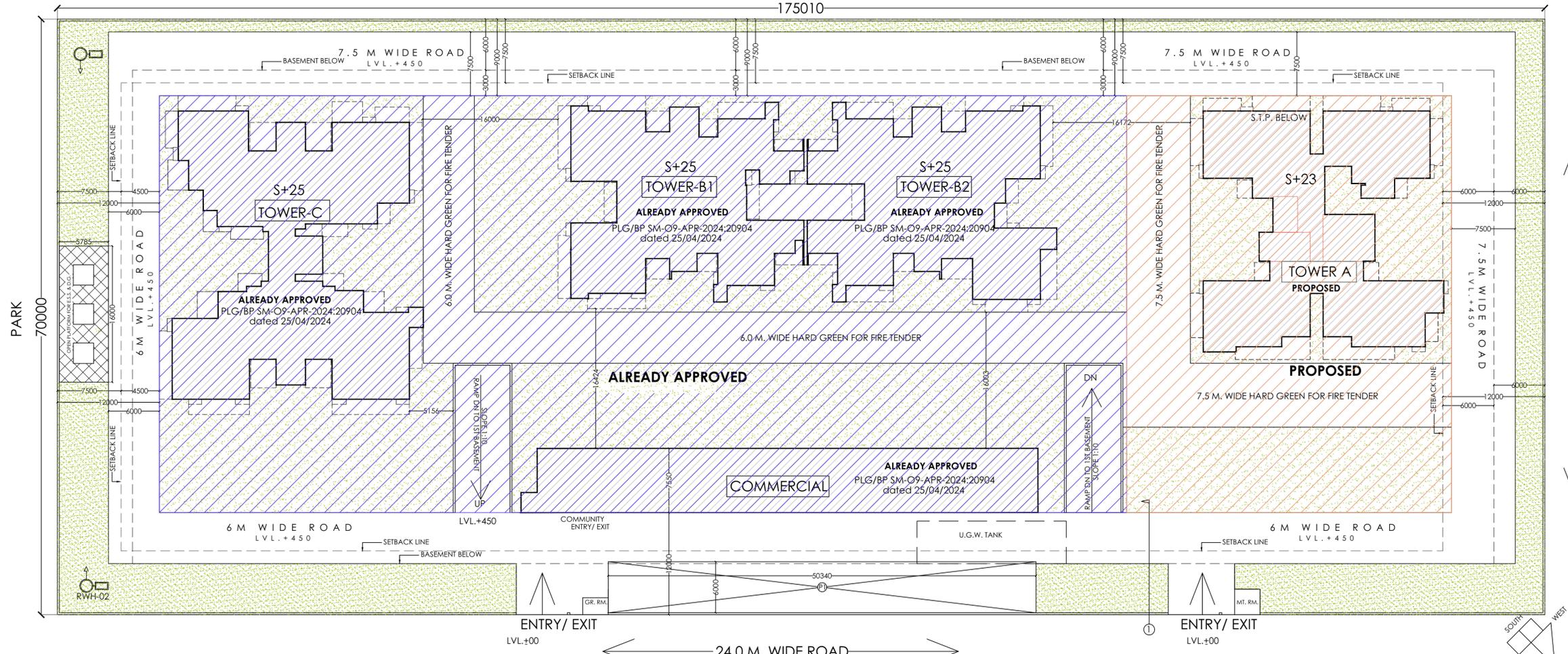
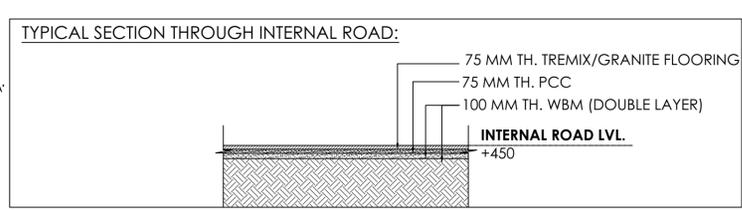
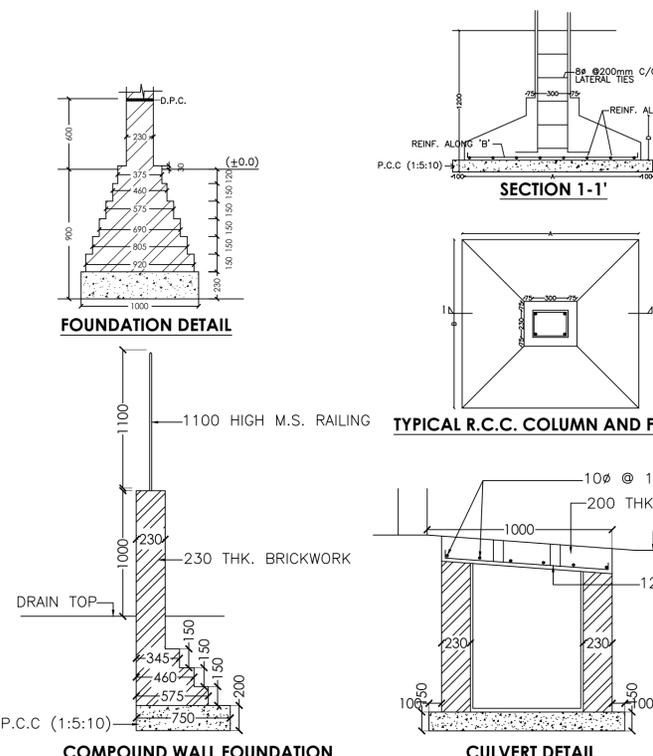


OTHER PLOT

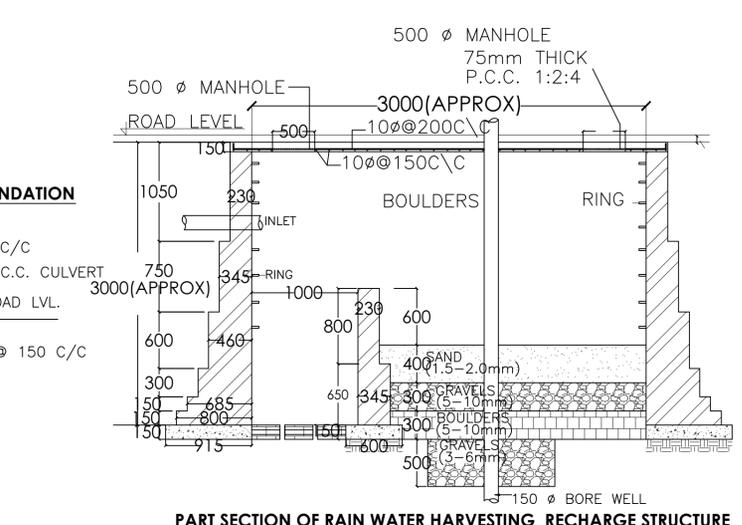
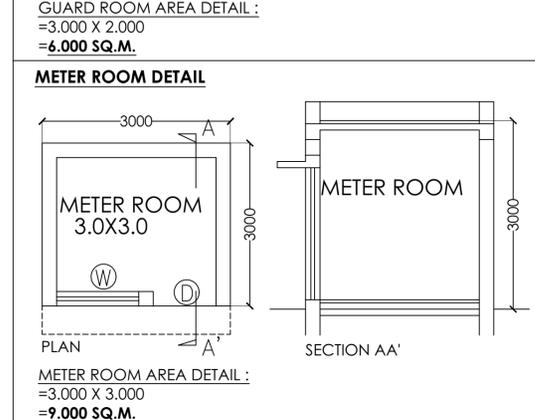
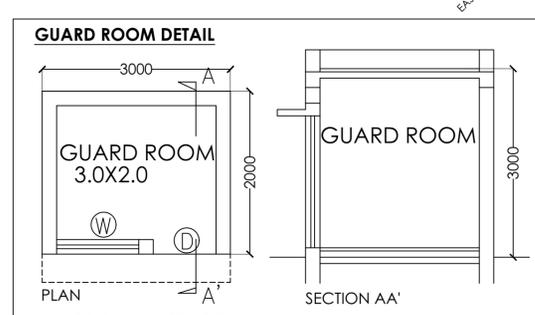
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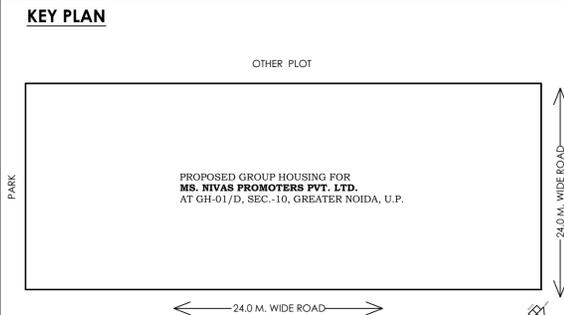
AREA DETAIL			
S.NO.	PARTICULARS	F.A.R. %	AREA IN SQM.
1	<b>TOTAL PLOT AREA</b>		<b>12250.700</b>
2	PERMISSIBLE F.A.R.		
	= 3.5 X 12250.70 = 42877.450 SQM.	3.5	42877.450
3	FAR FOR GREEN	5%	2143.873
4	<b>TOTAL FAR</b>		<b>45021.323</b>
5	PERMISSIBLE 15% FOR FACILITY OF TOTAL F.A.R. AREA	15%	6431.618
6	PERMISSIBLE GROUND COVERAGE		
	12250.70 @35% = 4287.745 SQM.	35%	4287.745
7	PROPOSED TOTAL GROUND COVERAGE	21.561%	2641.366
10	<b>TOTAL F.A.R. ACHIEVED</b>		<b>3.675</b>
11	PROPOSED 15% FACILITY AREA		6043.758
12	PERMISSIBLE UNITS AS PER DENSITY = 2100 PPH	@	571.699
13	PROPOSED UNITS		384
14	PERMISSIBLE DENSITY		2100 PPH
	PROPOSED DENSITY		
15	FOR 384 UNITS = 384 x 4.5 x 10000 / 12250.70		1410.532
16	PERMISSIBLE SHOPPING @1%		428.775
17	<b>ACHIEVED SHOPPING F.A.R.</b>		<b>428.768</b>
18	REQUIRED GREEN =50% OF OPEN AREA		
	OPEN AREA = PLOT AREA-GROUND COVERAGE		4804.667
19	<b>PROPOSED GREEN</b>		<b>6441.691</b>
	REQUIRED NO. OF TREES		
	1 TREE PER 100 SQM. OF OPEN AREA		
20	= (PLOT AREA - GROUND COVERAGE)/100		96
21	NO. OF TREES PROPOSED		125
22	STILTS AREA (NON F.A.R.)		1388.141
23	TOTAL BASEMENT AREA		
	A) UPPER BASEMENT AREA		9454.580
	B) LOWER BASEMENT AREA		9454.580
	TOTAL (A+B)		18909.160
	PARKING REQUIRED	@1	
	ECS / 80 SQM OF FAR AREA	=	
24	45021.323 / 80 = 563 ECS		563
25	<b>PROPOSED PARKING</b>		<b>649</b>
	A) TOTAL UPPER BASEMENT PARKING AREA		
	= 8846.305 @ 30 SQM PER ECS		294
	B) TOTAL LOWER BASEMENT PARKING AREA		
	= 8846.305 @ 30 SQM PER ECS		294
	C) STILTS PARKING AREA		
	= 1388.141 @ 30 SQM PER ECS		46
	D) OPEN PARKING AREA		
	= 302.040 @ 20 SQM PER ECS		15
	302.040 / 20 = 15 ECS		
	<b>TOTAL PARKING (A + B + C + D)</b>		<b>649</b>
26	TOTAL BUILT-UP AREA		71361.927
	A) TOTAL FAR AREA		45020.868
	B) TOTAL NON FAR AREA		20297.301
	C) TOTAL FACILITY AREA		6043.758
	TOTAL A+B+C		71361.927



**OPEN PARKING AREA:**  
 =P1  
 =(50.340X6.0)  
 =(302.04)  
 =302.040 SQM  
 =302/040/20= 15.102  
 =15 CARS



**NOTE:**  
 PARKING REQUIREMENT:  
 5% VISITOR'S PARKING = 35 CARS  
 5% EV CHARGING = 35 CARS



PROJECT:-  
**PROPOSED GROUP HOUSING FOR MS. NIVAS PROMOTERS PVT. LTD.**  
 AT GH-01/D, SEC.-10, GREATER NOIDA, U.P.

SIGNING AUTHORITY

ARCHITECT'S SIGN

REVISED SUBMISSION DRAWING

NORTH

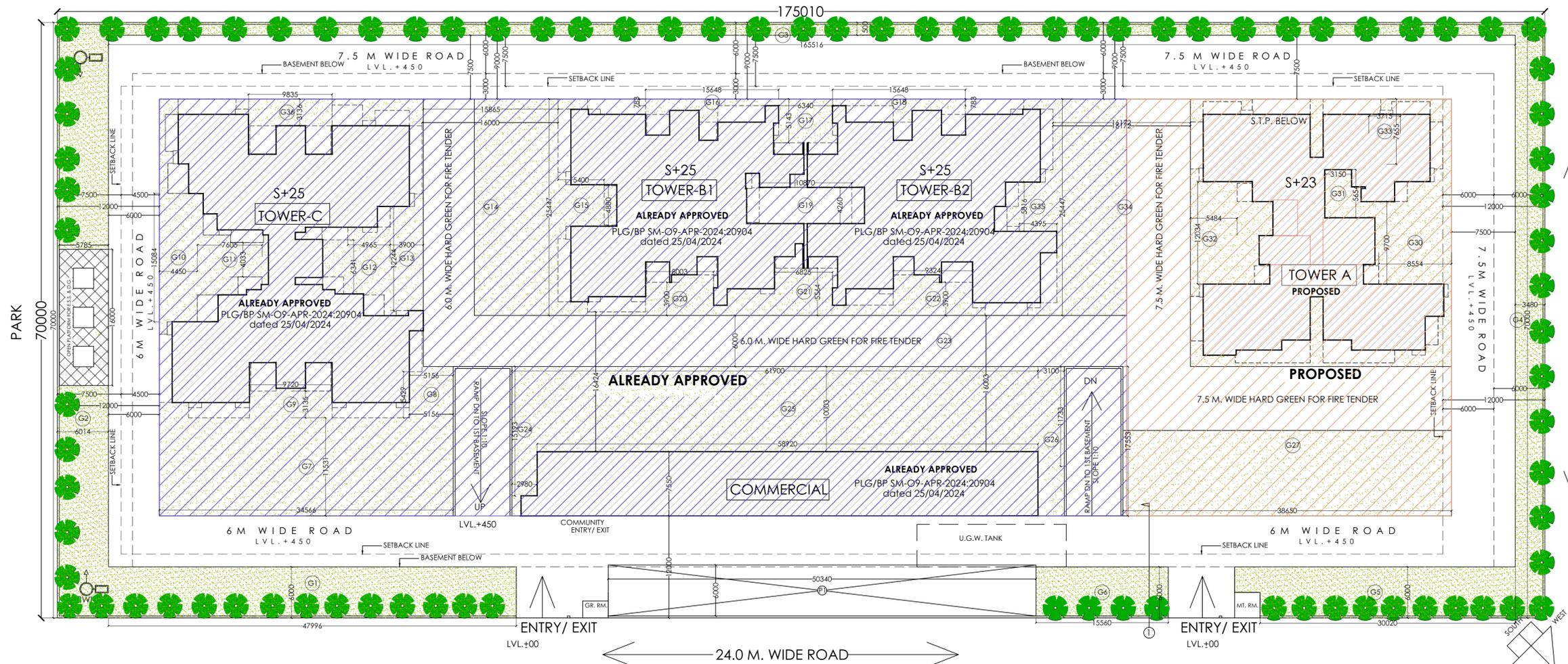
ARCHITECTS:-  
 P. N. ANDLEY B. ARCH. A.I.I.A.  
**ANDLEYS ASSOCIATES PVT. LTD.**  
 ARCHITECTS ENGINEERS PLANNERS  
 39 HOUSING SOCIETY N.D.S.E.-I NEW DELHI - 110049

DRG. TITLE:-  
**SITE PLAN**  
 SCALE:-1:400  
 DLT.BY:-Mukesh

DRG. NO.:- 01  
 DATE:-27/01/2025



OTHER PLOT



LANDSCAPING CALCULATIONS			
GREEN AREA REQUIRED	=50% OF OPEN AREA		
OPEN AREA	= PLOT AREA-GR. COVERAGE		
OPEN AREA	=(12250.700-2641.366) /2		
	4804.6670		
PROPOSED GREEN AREA			
S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
G1	47.996 X	6.000	= 287.976
G2	6.014 X	70.000	= 420.980
G3	162.516 X	3.000	= 487.548
G4	70.000 X	6.480	= 453.600
G5	27.020 X	6.000	= 162.120
G6	15.560 X	6.000	= 93.360
G7	34.566 X	34.566	= 1194.808
G8	5.156 X	5.429	= 27.992
G9	9.720 X	3.135	= 30.472
G10	4.450 X	15.084	= 67.124
G11	7.605 X	4.033	= 30.671
G12	4.965 X	6.341	= 31.483
G13	3.900 X	12.244	= 47.752
G14	15.865 X	25.477	= 404.193
G15	5.400 X	4.880	= 26.352
G16	15.468 X	0.783	= 12.111
G17	6.340 X	5.143	= 32.607
G18	15.468 X	0.783	= 12.111
G19	10.870 X	4.259	= 46.295
G20	8.003 X	3.900	= 31.212
G21	6.675 X	5.564	= 37.140
G22	9.324 X	3.900	= 36.364
G23	90.536 X	6.000	= 543.216
G24	2.980 X	5.190	= 15.466
G25	64.493 X	10.003	= 645.123
G26	3.100 X	7.550	= 23.405
G27	38.650 X	17.553	= 678.423
G30	8.554 X	9.700	= 82.974
G31	3.150 X	5.654	= 17.810
G32	5.484 X	12.034	= 65.994
G33	3.715 X	7.655	= 28.438
G34	15.727 X	25.447	= 400.205
G35	4.524 X	5.816	= 26.312
G36	9.835 X	3.316	= 32.613
	TOTAL GREEN AREA	=	6534.251
			0.000
DEDUCTION			
A	5.785 X	16.000	= 92.560
	TOTAL PROPOSED GREEN AREA	=	6441.691

CARPET AREA DETAIL (TOWER-A) :



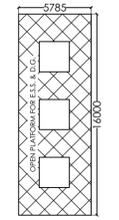
REQUIRED NO. OF TREES  
 = 1 TREE PER 100 SQM. OF OPEN AREA  
 = (PLOT AREA - GROUND COVERAGE)/100  
 = (12250.700-2641.366)/100 = 96 TREES

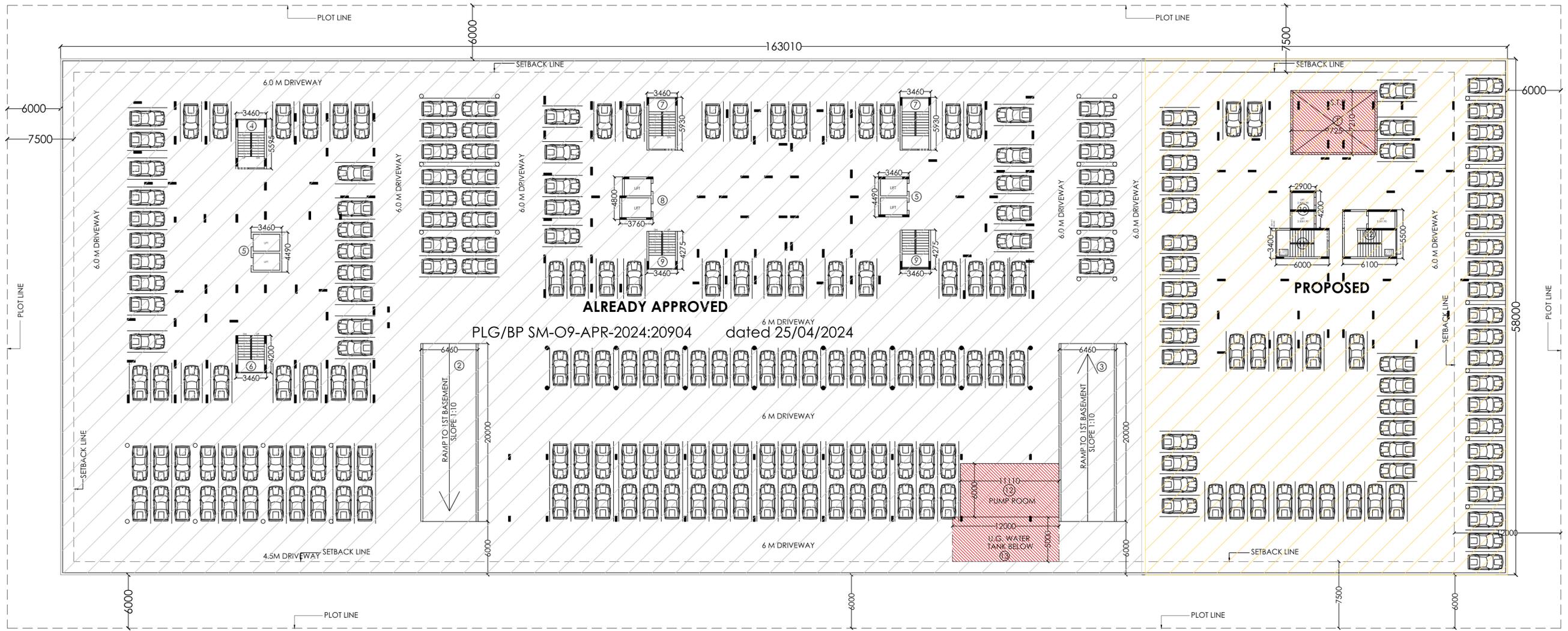
NO. OF TREES PROPOSED = 125 TREES.

NAMES OF PROPOSED TREES IN LANDSCAPE PLAN	
COMMON NAME	BOTANICAL NAME
GULMOHAR	DELONIX REGIA
AMALTAS	CASSIA FISTULA
JACARANDA	JACARANDA MIMOSAE FOLIA
SILVER OAK	GREVILLEA ROBUSTA
ASHOKA	POLYTHEA LONGIFOLIA

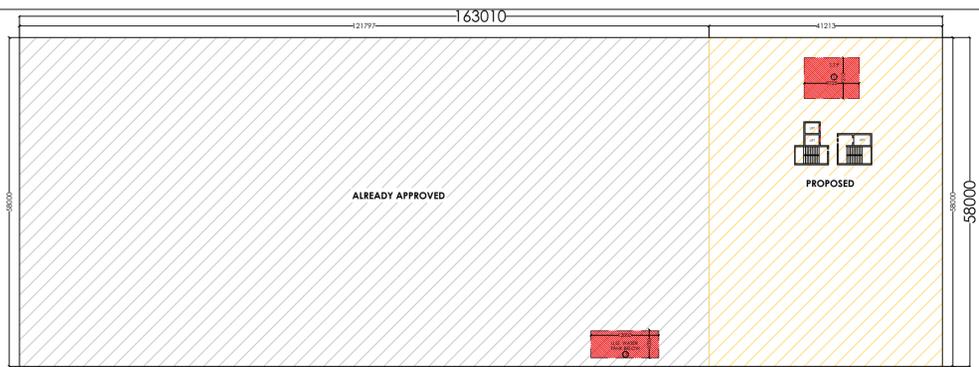
NOTE:-  
 SHRUBS:- NO DENOTED AS SHOWN  
 (1) DIFFERENT TYPES OF SHRUBS ARE:- CAESALDANIA PULCHERRIMA, LAGERSTROMIA FLOSREGINAE, EUPHORBIA PULCHERRIMA  
 (2) DIFFERENT VARIETIES OF BOUGAINVILLEA SHALL BE PLANTED ALL ALONG THE BOUNDARY WALL.

(A) OPEN PLATFORM FOR TRANSFORMER & D.G.





PLG/BP SM-O9-APR-2024:20904 dated 25/04/2024



NON F.A.R. AREA FOR SECOND BASEMENT FLOOR AREA :-  
 = (163.010X58.0) = **9454.580 SQ.M.**  
 =TOTAL BASEMENT AREA - 15% FACILITY AREA  
 =(163.010X58.000) - (130.117)  
 =(9454.580- 130.117)  
 =**9,324.463 SQ.M. (NON F.A.R.)**

ALREADY APPROVED AREA =(121.797X58.000)  
 =**7,064.226 SQ.M.**  
 PROPOSED AREA =(41.213X58.000)  
 =**2,390.354 SQ.M.**  
**TOTAL AREA : 9,454.580 SQ.M.**

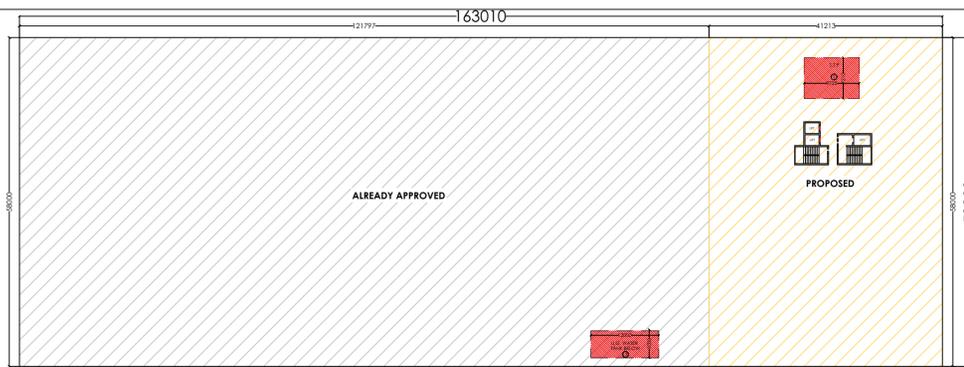
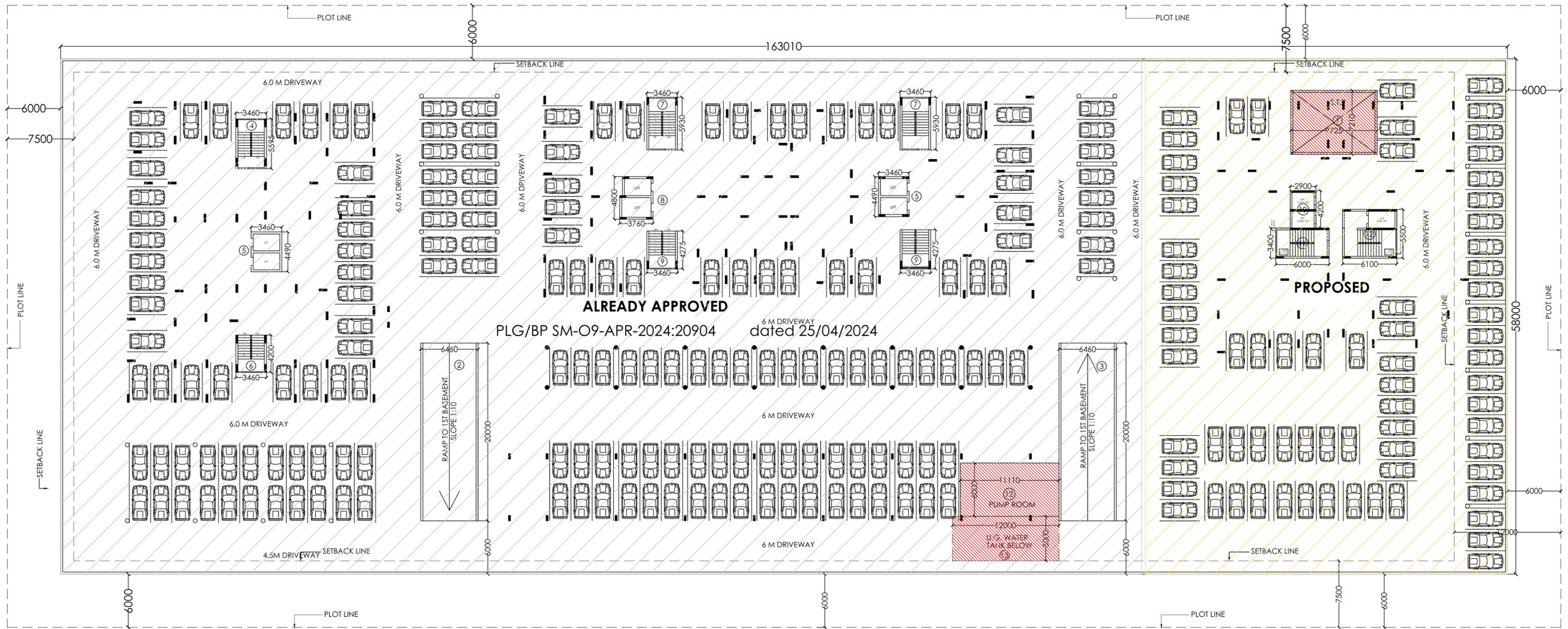
**15% FACILITY AREA DETAIL FOR DEDUCTION:**

DEDUCTIONS						
S.NO.		DIMENSION (M)		DIMENSION (M)	NOS.	TOTAL (SQ.M.)
1	0	9.725	X	7.210	1	= 70.117
13	0	12.000	X	5.000	1	= 60.000
TOTAL DEDUCTIONS						= 130.117

**DEDUCTION (RAMP AREA ,LIFT LOBBY & LIFT, STAIRCASE, S.T.P., U.G. WATER TANK) :-**

DEDUCTIONS						
S.NO.		DIMENSION (M)		DIMENSION (M)	NOS.	TOTAL (SQ.M.)
1	0	9.725	X	7.210	1	= 70.117
2	0	6.460	X	20.000	1	= 129.200
3	0	6.460	X	20.000	1	= 129.200
4	0	3.460	X	5.595	1	= 19.359
5	0	3.460	X	4.490	2	= 31.071
6	0	3.460	X	4.200	1	= 14.532
7	0	3.460	X	5.930	2	= 41.036
8	0	3.760	X	4.800	1	= 18.048
9	0	3.460	X	4.275	2	= 29.583
10	0	2.900	X	4.200	1	= 12.180
11	0	6.000	X	3.400	1	= 20.400
12	0	6.100	X	5.500	1	= 33.550
13	0	12.000	X	5.000	1	= 60.000
TOTAL DEDUCTIONS						= 608.275

CAR PARKING SPACE PROVIDED IN SECOND BASEMENT:-  
 =9454.58 - (RAMP AREA ,LIFT LOBBY & LIFT, STAIRCASE, S.T.P., U.G. WATER TANK)  
 =9454.580 - 608.275 = **8,846.305 SQ.M.**  
 OR (8,846.305/30) = **294 E.C.S.**



NON F.A.R. AREA FOR FIRST BASEMENT FLOOR AREA :-  
 = (163.010X58.0) = **9454.58 SQ.M.**  
 =TOTAL BASEMENT AREA - 15% FACILITY AREA  
 =(163.010X58.000) - (130.117)  
 =(9454.580- 130.117)  
 =**9,324.463 SQ.M. (NON F.A.R.)**

ALREADY APPROVED AREA =(121.797X58.000)  
 =**7,064.226 SQ.M.**  
 PROPOSED AREA =(41.213X58.000)  
 =**2,390.354 SQ.M.**  
**TOTAL AREA : 9,454.580 SQ.M.**

**15% FACILITY AREA DETAIL FOR DEDUCTION:**

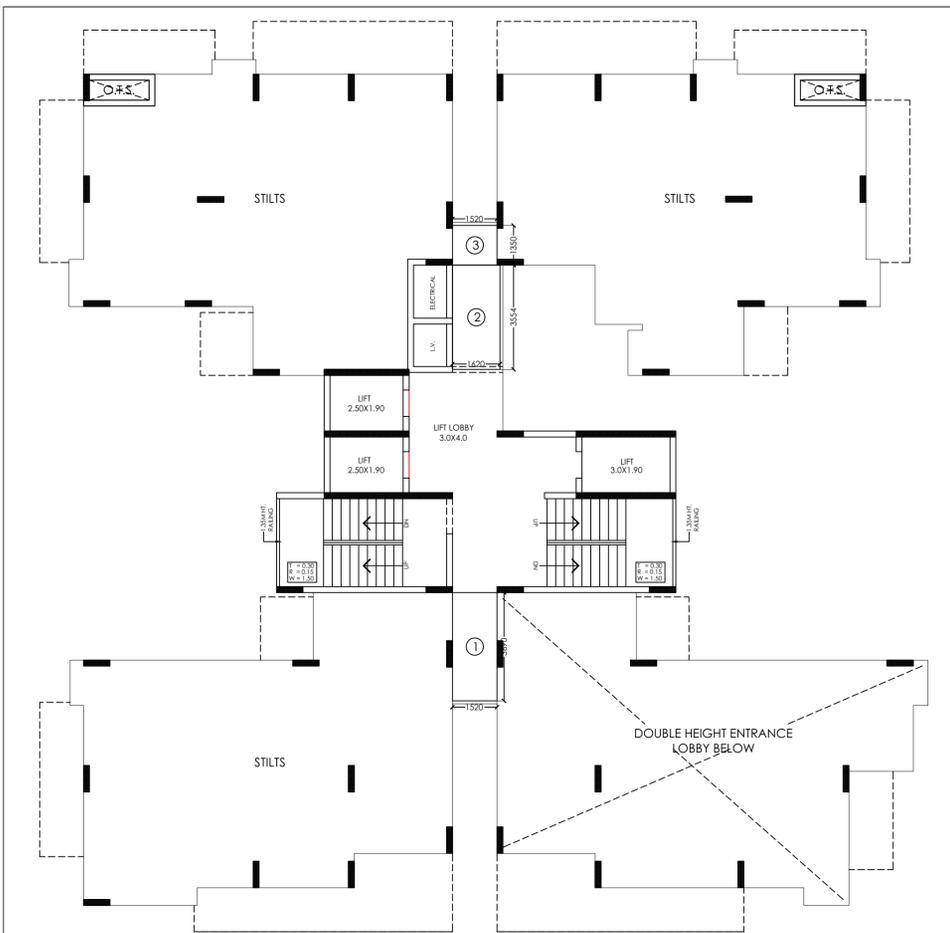
S.NO.	DIMENSION (M)	DIMENSION (M)	NOS.	TOTAL (SQ.M.)
1	9.725 X	7.210 X	1	70.117
13	12.000 X	5.000 X	1	60.000
TOTAL DEDUCTIONS				130.117

TOTAL CAR PARKING PROVIDED IN TWO BASEMENTS  
 =CAR PARKING IN FIRST BASEMENT+ CAR PARKING IN SECOND BASEMENT  
 =294 E.C.S + 294 E.C.S.  
 =**588 E.C.S.**

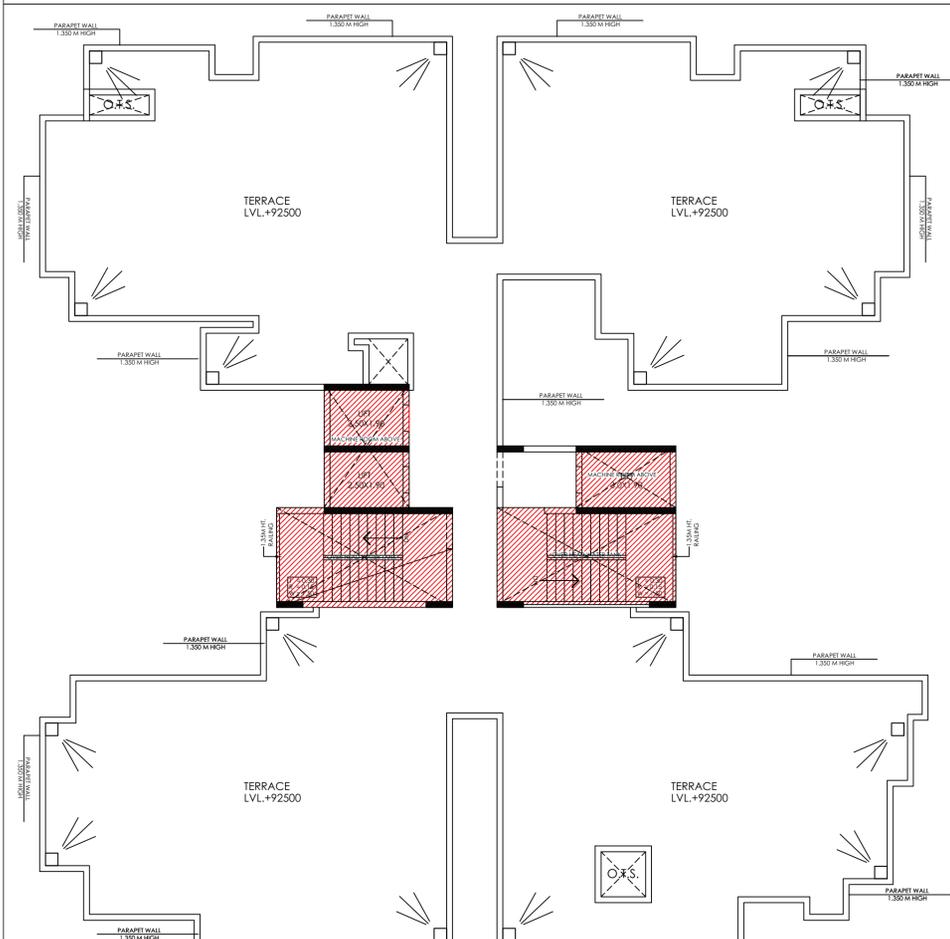
**DEDUCTION (RAMP AREA ,LIFT LOBBY & LIFT, STAIRCASE, S.T.P., U.G. WATER TANK) :-**

S.NO.	DIMENSION (M)	DIMENSION (M)	NOS.	TOTAL (SQ.M.)
1	9.725 X	7.210 X	1	70.117
2	6.460 X	20.000 X	1	129.200
3	6.460 X	20.000 X	1	129.200
4	3.460 X	5.595 X	1	19.359
5	3.460 X	4.490 X	2	31.071
6	3.460 X	4.200 X	1	14.532
7	3.460 X	5.930 X	2	41.036
8	3.760 X	4.800 X	1	18.048
9	3.460 X	4.275 X	2	29.583
10	2.900 X	4.200 X	1	12.180
11	6.000 X	3.400 X	1	20.400
12	6.100 X	5.500 X	1	33.550
13	12.000 X	5.000 X	1	60.000
TOTAL DEDUCTIONS				608.275

CAR PARKING SPACE PROVIDED IN FIRST BASEMENT:-  
 =9454.58 - (RAMP AREA ,LIFT LOBBY & LIFT, STAIRCASE, S.T.P., U.G. WATER TANK)  
 =9454.580 - 608.275 = **8,846.305 SQ.M.**  
 OR (8,846.305/30) = **294 E.C.S.**

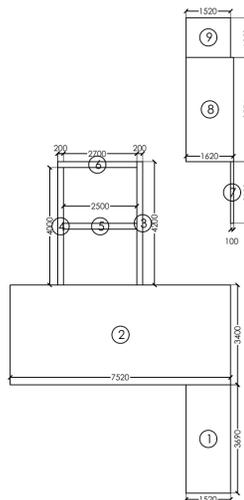


**TOWER-A : STILTS PLAN**



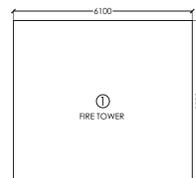
**TOWER-A : TERRACE PLAN**

**CIRCULATION AREA DETAIL AT TYPICAL FLOOR:-**

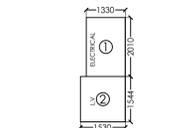


S.NO	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	1.550	3.490	5.409
2	7.530	3.400	25.598
3	0.200	4.200	0.840
4	0.200	4.000	0.800
5	2.200	0.200	0.440
6	2.700	0.200	0.540
7	0.100	2.100	0.210
8	1.600	3.550	5.257
9	1.500	1.350	2.025
TOTAL AREA			41.876

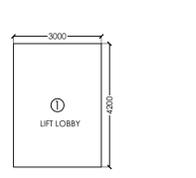
**15% FACILITY FAR AREA DETAIL**



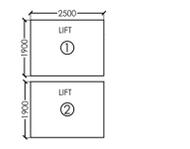
S.NO	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	1.400	3.200	4.480
2	4.800	3.000	13.440
TOTAL AREA			17.920



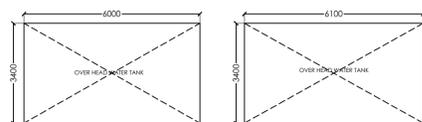
S.NO	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	1.330	3.554	4.727
TOTAL AREA			4.727



S.NO	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	3.000	4.200	12.600
2	2.700	1.900	5.130
TOTAL AREA			17.730

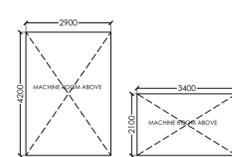


S.NO	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	2.500	1.900	4.750
2	3.000	1.900	5.700
3	2.500	1.900	4.750
TOTAL AREA			15.200



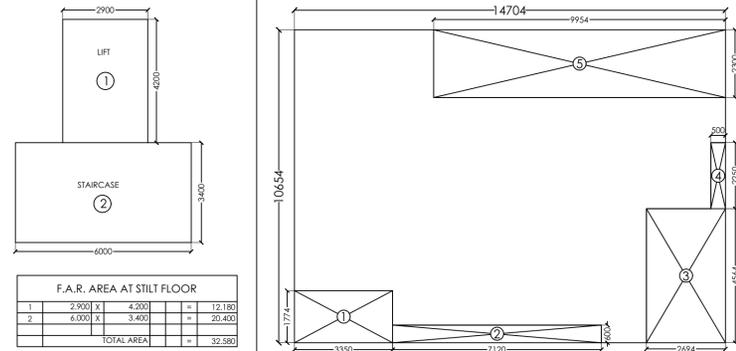
S.NO	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	6.000	3.400	20.400
2	6.100	3.400	20.740
TOTAL AREA			41.140

S.NO	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	6.000	3.400	20.400
2	6.100	3.400	20.740
TOTAL AREA			41.140



S.NO	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	2.900	4.200	12.180
2	3.400	2.100	7.140
TOTAL AREA			19.320

**DOUBLE HEIGHT ENTRANCE LOBBY :**



S.NO	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	2.900	4.200	12.180
2	6.000	3.400	20.400
TOTAL AREA			32.580

S.NO	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	3.350	1.774	5.943
2	7.120	0.400	2.848
3	2.494	4.544	11.295
4	0.500	2.250	1.125
5	9.954	2.300	22.894
TOTAL DEDUCTIONS			44.530
NET FAR AREA			110.127

**REQUIRED REFUGE AREA AS PER BYE-LAWS:-**

H.F.A.R AREA OF TWO CONSECUTIVE FLOOR AT 60M HEIGHT X 0.3 SQM /12.5 SQM

= (468.363+468.363) X 0.3 SQM /12.5 SQM

= 22.481 SQ.M. + 0.9 SQM (WHEELCHAIR)

= **23.381 SQ.M.**

**REFUGE AREA DETAIL 16TH FLOOR:-**

= (4.300x5.500)

= **23.650 SQ.M.**

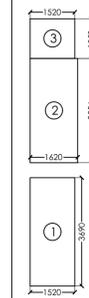
**STILTS AREA DETAIL FOR PARKING (NON FAR):-**

=(TYPE-3B)+(TYPE-3C)+(TYPE-3D)+CIRCULATION(1+2+3)

=(108.707)+(106.059)+(103.026)+(1.520X3.690+1.620X3.554+1.520X1.350)

=(108.707)+(106.059)+(103.026)+(13.418)

= **331.210 SQ.M.**



**TOWER-A : 16TH FLOOR PLAN**

**SCHEDULE OF DOOR & WINDOWS (TOWER-B1)**

S.NO	TYPE	SIZE	CILL. LVL.	LTL. LVL.
1	D	750 X 2100	-	2100
2	D1	1000 X 2100	-	2100
3	D2	1050 X 2100	-	2100
4	D3	900 X 2100	-	2100
5	W	600 X 900	1200	2100
6	W1	900 X 1200	900	2100
7	DW	1800 X 2100	-	2100
8	DW1	2150 X 2100	-	2100
9	SD1	2595 X 2100	-	2100
10	SD2	1485 X 2100	-	2100
11	SD3	1800 X 2100	-	2100
12	SD4	2100 X 2100	-	2100
13	SD5	1983 X 2100	-	2100
14	SD6	2070 X 2100	-	2100
15	SD7	1820 X 2100	-	2100
16	SD8	1865 X 2100	-	2100
17	SD9	1620 X 2100	-	2100
18	SD10	1500 X 2100	-	2100
19	SD11	1845 X 2100	-	2100
20	SD12	1480 X 2100	-	2100
21	SD13	1190 X 2100	-	2100

**FAR AREA DETAIL ON STILTS FLOOR:-**

=LIFT AREA+ STAIRCASE+DOUBLE HEIGHT ENTRANCE LOBBY

=(12.180)+(20.400)+(110.127)

= **142.707 SQ.M.**

**FAR AREA DETAIL ON FIRST FLOOR:-**

=(TYPE-3B)+(TYPE-3C)+(TYPE-3D)+CIRCULATION AREA AT ONE FLOOR

=(108.707)+(106.059)+(103.026)+(41.876)

= **359.668 SQ.M.**

**FAR AREA DETAIL ON TYPICAL FLOOR:-**

=(TYPE-3A)+(TYPE-3B)+(TYPE-3C)+(TYPE-3D)+CIRCULATION AREA AT ONE FLOOR

=(108.695)+(108.707)+(106.059)+(103.026)+(41.876)

= **468.363 SQ.M.**

**GROUND COVERAGE DETAIL :-**

=(TYPE-3A)+(TYPE-3B)+(TYPE-3C)+(TYPE-3D) + (CIRCULATION AREA AT ONE FLOOR) + (LIFT WELL) + (FIRE TOWER)+(LIFT LOBB.) +(SER. SH.) +(CUP. (3-A)+(3-B)+(3-C)+(3-D)) + REFUGE AREA

=(108.695)+(108.707)+(106.059)+(103.026)+(41.876)+15.200 +17.984+17.130+4.727+[1.694+1.488+2.222+2.317]+23.650

= **554.775 SQ.M.**

**15% FACILITY FAR AREA DETAIL ON STILTS FLOOR:-**

=(FIRE TOWER)+(LIFT LOBBY)+(SER. SHAFT)

=(17.984)+(17.130)+(4.727)

= **39.841 SQ.M.**

**15% FACILITY FAR AREA DETAIL ON FIRST FLOOR:-**

=(FIRE TOWER)+(LIFT LOBBY)+(SER. SH.) +(CUP. (3-A)+(3-B)+(3-C)+(3-D))

=(17.984)+(17.130)+(4.727)+[1.488+2.222+2.317]

= **45.868 SQ.M.**

**15% FACILITY FAR AREA DETAIL ON 16TH FLOOR:-**

=(FIRE TOWER)+(LIFT LOBBY)+(SER. SH.) +(CUP.(3-A)+(3-B)+(3-C)+(3-D)) + REFUGE AREA

=(17.984)+(17.130)+(4.727)+[1.694+1.488+2.222+2.317] + (23.650)

= **71.212 SQ.M.**

**15% FACILITY FAR AREA DETAIL ON TYPICAL FLOOR:-**

=(FIRE TOWER)+(LIFT LOBBY)+(SER. SH.) +(CUP.(3-A)+(3-B)+(3-C)+(3-D))

=(17.984)+(17.130)+(4.727)+[1.694+1.488+2.222+2.317]

= **47.562 SQ.M.**

SIGNING AUTHORITY

ARCHITECT'S SIGN

**REVISED SUBMISSION DRAWING**

PROJECT:-  
PROPOSED GROUP HOUSING FOR MS. NIVAS PROMOTERS PVT. LTD. AT GH-01/D, SEC.-10, GREATER NOIDA, U.P.

DRG. TITLE:-

**TOWER A : STILT PLAN & TERRACE PLAN**

SCALE:-1:100

DRG. NO.: 06

DLT BY:-

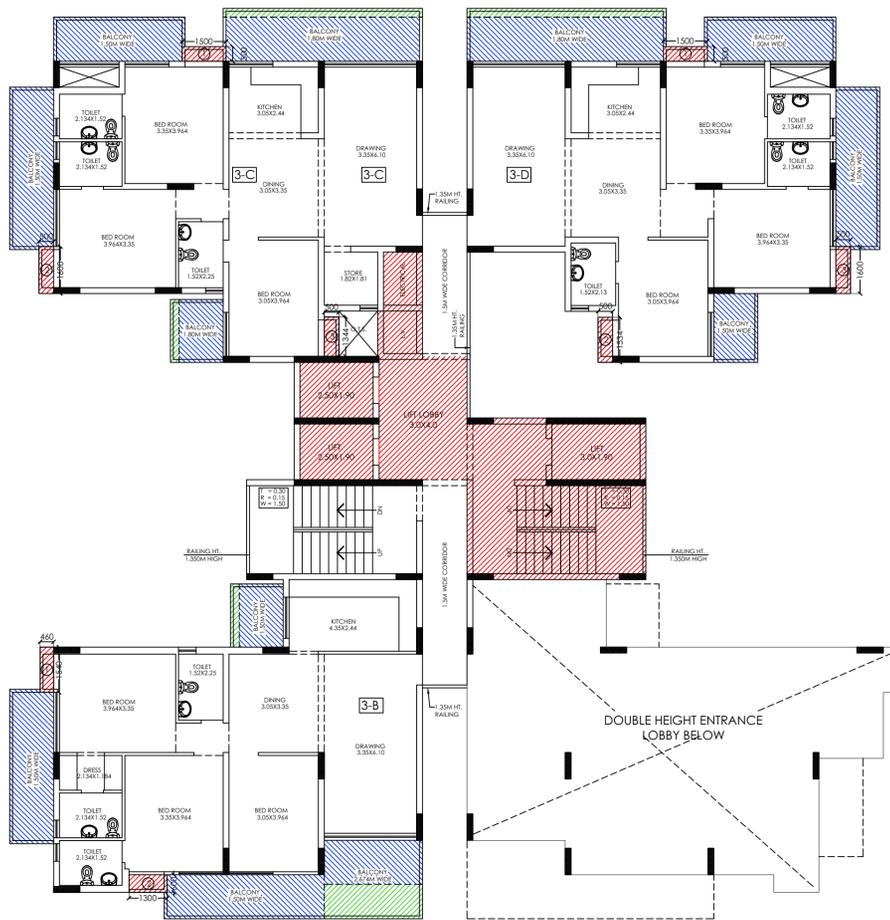
DATE:-27/01/2025

ARCHITECTS:-

P. N. ANDLEY B.ARCH. A.I.I.A.

**ANDLEYS ASSOCIATES PVT. LTD.**

ARCHITECTS ENGINEERS PLANNERS  
39 HOUSING SOCIETY N.D.S.E.-I NEW DELHI - 110049

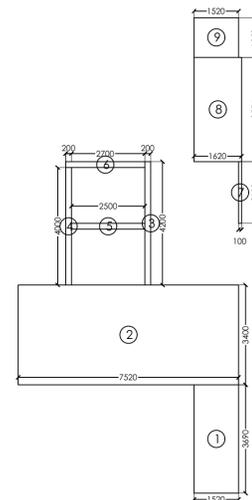


**TOWER-A : FIRST FLOOR PLAN**



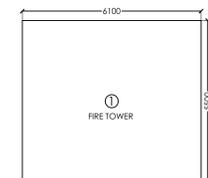
**TOWER-A : TYPICAL FLOOR PLAN (2ND TO 23RD FLOOR)**

**CIRCULATION AREA DETAIL AT TYPICAL FLOOR:-**

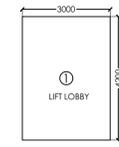


S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	1.583	3.499	5.499
2	7.530	3.400	25.588
3	0.200	4.200	0.840
4	0.200	4.000	0.800
5	2.200	0.200	0.440
6	2.700	0.200	0.540
7	0.100	2.100	0.210
8	1.600	3.550	5.250
9	1.500	1.350	2.025
TOTAL AREA			41.876

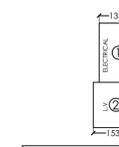
**15% FACILITY FAR AREA DETAIL**



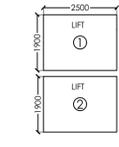
S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	1.400	3.200	4.544
2	4.480	3.000	13.440
TOTAL AREA			17.984



S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	3.000	4.000	12.000
2	2.700	1.900	5.130
TOTAL AREA			17.130

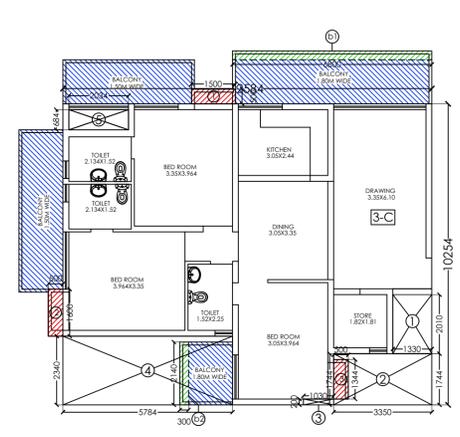


S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	1.300	3.550	4.727
TOTAL AREA			4.727



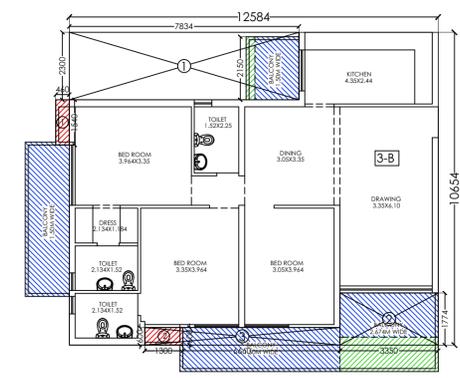
S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	2.500	1.900	4.750
2	3.000	1.900	5.700
3	2.500	1.900	4.750
TOTAL AREA			15.200

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X	12.584	X	10.254	=	129.036
DEDUCTIONS					
S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)		
1	1.330	2.010	2.673		
2	3.350	1.744	5.842		
3	1.030	0.200	0.206		
4	5.784	2.340	13.535		
5	2.034	0.584	1.189		
Y	F.A.R. AREA		23.649		
A	NET F.A.R. AREA (X-Y)		105.389		
BALCONY AREA F.A.R.					
b1	6.800	0.075	0.510		
b2	2.140	0.075	0.161		
B	F.A.R. AREA		0.6705		
NET FAR AREA (A+B)			106.059		

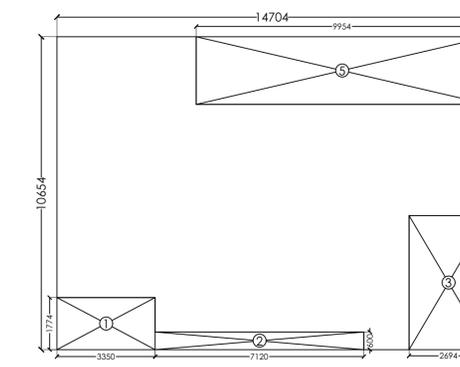
S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	1.300	0.300	0.390
2	0.300	1.400	0.420
3	0.500	1.344	0.672
TOTAL AREA			2.222



X	12.584	X	10.654	=	134.070
DEDUCTIONS					
S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)		
1	7.834	2.300	18.018		
2	3.350	1.774	5.943		
3	6.660	0.600	3.996		
Y	F.A.R. AREA		27.957		
A	NET F.A.R. AREA (X-Y)		106.113		
BALCONY AREA F.A.R.					
b1	3.350	0.293	0.982		
b2	2.150	0.750	1.613		
B	F.A.R. AREA		2.5941		
NET FAR AREA (A+B)			108.707		

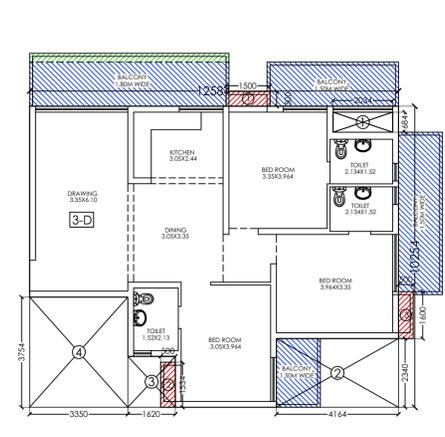
S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	0.440	1.440	0.796
2	1.300	0.600	0.780
TOTAL AREA			1.488

**DOUBLE HEIGHT ENTRANCE LOBBY :**



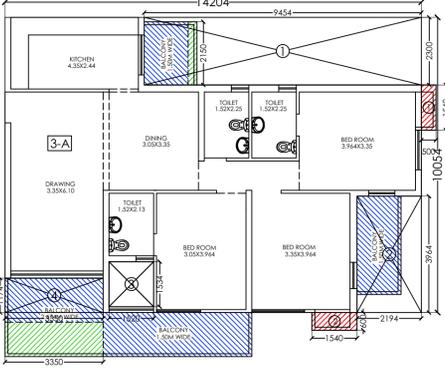
X	14.704	X	10.654	=	156.656
DEDUCTIONS					
S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)		
1	3.350	1.774	5.943		
2	7.120	0.600	4.272		
3	2.694	4.564	12.295		
4	0.500	2.250	1.125		
5	9.954	2.300	22.894		
TOTAL DEDUCTIONS			44.530		
NET FAR AREA			110.127		

ARCHITECT'S SIGN



X	12.584	X	10.254	=	129.036
DEDUCTIONS					
S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)		
1	2.034	0.684	1.391		
2	4.164	2.340	9.744		
3	1.620	1.734	2.809		
4	3.350	3.754	12.576		
Y	F.A.R. AREA		26.520		
A	NET F.A.R. AREA (X-Y)		102.516		
BALCONY AREA F.A.R.					
b1	6.800	0.075	0.510		
b2	2.140	0.075	0.161		
B	F.A.R. AREA		0.5100		
NET FAR AREA (A+B)			103.026		

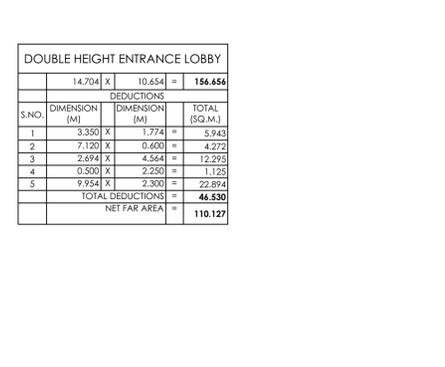
S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	1.500	0.500	0.750
2	0.500	1.354	0.677
3	0.500	1.600	0.800
TOTAL AREA			2.317



X	14.204	X	10.654	=	142.807
DEDUCTIONS					
S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)		
1	9.454	2.300	21.744		
2	2.194	3.964	8.697		
3	1.520	1.534	2.330		
4	3.350	1.174	3.933		
Y	F.A.R. AREA		36.706		
A	NET F.A.R. AREA (X-Y)		106.101		
BALCONY AREA F.A.R.					
b1	3.350	0.293	0.982		
b2	2.150	0.750	1.613		
B	F.A.R. AREA		2.5941		
NET FAR AREA (A+B)			108.695		

S.NO.	DIMENSION (M)	DIMENSION (M)	TOTAL (SQ.M.)
1	0.500	1.340	0.670
2	1.540	0.600	0.924
TOTAL AREA			1.494

**DOUBLE HEIGHT ENTRANCE LOBBY :**



ARCHITECT'S SIGN

**FAR AREA DETAIL ON STILTS FLOOR:-**

=LIFT AREA+ STAIRCASE+DOUBLE HEIGHT ENTRANCE LOBBY  
=(12.180)+(20.400)+(110.127)

**= 142.707 SQ.M.**

**FAR AREA DETAIL ON FIRST FLOOR:-**

=(TYPE-3B)+(TYPE-3C)+(TYPE-3D)+CIRCULATION AREA AT ONE FLOOR  
=(108.707)+(106.059)+(103.026)+(41.876)

**= 359.668 SQ.M.**

**FAR AREA DETAIL ON TYPICAL FLOOR:-**

=(TYPE-3A)+(TYPE-3B)+(TYPE-3C)+(TYPE-3D)+CIRCULATION AREA AT ONE FLOOR  
=(108.695)+(108.707)+(106.059)+(103.026)+(41.876)

**=468.363 SQ.M.**

**GROUND COVERAGE DETAIL :-**

=(TYPE-3A)+(TYPE-3B)+(TYPE-3C)+(TYPE-3D)  
+(CIRCULATION AREA AT ONE FLOOR) + (LIFT WELL)+ (FIRE TOWER)+(LIFT LOBB.) +(SER. SH.)  
+(CUP. (3-A)+(3-B)+(3-C)+(3-D)) +REFUGE AREA

=(108.695)+(108.707)+(106.059)+(103.026)+(41.876)+15.200  
+17.984+17.130+4.727+1.694+1.488+2.222+2.317+23.650

**= 554.775 SQ.M.**

**15% FACILITY FAR AREA DETAIL ON STILTS FLOOR:-**

=(FIRE TOWER)+(LIFT LOBBY)+(SER. SHAFT)  
=(17.984)+(17.130)+(4.727)

**= 39.841 SQ.M.**

**15% FACILITY FAR AREA DETAIL ON FIRST FLOOR:-**

=(FIRE TOWER)+(LIFT LOBBY)+(SER. SH.)  
+(CUP. (3-B)+(3-C)+(3-D))

=(17.984)+(17.130)+(4.727)+(1.488+2.222+2.317)

**= 45.868 SQ.M.**

**15% FACILITY FAR AREA DETAIL ON 16TH FLOOR:-**

=(FIRE TOWER)+(LIFT LOBBY)+(SER. SH.)  
+(CUP.(3-A)+(3-B)+(3-C)+(3-D)) +REFUGE AREA

=(17.984)+(17.130)+(4.727)+(1.694+1.488+2.222+2.317)  
+(23.650)

**= 71.212 SQ.M.**

**15% FACILITY FAR AREA DETAIL ON TYPICAL FLOOR:-**

=(FIRE TOWER)+(LIFT LOBBY)+(SER. SH.)  
+(CUP.(3-A)+(3-B)+(3-C)+(3-D))

=(17.984)+(17.130)+(4.727)+(1.694+1.488+2.222+2.317)

**= 47.562 SQ.M.**

SIGNING AUTHORITY

ARCHITECT'S SIGN

**REVISED SUBMISSION DRAWING**

PROJECT:-

PROPOSED GROUP HOUSING FOR  
MS. NIVAS PROMOTERS PVT. LTD.  
AT GH-01/D, SEC.-10,  
GREATER NOIDA, U.P.

DRG. TITLE:-

TOWER A : 1st FLOOR & TYPICAL FLOOR PLAN

SCALE:-1:100

DRG. NO.: 07

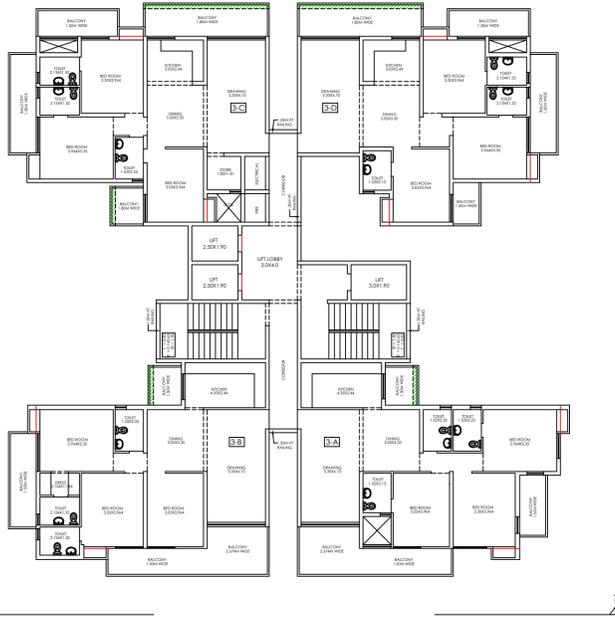
DATE:-27/01/2025

ARCHITECTS:-

P. N. ANDLEY B.ARCH. A.I.I.A.

ANDLEYS ASSOCIATES PVT. LTD.

ARCHITECTS ENGINEERS PLANNERS  
39 HOUSING SOCIETY N.D.S.E.-I NEW DELHI - 110049



CLUSTER PLAN (TOWER-A)



CLUSTER PLAN (TOWER-A)



ELEVATION 1-1



SECTION 1-1

SECTION 2-2