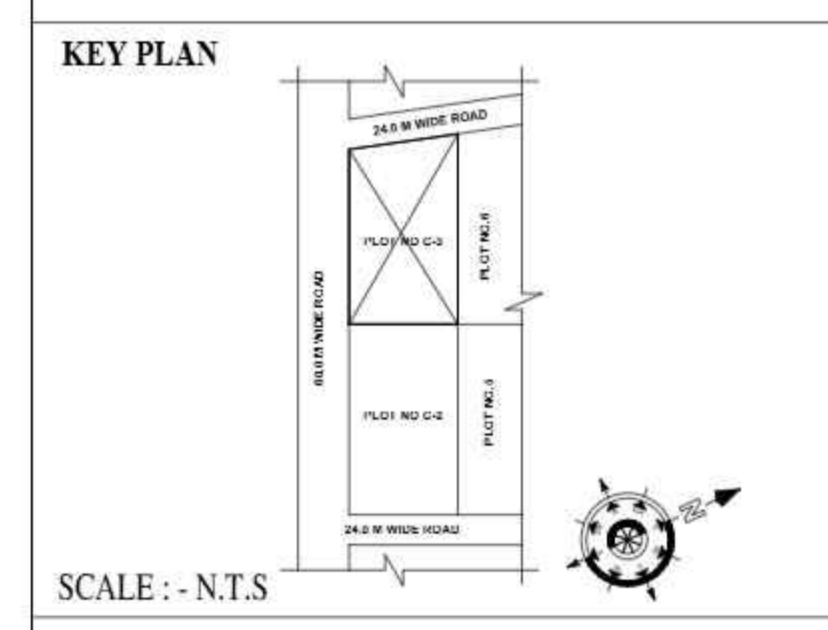


- NOTES:-
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ.M.
 3. COLUMNS ARE ONLY INDICATIVE AND WILL BE AS PER RELEVANT STRUCTURAL DRAWINGS.
 4. ALL LIFT, ESCALATOR & MACHINE ROOM SHOULD BE AS PER ISI STANDARD.
 5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
 6. ALL TOILETS HAVING A MECHANICAL VENTILATION.



Amrit Varma
Digitally signed by Amrit Varma
Date: 2024.06.28 09:51:11 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2024.07.12 12:16:13 +05'30'

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:18:31 +05'30'

SITE PLAN

AREA SUMMARY					
FLOOR	RETAIL F.A.R.	HOTEL F.A.R.	TOTAL F.A.R. AREA	15% F.A.R. AREA	NON F.A.R. AREA
Basement-03 Floor					2999.660
Basement-02 Floor					2999.660
Basement-01/LW.GR. Floor	1530.43		1530.43		996.138
Ground Floor	1558.714		1558.714	132.602	
1st floor	1474.966		1474.966	131.875	
2nd floor	1474.966		1474.966	131.875	
3rd floor	1473.974		1473.974	131.784	
4th/Service Floor-01					1745.720
5th floor		1290.932	1290.932	199.103	
6th floor		1062.166	1062.166	287.584	
7th floor		819.700	819.7	309.929	
8th/Service Floor-02					1049.023
9th floor		882.057	882.057	120.791	
10th floor		882.057	882.057	120.791	
11th floor (Refuge floor)		800.269	800.269	202.576	
12th floor		824.540	824.54	119.700	
13th floor		882.057	882.057	120.791	
14th floor		882.057	882.057	120.791	
15th floor		743.580	743.58	119.700	
16th floor		714.837	714.837	114.844	
TERRACE FLOOR		118.775	118.775	168.775	
Meter (Ground Floor)			20		
OHT				42.294	
TOTAL AREA	7513.050	9903.027	17436.077	2575.805	9790.201

C-03, COMMERCIAL, AREA ANALYSIS					
Total Plot Area			4,375,750		
Permissible Ground Coverage @ 40%	40%		1,750,300		
Achieved Ground Coverage	38.99%		1,749,687		
Permissible F.A.R. @ 4	4.00		17,503,000		
Proposed F.A.R. Area of Block	3,995		17,436,977		
Additional 15% F.A.R. Area (15% of Permissible F.A.R.)	15.00%		2,625,450		
Proposed 15% F.A.R. Area	14.72%		2,675,805		
Additional 15% of F.A.R. Calculation					
Particulars			Area		
Total 15% F.A.R. Area of Block			2575.805		
Total Area			2575.805		
Ground Coverage Calculation					
Particulars			Area		
F.A.R. Area of Ground Floor			1558.714		
15% F.A.R. Area of Ground Floor			132.602		
Projection Area on Ground Floor			38.371		
Area of Meter Room			20.000		
Total Area			1746.687		
Basement / Non F.A.R. Area Calculation					
Particulars			Area		
Basement-3			2,999.660		
Basement-2			2,999.660		
Basement-1/L.G.F.			996.138		
Total Basement Non F.A.R. Area			6,995.458		
Service Floor-1/4th Floor			1,745.720		
Service Floor-2/8th Floor			1,049.023		
Total Non F.A.R. Area			9,790.201		
Required Parking Calculation					
Particulars		Area	Space/E.C.S.	Parking Required	
Retail Area		7,513.050	50	150	
Hotel		153 Rooms	One E.C.S. Per Two Room	77	
Total				227	
Proposed Parking Calculation					
Particulars		Parking Area	Space/E.C.S.	Proposed E.C.S.	Actual Proposed E.C.S.
Basement-3 (Mechanical Parking)-DOUBLE STACK		2,132.958	18	115.475	118
Basement-2 (Mechanical Parking)-DOUBLE STACK		2,035.750	16	113.067	113
Total		4,168.708		231.973	231
Landscape Area Calculation					
Open Area = Plot Area - Achieved Ground Coverage				2,629.063	
Required Landscape Area (25% of open area) =				656.515	
Proposed Landscape Area =				650.000	
No. of Trees Required (One Tree per 100 Sqm. of open area) =				26	
No. of Trees Proposed =				27	
Built-up Area Calculation					
Particulars		F.A.R. Area	Basement / Non F.A.R.	Service Area (15% F.A.R. Area)	Total Built-up Area
		17,436.077	9,790.201	2,575.805	29,802.083

PROJECT
PROPOSED COMMERCIAL BUILDING AT PLOT NO. C-03, SECTOR-PI-1, GREATER NOIDA (U.P.)

OWNER:-
M/S. GANADHI PATI CONSTRUCTION PVT. LMT.

ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL
SHIV KUMAR
Digitally signed by SHIV KUMAR
Date: 2024.06.26 12:02:45 +05'30'

OWNER'S SEAL
Janardan Prasad
Digitally signed by Janardan Prasad
Date: 2024.06.26 12:02:45 +05'30'

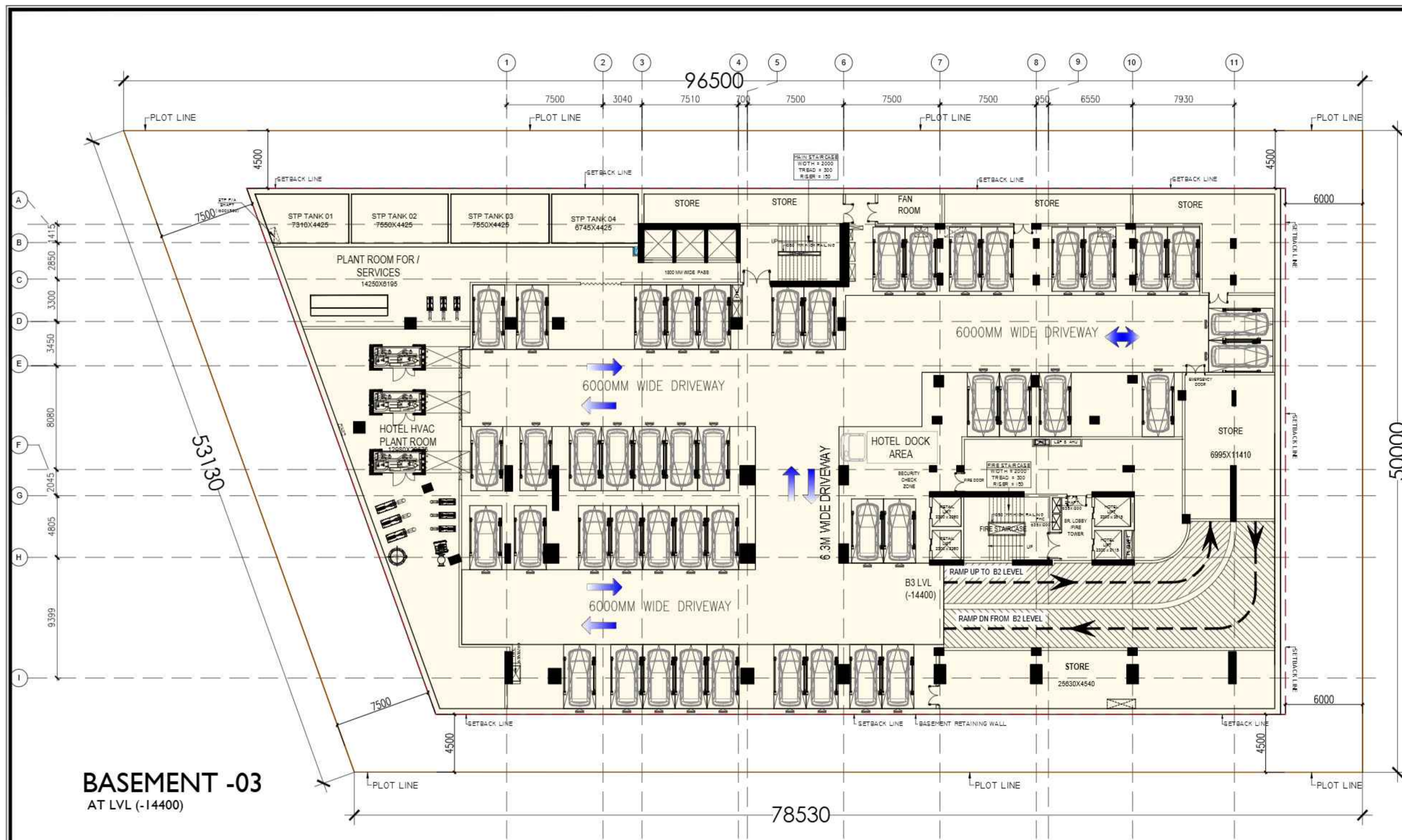
ARCHITECT
modarchindia
architects interior designers & planners
studio: 1st floor, B-99, sector-03, Noida-201301, U.P.
phone: 0120-4206253, email: aminganga@hotmail.com
website: www.modarchindia.in

Drawing Title
SITE PLAN

Checked by: MANISH TIWARI
Date: _____
Scale: 1:200

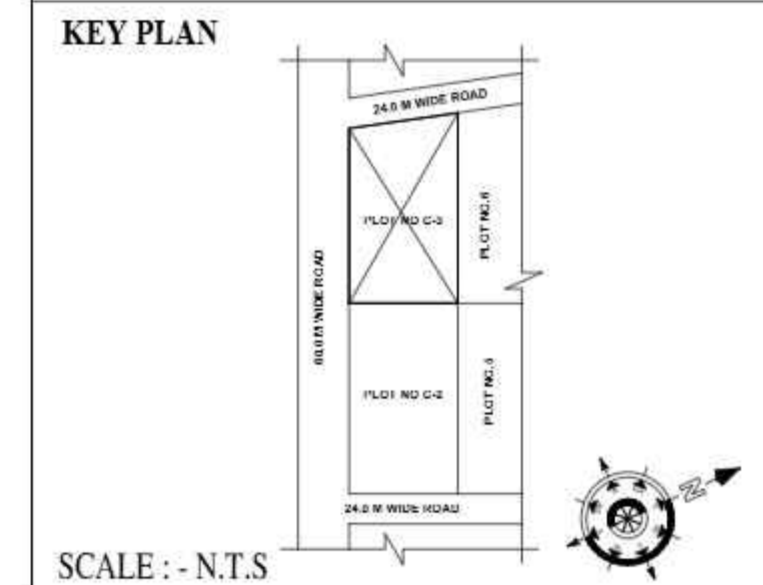
Drawn by: ADITYA
Drawing No.: MA - C-03-GN - SANCTION

North



BASEMENT -03
AT LVL (-14400)

- NOTES:-**
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ.M.
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 6. ALL TOILETS HAVING A MECHANICAL VENTILATION



Sudheer Kumar

Digitally signed by
Sudheer Kumar
Date: 2024.07.12
15:19:47 +05'30'

LEGEND

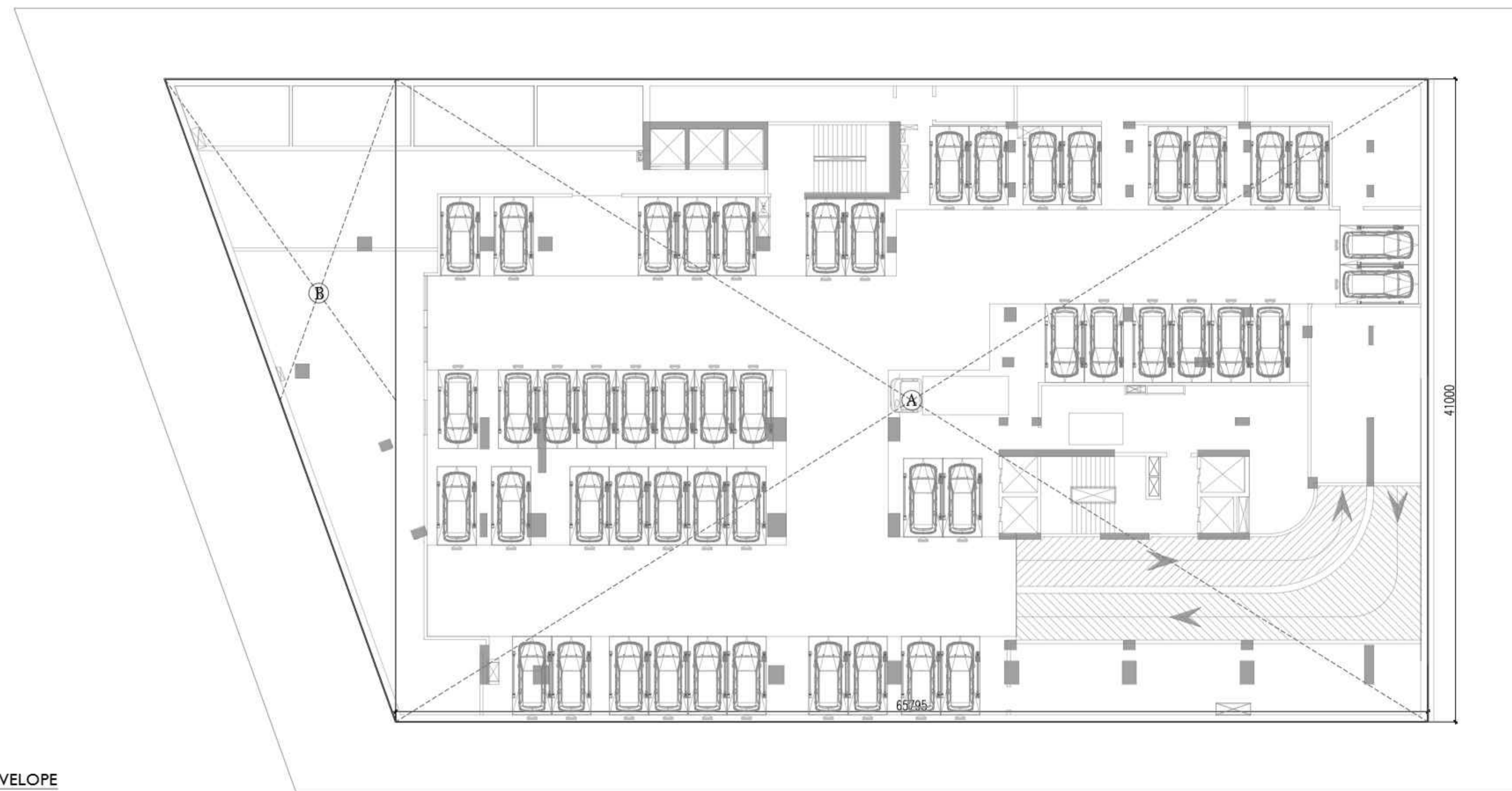
	15% F.A.R.
	NON F.A.R.

Amit Varma

Digitally signed by
Amit Varma
Date: 2024.06.28
09:52:11 +05'30'

Lal Singh

Digitally signed by
Lal Singh
Date: 2024.07.12
12:17:01 +05'30'



AREA ENVELOPE

BASEMENT -03
F.A.R. ADDITION AREA ENVELOPES

S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	65.795	41.000	1	2699.595
B	AS PER PLOT LINE		1	302.065
TOTAL ADDITION AREA				2999.660

BASEMENT-03 FLOOR NON F.A.R. AREA CALCULATION :-

ADDITION AREA ENVELOPE = 2999.660 SQ.M.

PARKING DEDUCTION AREA = 670.960 SQ.M.

PROJECT

PROPOSED COMMERCIAL BUILDING
AT PLOT NO. C-03, SECTOR-PI-1,
GREATER NOIDA (U.P.)

OWNER:-

M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER
ROAD, PATNA -800001

ARCHITECT'S SEAL	OWNER'S SEAL
<p>SHIV KUMAR</p> <p>Digitally signed by SHIV KUMAR Date: 2024.06.26 12:05:42 +05'30'</p>	<p>Janardan Prasad</p>

ARCHITECT

modarchindia

architects interior designers & planners
studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
phone: 0120-4206253, email: aminganga@hotmail.com
website: www.modarch.in

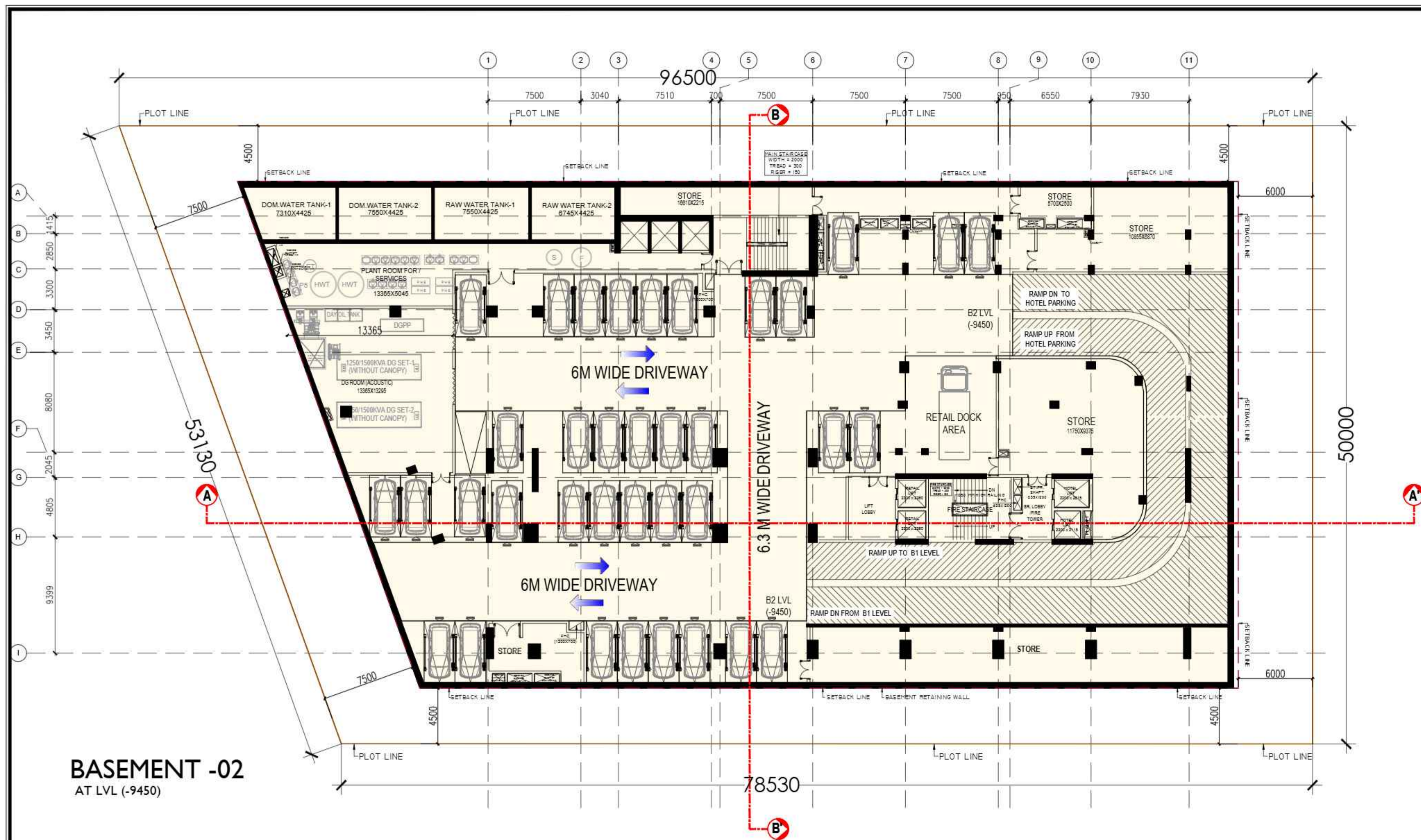
Drawing Title

**BASEMENT -03 &
AREA CALCULATION**

North

Checked by	MANISH TIWARI	Date	
Drawn by	ADITYA CHAUDHARY	Scale	1:200
Drawing No.	MA - C-03-GN - SANCTION		

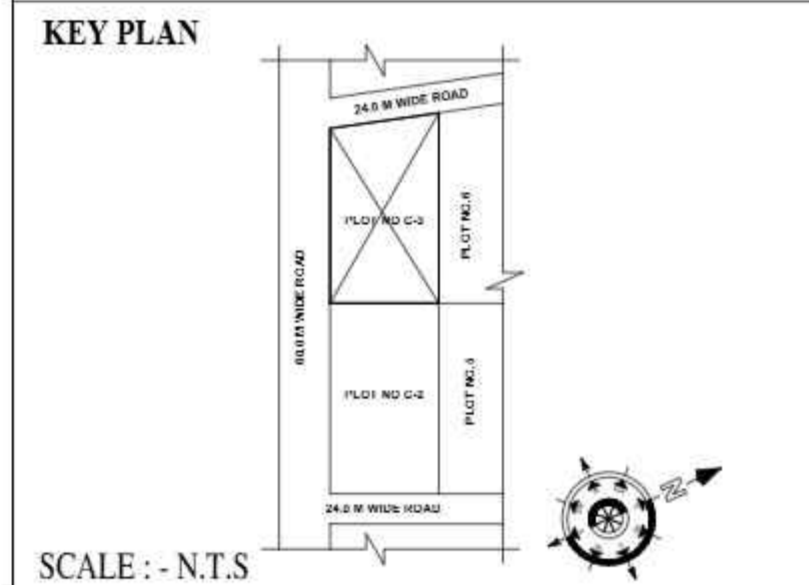
02



BASEMENT -02
AT LVL (-9450)

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:20:42 +05'30'

- NOTES:-**
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ.M.
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 6. ALL TOILETS HAVING A MECHANICAL VENTILATION



LEGEND

	15% F.A.R.
	NON F.A.R.

Amit Varma
Digitally signed by Amit Varma
Date: 2024.06.28 09:53:23 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2024.07.12 12:17:44 +05'30'

PROJECT
PROPOSED COMMERCIAL BUILDING
AT PLOT NO. C-03, SECTOR-PI-1,
GREATER NOIDA (U.P.)

OWNER:-
M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

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

SHIV KUMAR Digitally signed by SHIV KUMAR
Date: 2024.06.26 12:08:43 +05'30'

Janardan Prasad

ARCHITECT

modarchindia
architects interior designers & planners
studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
phone: 0120-4206253, email: aminganga@hotmail.com
website: www.modarchindia.in

Drawing Title: **BASEMENT -02 & AREA CALCULATION**

North

Checked by: **MANISH TIWARI** Date: _____

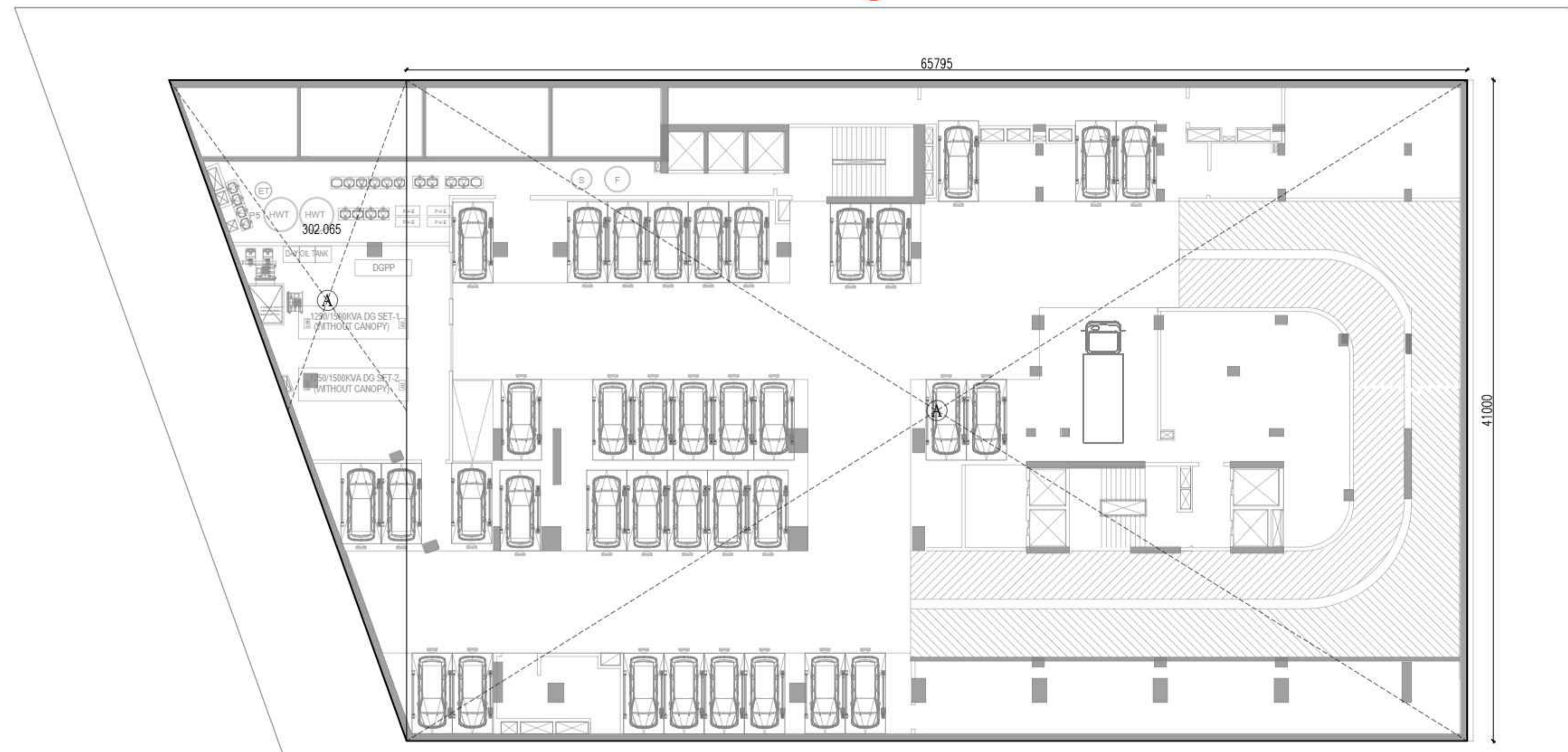
Drawn by: **ADITYA CHAUDHARY** Scale: 1:200

Drawing No.: **MA - C-03-GN - SANCTION** 03

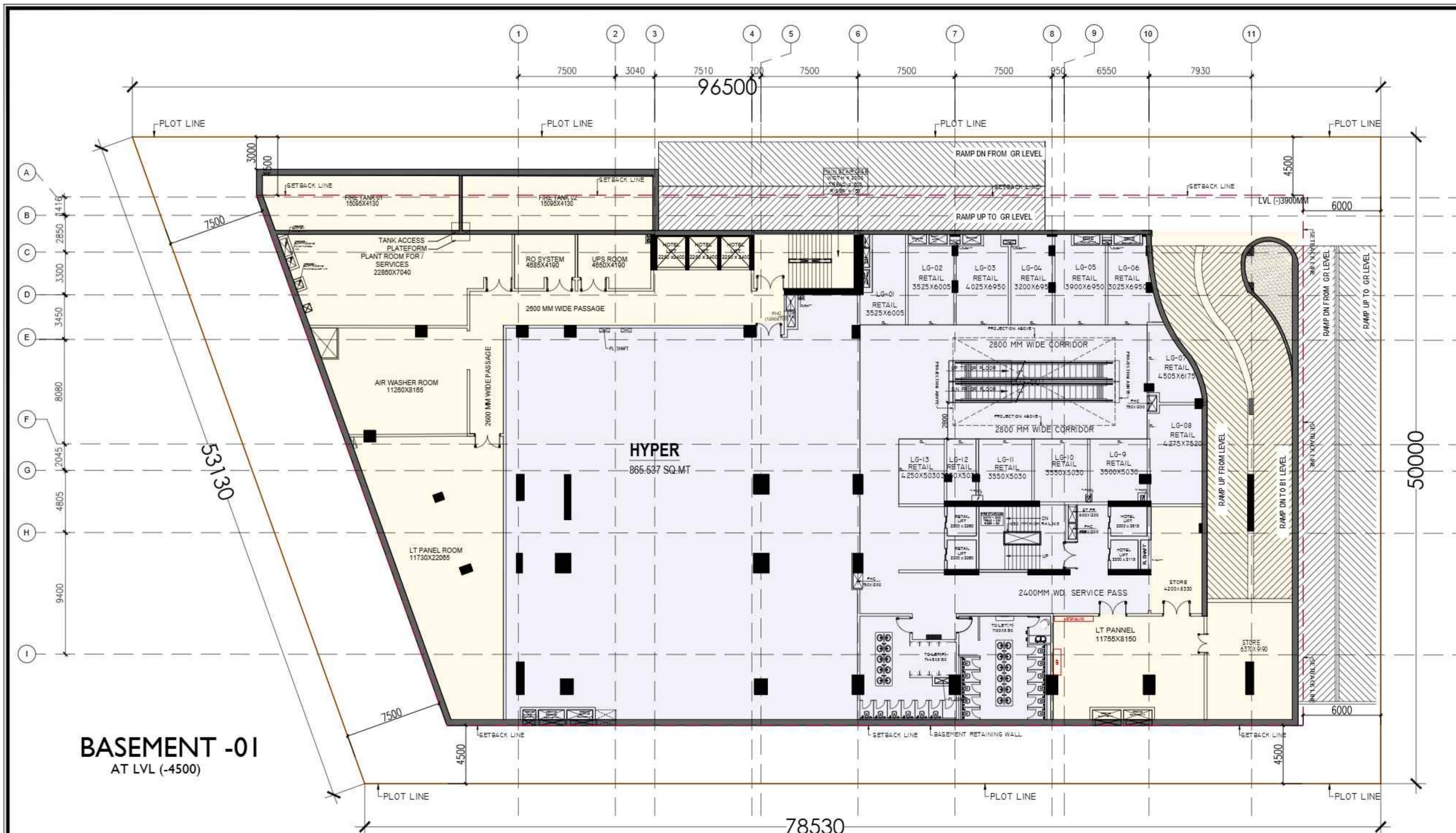
BASEMENT -02
F.A.R. ADDITION AREA ENVELOPES

S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	65,795	41,000	1	2699,595
B	AS PER PLOT LINE		1	302,065
TOTAL ADDITION AREA				2999,660

BASEMENT-02 FLOOR NON F.A.R. AREA CALCULATION :-
ADDITION AREA ENVELOPE = 2999.660 SQ.M.

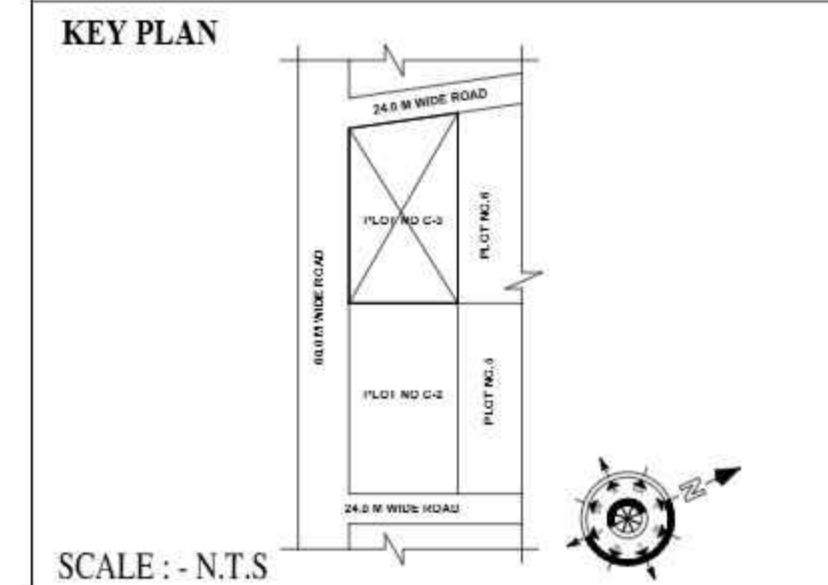


AREA ENVELOPE



BASEMENT -01
AT LVL (-4500)

- NOTES:-**
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
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 6. ALL TOILETS HAVING A MECHANICAL VENTILATION



LEGEND

[Blue Shaded Area]	RETAL AREA
[Yellow Shaded Area]	F.A.R.

Sudheer Kumar

Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:21:39 +05'30'

Amit Varma

Digitally signed by Amit Varma
Date: 2024.06.28 09:54:20 +05'30'

Lal Singh

Digitally signed by Lal Singh
Date: 2024.07.12 12:18:27 +05'30'

PROJECT
PROPOSED COMMERCIAL BUILDING AT PLOT NO. C-03, SECTOR-PI-1, GREATER NOIDA (U.P.)

OWNER:-
M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

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

SHIV KUMAR Digitally signed by SHIV KUMAR
Date: 2024.06.26 12:11:46 +05'30'

Janardan Prasad

ARCHITECT

modarchindia
architects interior designers & planners
studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
phone: 0120-4206253, email: aminganga@hotmail.com
website: www.modarch.in

Drawing Title: **BASEMENT -01 & AREA CALCULATION**

North

Checked by: **MANISH TIWARI** Date: _____

Drawn by: **ADITYA CHAUDHARY** Scale: 1:200

Drawing No.: **MA - C-03-GN - SANCTION** 04

BASEMENT -01				
F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	21.660	30.630	1	663.446
B	1.850	33.170	1	194.045
C	21.965	28.179	1	574.824
D	AS PER POLY LINE		1	57.062
E	22.300	3.150	1	70.245
F	14.750	8.350	1	123.163
TOTAL ADDITION AREA				1682.783

BASEMENT-01 FLOOR NON F.A.R. AREA CALCULATION :-

BASEMENT ADDITION AREA ENVELOPE = 2943.839 SQ.M.
 RETAIL ENVELOPE AREA = 1682.783 SQ.M.
 RETAIL DEDUCTION AREA = 148.021 SQ.M.
 FIRE TANK AREA = 269.249 SQ.M.

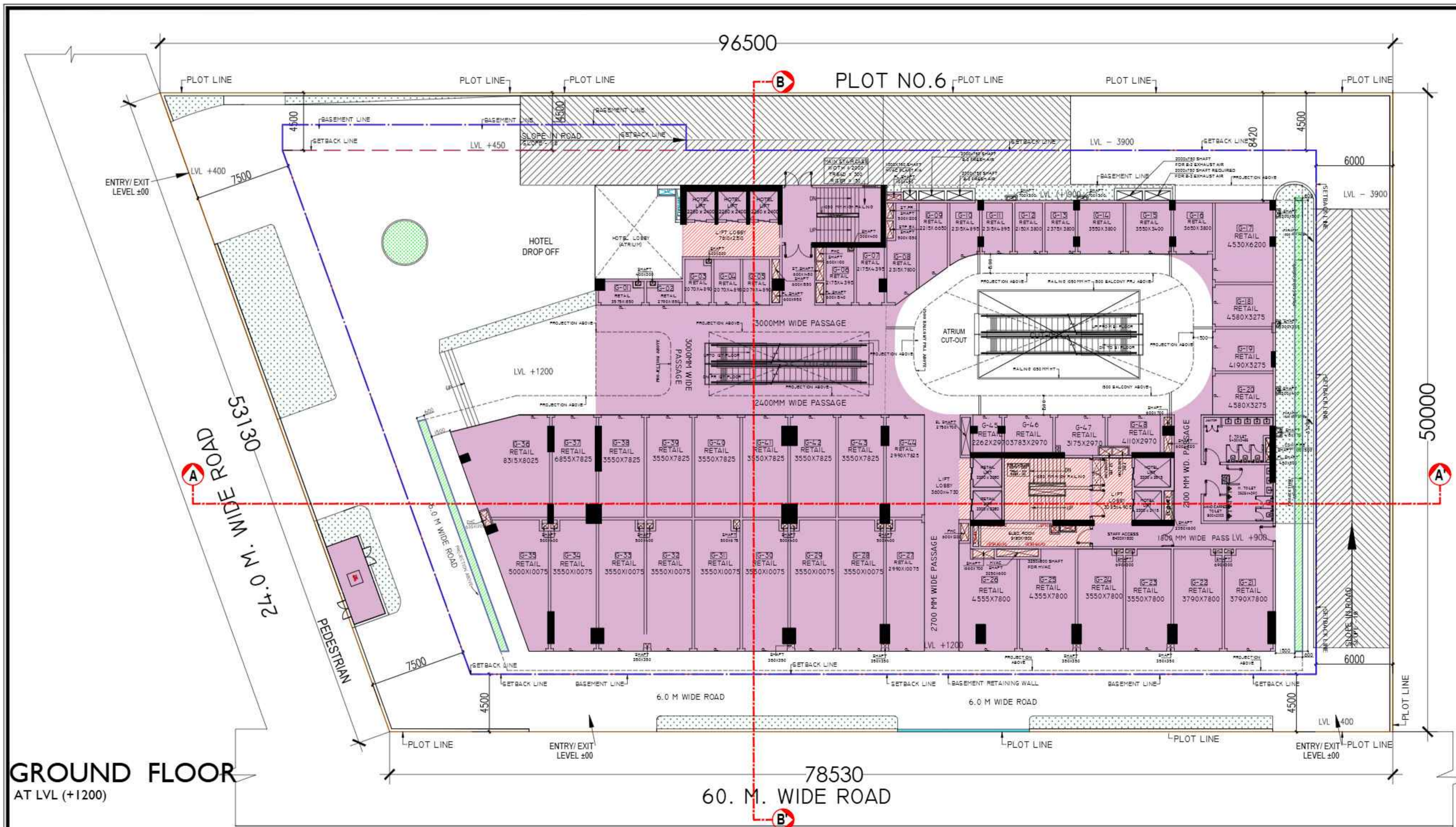
TOTAL RETAIL F.A.R. AREA = ADDITION AREA - RETAIL DEDUCTION AREA
 = 1678.451 - 148.021 = **1530.430 SQ.M.**

RETAIL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA
 = **103.782 SQMT**

TOTAL NON F.A.R. AREA = BASEMENT ADDITION AREA - FIRE TANK AREA - RETAIL ENVELOPE AREA
 = 2943.839 - 269.249 - 1678.451 = **996.139 SQ.M.**

TOTAL 15% AREA = RETAIL 15% F.A.R. AREA + FIRE TANK AREA
 = **103.782 + 269.249 = 373.031 SQMT**

AREA ENVELOPE



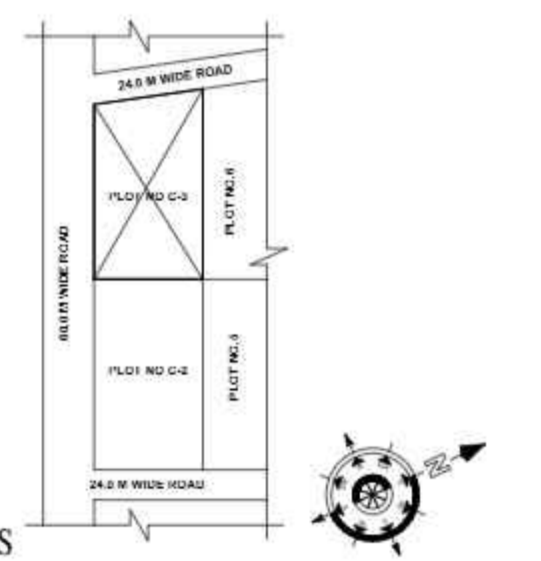
GROUND FLOOR
AT LVL (+1200)

PLOT NO. C2

NOTES:-

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KEY PLAN



SCALE: - N.T.S.

LEGEND

- 15% F.A.R.
- F.A.R.

Sudheer Kumar Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:22:46 +05'30'

Amit Varma Digitally signed by Amit Varma
Date: 2024.06.28 09:54:52 +05'30'

Lal Singh Digitally signed by Lal Singh
Date: 2024.07.12 12:19:10 +05'30'

GROUND FLOOR F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	29.125	35.280	1	1027.530
B	1.305	35.950	1	46.885
C	16.910	36.470	1	563.883
D	12.000	18.485	1	221.420
E	AS PER POLY LINE		1	5.664
F	6.765	6.150	1	28.075
G	AS PER POLY LINE		1	57.465
TOTAL ADDITION AREA				1971.627

GROUND FLOOR F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	3.970	2	8.785
L2	2.815	2.250	1	6.334
L3	2.115	2.250	1	4.750
L4	2.250	2.400	3	16.200
TOTAL LIFT SHAFT AREA				36.079
LIFT LOBBY				
L11	2.350	5.100	1	11.985
L12	0.900	4.730	1	4.257
L13	6.735	1.200	1	8.082
TOTAL LIFT LOBBY AREA				24.324
FIRE STAIRCASE				
FS1	6.700	2.700	1	18.090
FS2	7.435	2.175	1	16.171
TOTAL FIRE STAIRCASE AREA				34.261
SERVICE AREA				
SA1	0.805	1.800	1	17.811
TOTAL SERVICE AREA				17.811
SHAFT				
S1	0.950	2.200	1	1.140
S2	1.200	0.625	1	0.752
S3	0.600	0.700	1	0.420
S4	0.600	1.830	1	1.092
S5	0.600	2.350	1	1.410
S6	0.690	0.300	4	0.828
S7	3.250	0.600	1	1.950
S8	1.660	0.700	1	1.162
S9	0.750	1.950	1	1.013
S10	0.500	0.400	8	1.600
S11	0.500	0.675	1	0.338
S12	0.575	1.180	1	0.673
S13	0.400	0.300	4	0.480
S14	0.800	1.540	3	2.772
S15	0.600	0.950	1	0.570
S16	0.600	1.105	1	0.663
S17	0.500	1.950	1	0.875
S18	0.500	1.200	1	0.600
S19	1.100	0.450	1	0.495
S20	0.350	0.350	5	0.613
S21	0.470	1.905	1	0.896
TOTAL SHAFT AREA				20.127
CUT-OUT AREA				
C1	AS PER POLY LINE		1	287.970
TOTAL CUT-OUT AREA				287.970
TOTAL DEDUCTION AREA				420.572

PROJECT

PROPOSED COMMERCIAL BUILDING AT PLOT NO. C-03, SECTOR-P1-1, GREATER NOIDA (U.P.)

OWNER:-

M/S. GANADHI PATI CONSTRUCTION PVT. LMT.

ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL

SHIV KUMAR Digitally signed by SHIV KUMAR
Date: 2024.06.26 12:14:55 +05'30'

OWNER'S SEAL

Janard an Prasad Digitally signed by Janard an Prasad
Date: 2024.06.26 12:14:55 +05'30'

ARCHITECT



architects interior designers & planners
studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
phone: 0120-4206253, email: aminganga@hotmail.com
website: www.modarchindia.com

Drawing Title

GROUND FLOOR PLAN & AREA CALCULATION

North



Checked by: MANISH TIWARI Date: _____

Drawn by: ADITYA CHAUDHARY Scale: 1:200

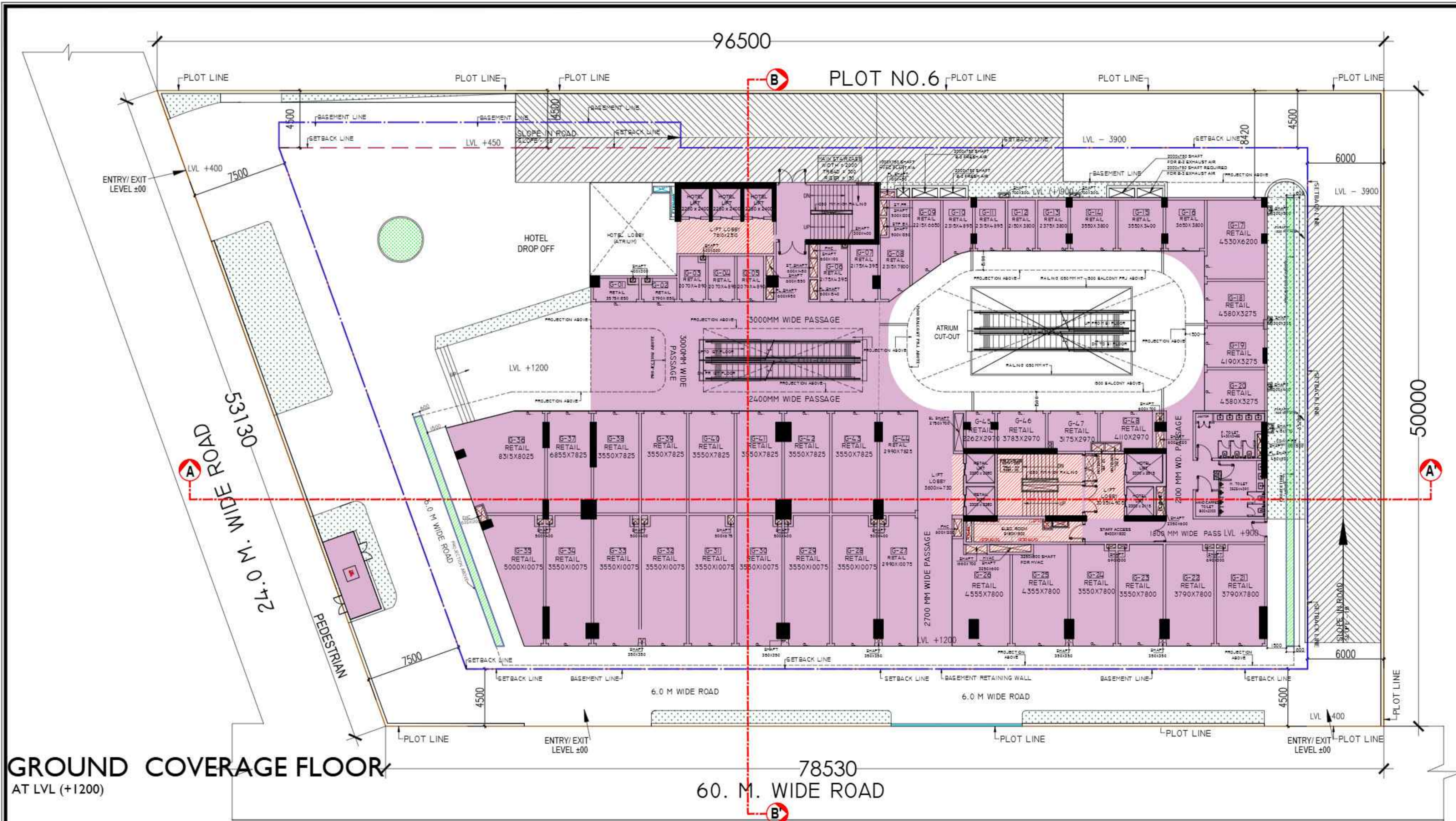
Drawing No.: MA - C-03-GN - SANCTION 05

GROUND FLOOR AREA CALCULATION -

ADDITION AREA ENVELOPE = 1971.067 SQ.M.
DEDUCTION AREA ENVELOPE = 420.572 SQ.M.
BALCONY F.A.R. AREA = 32.6764 = 8.219 SQ.M.
TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R.
1971.067 - 420.572 + 8.219 = 1558.714 SQ.M.

TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA = 132.602 SQM

AREA ENVELOPE

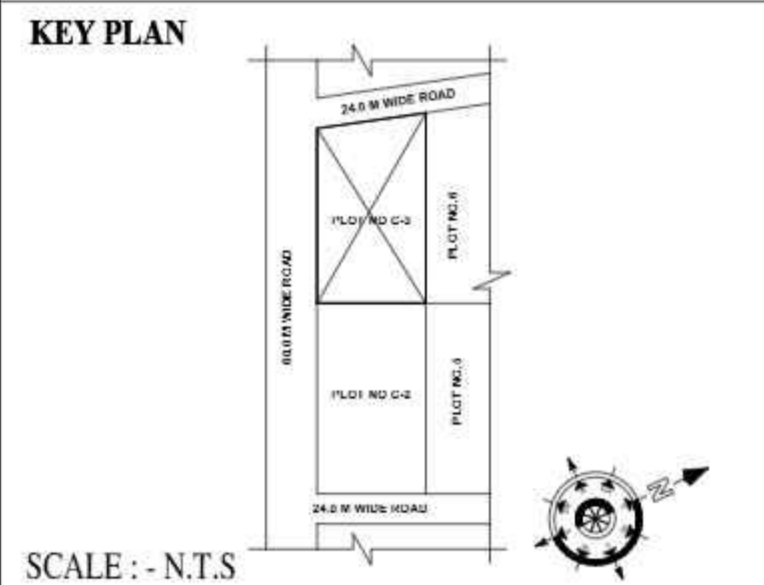


GROUND COVERAGE FLOOR
AT LVL (+1200)

PLOT NO. C2

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:23:49 +05'30'

- NOTES:-**
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ.M.
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 6. ALL TOILETS HAVING A MECHANICAL VENTILATION.



LEGEND

[Pink Shaded Area]	15% F.A.R.
[Purple Shaded Area]	F.A.R.

Amit Varma
Digitally signed by Amit Varma
Date: 2024.06.28 09:55:20 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2024.07.12 12:19:56 +05'30'

GROUND FLOOR F.A.R. ADDITION AREA ENVELOPES

S.NO.	X	Y	NO.	AREA
A	29.825	35.280	1	1027.530
B	1.305	35.930	1	46.889
C	16.010	36.470	1	583.885
D	12.500	12.485	1	121.893
E	AS PER POLY LINE		1	5.664
F	6.785	4.850	1	28.075
G	AS PER POLY LINE		1	57.465
TOTAL ADDITION AREA				1971.067

GROUND FLOOR F.A.R. DEDUCTION AREA CHART

S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.070	2	8.785
L2	2.815	2.250	1	6.334
L3	2.115	2.250	1	4.759
L4	2.250	2.490	3	15.270
TOTAL LIFT SHAFT AREA				35.079
LIFT LOBBY				
L1L	2.330	5.100	1	11.985
L1L2	0.950	4.730	1	4.257
L1L3	6.735	1.200	1	8.082
TOTAL LIFT LOBBY AREA				24.324
FIRE STAIRCASE				
F51	6.700	2.700	1	18.090
F52	2.435	2.175	1	15.171
TOTAL FIRE STAIRCASE AREA				33.261
SERVICE AREA				
SA1	0.805	1.800	1	17.811
TOTAL SERVICE AREA				17.811
SHAFT				
S1	0.950	1.200	1	1.140
S2	1.200	0.635	1	0.762
S3	0.020	0.700	1	0.420
S4	0.600	1.830	1	1.092
S5	0.600	2.350	1	1.410
S6	0.600	0.300	0	0.828
S7	3.250	0.600	1	1.950
S8	1.660	0.700	1	1.164
S9	0.750	1.350	1	1.013
S10	0.500	0.490	0	1.020
S11	0.500	0.675	1	0.338
S12	0.575	1.130	1	0.650
S13	0.400	0.300	0	0.480
S14	0.920	1.540	0	2.772
S15	0.600	0.950	1	0.570
S16	0.600	1.105	1	0.663
S17	0.500	1.350	1	0.675
S18	0.500	1.200	1	0.600
S19	1.100	0.450	1	0.495
S20	0.350	0.350	0	0.113
S21	0.470	1.995	1	0.986
TOTAL SHAFT AREA				20.127
CUT-OUT AREA				
C1	AS PER POLY LINE		1	287.970
TOTAL CUT-OUT AREA				287.970
TOTAL DEDUCTION AREA				420.572

GROUND FLOOR AREA CALCULATION :-
 ADDITION AREA ENVELOPE = 1971.067 SQ.M.
 DEDUCTION AREA ENVELOPE = 420.572 SQ.M.
 BALCONY F.A.R. AREA = 32.876/4 = 8.219 SQ.M.
 TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R.
 1971.067 - 420.572 + 8.219 = **1558.714 SQ.M.**
 TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA = 132.602 SQM

PROJECT
 PROPOSED COMMERCIAL BUILDING
 AT PLOT NO. C-03, SECTOR-PI-1,
 GREATER NOIDA (U.P.)

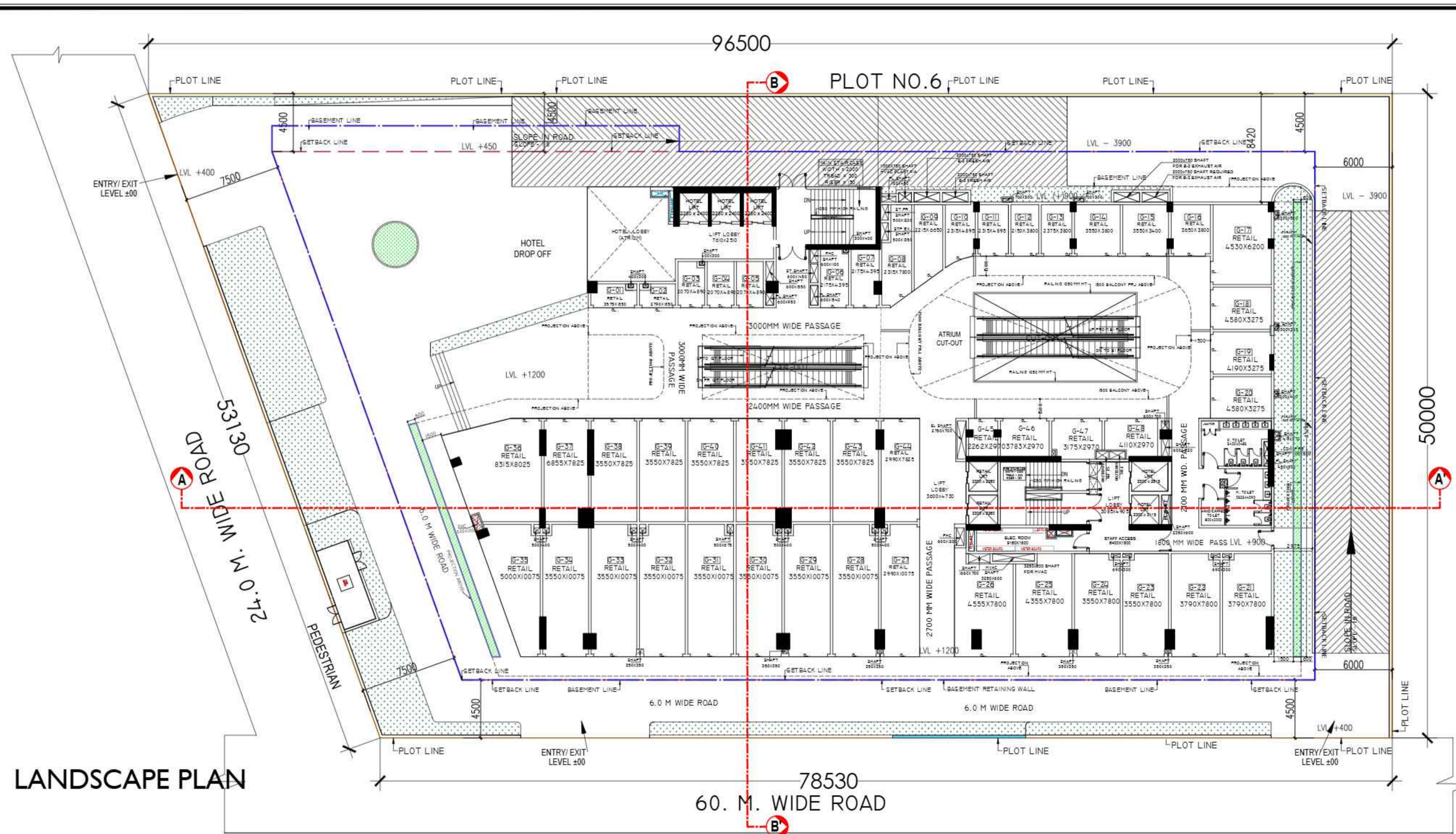
OWNER:-
 M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
 ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER
 ROAD, PATNA -800001

ARCHITECT'S SEAL	OWNER'S SEAL
SHIV KUMAR Digitally signed by SHIV KUMAR Date: 2024.06.26 12:18:12 +05'30'	Janardan Prasad Digitally signed by Janardan Prasad Date: 2024.06.26 12:18:12 +05'30'

ARCHITECT

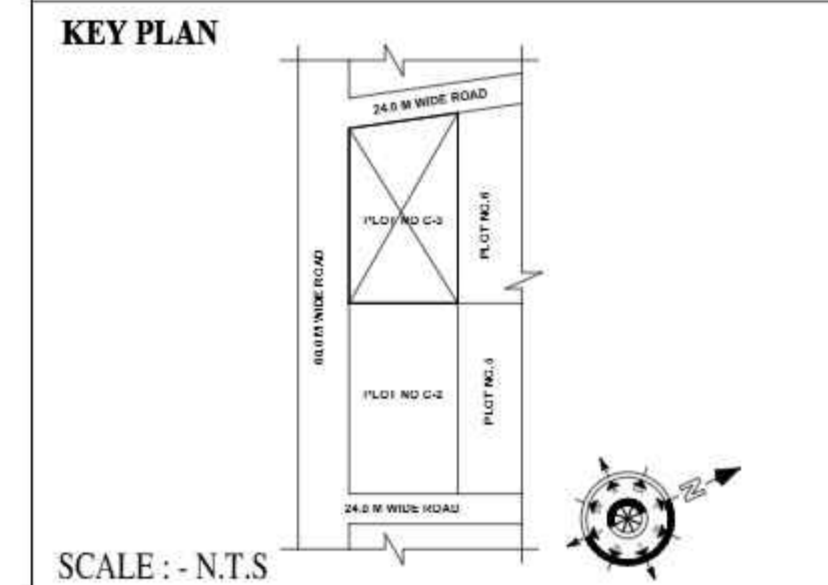
 architects interior designers & planners
 studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
 phone: 0120-4206253, email: aminganga@hotmail.com
 website: www.modarchindia.com

Drawing Title GROUND COVERAGE FLOOR PLAN & AREA CALCULATION	North
Checked by: MANISH TIWARI	Date:
Drawn by: ADITYA CHAUDHARY	Scale: 1:200
Drawing No.: MA - C-03-GN - SANCTION	05A



LANDSCAPE PLAN

- 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.
 5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
 6. ALL TOILETS HAVING A MECHANICAL VENTILATION.



LEGEND

[Red hatched area]	15% F.A.R.
[Pink hatched area]	F.A.R.

Amit Varma
Digitally signed by Amit Varma
Date: 2024.06.28 09:56:04 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2024.07.12 12:20:43 +05'30'

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:24:54 +05'30'

GROUND FLOOR LANDSCAPE AREA		
S.NO.	X	NO. AREA
L1	23.285	0.695 1 22.800
L2	AS PER POLY LINE	1 8.230
L3	AS PER POLY LINE	1 110.000
L4	AS PER POLY LINE	1 30.510
L5	AS PER POLY LINE	1 20.297
L6	AS PER POLY LINE	1 25.600
L7	AS PER POLY LINE	1 44.546
L8	AS PER POLY LINE	1 18.810
L9	AS PER POLY LINE	1 50.150
L10	AS PER POLY LINE	1 130.000
L11	AS PER POLY LINE	1 45.797
L12	AS PER POLY LINE	1 44.230
L13	AS PER POLY LINE	1 40.100
TOTAL LANDSCAPE AREA		660.000

PROJECT
PROPOSED COMMERCIAL BUILDING AT PLOT NO. C-03, SECTOR-PI-1, GREATER NOIDA (U.P.)

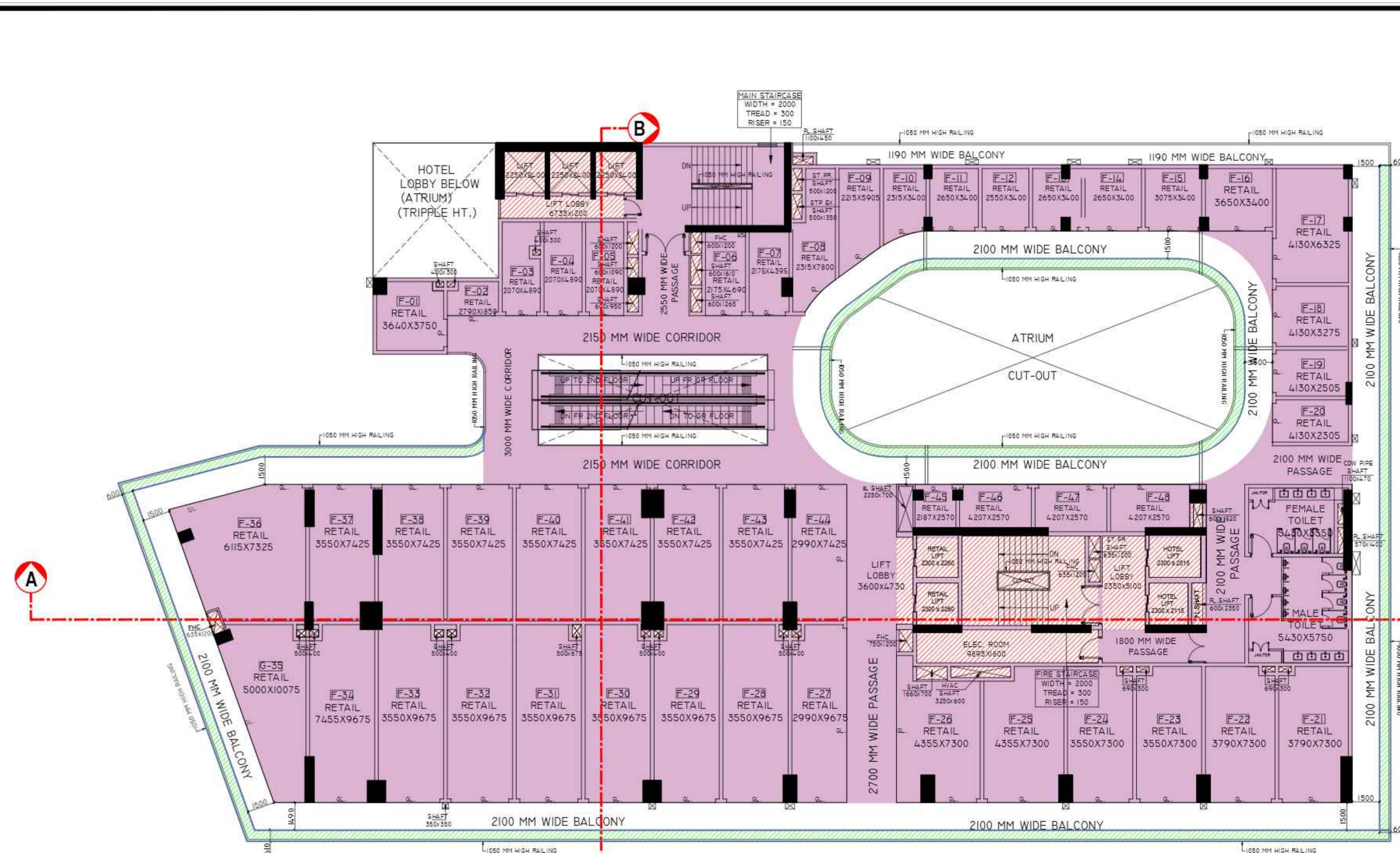
OWNER:-
M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL	OWNER'S SEAL
SHIV KUMAR Digitally signed by SHIV KUMAR Date: 2024.06.26 12:22:59 +05'30'	Janardan Prasad Digitally signed by Janardan Prasad Date: 2024.07.12 12:20:43 +05'30'

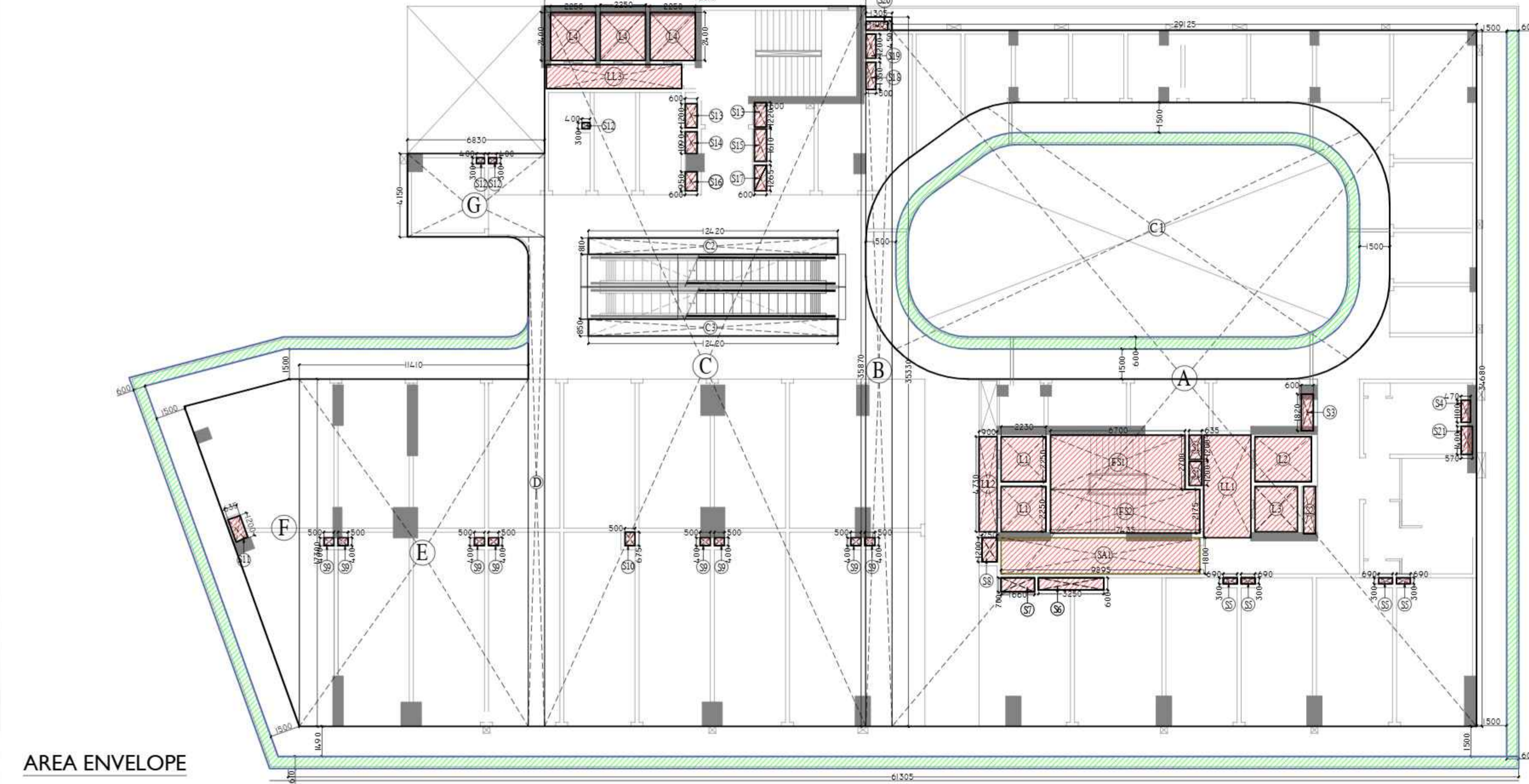
ARCHITECT
modarchindia
architects interior designers & planners
studio: 1st floor, B-99, sector-03, Noida -201301, U.P.
phone: 0120-4206253, email: aminganga@hotmail.com
website: www.modarch.in

Drawing Title
LANDSCAPE FLOOR PLAN & AREA CALCULATION

Checked by: MANISH TIWARI Date: _____
Drawn by: ADITYA CHAUDHARY Scale: 1:200
Drawing No: MA - C-03-GN - SANCTION 05B



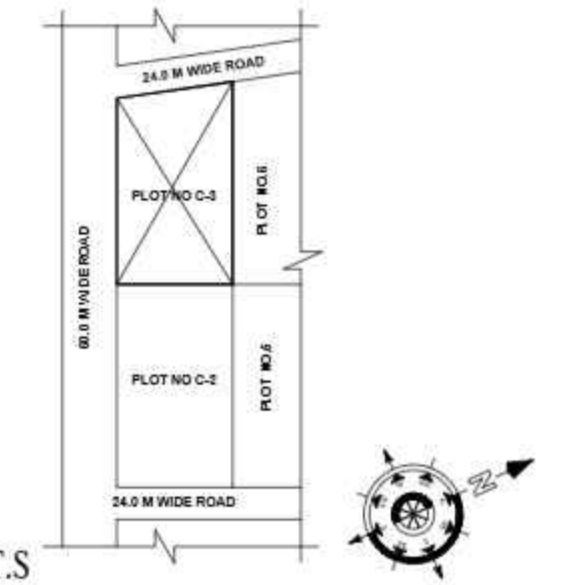
1ST & 2ND FLOOR
AT LVL (+6600 & ++12000)



AREA ENVELOPE

- 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.
 5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
 6. ALL TOILETS HAVING A MECHANICAL VENTILATION

KEY PLAN



SCALE :- N.T.S

FIRST & SECOND FLOOR				
F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
A	29.125	34.680	1	1010.055
B	1.305	35.330	1	46.106
C	16.010	35.870	1	574.279
D	AS PER POLY LINE		1	19.968
E	11.410	17.300	1	197.393
F	AS PER POLY LINE		1	49.878
G	6.830	4.150	1	28.345
TOTAL ADDITION AREA				1926.023

FIRST & SECOND FLOOR				
F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	2	8.786
L2	2.815	2.250	1	6.334
L3	2.115	2.250	1	4.759
L4	2.250	2.400	3	16.200
TOTAL LIFT SHAFT AREA				36.079
LIFT LOBBY				
LL1	2.350	5.100	1	11.985
LL2	0.900	4.730	1	4.257
LL3	6.735	1.200	1	8.082
TOTAL LIFT LOBBY AREA				24.324
FIRE STAIRCASE				
FS1	6.700	2.700	1	18.090
FS2	2.435	2.175	1	16.171
TOTAL FIRE STAIRCASE AREA				34.261
SERVICE AREA				
SA1	9.895	1.800	1	17.811
TOTAL SERVICE AREA				17.811

LIFT SHAFT				
S.NO.	X	Y	NO.	AREA
S1	0.635	1.200	2	1.524
S2	0.600	2.350	1	1.410
S3	0.600	1.820	1	1.092
S4	0.470	1.100	1	0.517
S5	0.690	0.300	4	0.828
S6	3.250	0.600	1	1.950
S7	1.660	0.700	1	1.162
S8	0.750	1.200	1	0.900
S9	0.500	0.400	8	1.600
S10	0.500	0.675	1	0.338
S11	0.635	1.200	1	0.762
S12	0.400	0.300	3	0.360
S13	0.600	1.200	2	1.440
S14	0.600	1.090	1	0.654
S15	0.600	1.610	1	0.966
S16	0.600	0.950	1	0.570
S17	0.600	1.265	1	0.759
S18	0.500	1.350	1	0.675
S19	0.500	1.200	1	0.600
S20	1.100	0.450	1	0.495
S21	0.570	1.400	1	0.798
TOTAL SHAFT AREA				19.400

CUT-OUT AREA				
S.NO.	X	Y	NO.	AREA
C1	AS PER PLY LINE		1	328.699
C2	12.420	0.810	1	10.060
C3	12.420	0.810	1	10.060
TOTAL CUT-OUT AREA				348.819

TOTAL DEDUCTION AREA				
S.NO.	X	Y	NO.	AREA
TOTAL DEDUCTION AREA				480.694

FIRST & SECOND FLOOR AREA CALCULATION :-

ADDITION AREA ENVELOPE = 1926.023 SQ.M.
 DEDUCTION AREA ENVELOPE = 480.694 SQ.M.
 BALCONY F.A.R. AREA = 118.548/4 = 29.637 SQ.M.
 TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R.
 = 1926.023 - 480.694 + 29.637 = 1474.966 SQ.M.
 TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA
 36.079 + 24.324 + 34.261 + 19.400 + 17.811 = 131.875 SQ.M

LEGEND

15% F.A.R.

Sudheer Kumar

Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:25:57 +05'30'

Amit Varma
Digitally signed by Amit Varma
Date: 2024.06.28 09:57:27 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2024.07.12 12:21:37 +05'30'

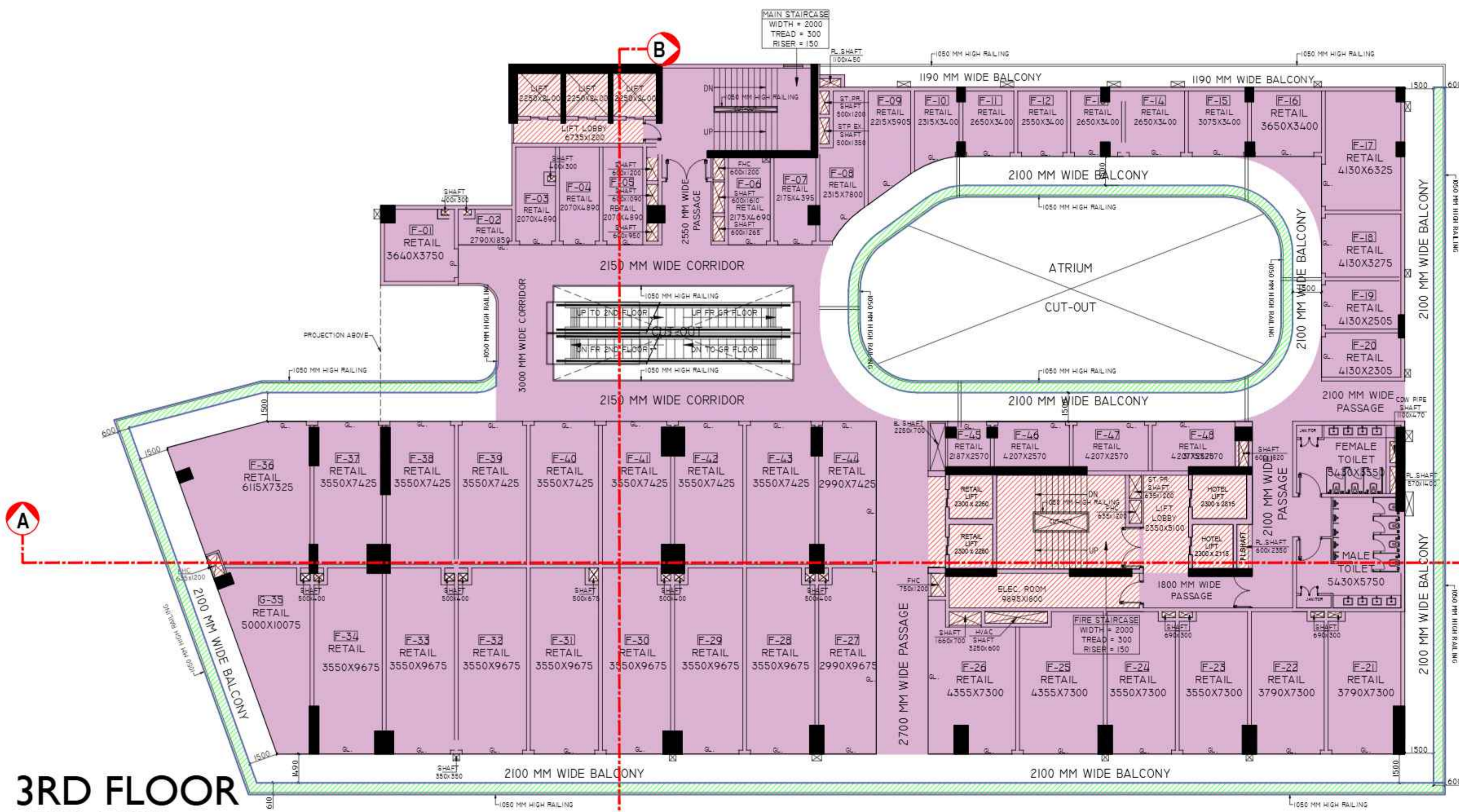
PROJECT
PROPOSED COMMERCIAL BUILDING
AT PLOT NO. C-03, SECTOR-PI-1,
GREATER NOIDA (U.P.)

OWNER:-
M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

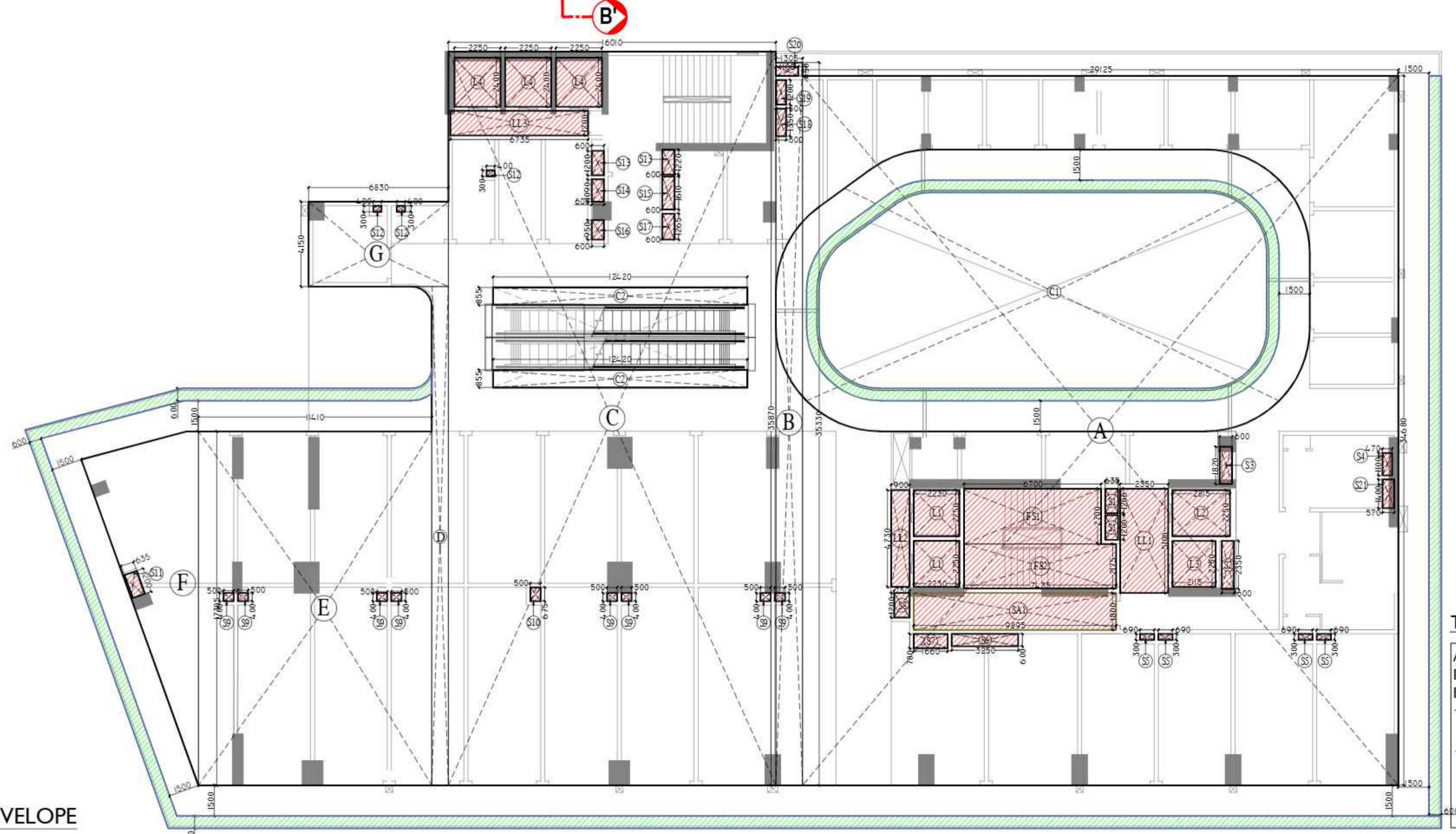
ARCHITECT'S SEAL	OWNER'S SEAL
SHIV KUMAR Digitally signed by SHIV KUMAR Date: 2024.06.26 12:26:59 +05'30'	Janardan Prasad

ARCHITECT
modarchindia
architects interior designers & planners
studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
phone: 0120-4206235, email: amitgangaal@hotmail.com
website: www.modarch.in

Drawing Title		North	
FIRST, SECOND FLOOR PLAN & AREA CALCULATION		North	
Checked by	MANDHI TIWARI	Date	
Drawn by	ADITYA CHAUDHARY	Scale	1:150
Drawing No.	MA - C-03-GN - SANCTION		06



3RD FLOOR
AT LVL (+17400)



AREA ENVELOPE

THIRD FLOOR F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	29.125	34.680	1	1010.055
B	1.305	35.330	1	46.106
C	16.010	35.870	1	574.279
D	AS PER POLY LINE		1	19.968
E	11.410	17.300	1	197.393
F	AS PER POLY LINE		1	49.945
G	6.830	4.150	1	28.345
TOTAL ADDITION AREA				1926.090

THIRD FLOOR F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	2	8.786
L2	2.815	2.750	1	6.334
L3	2.115	2.250	1	4.750
L4	2.250	2.400	3	16.200
TOTAL LIFT SHAFT AREA				36.079
LIFT LOBBY				
LL1	2.350	5.100	1	11.985
LL2	0.900	4.730	1	4.257
LL3	6.735	1.200	1	8.082
TOTAL LIFT LOBBY AREA				24.324
FIRE STAIRCASE				
FS1	6.700	2.700	1	18.090
FS2	7.435	2.175	1	16.171
TOTAL FIRE STAIRCASE AREA				34.261
SERVICE AREA				
SA1	9.895	1.800	1	17.811
TOTAL SERVICE AREA				17.811
SHAFT				
S1	0.635	1.200	2	1.524
S2	0.600	2.350	1	1.410
S3	0.600	1.820	1	1.092
S4	0.470	1.100	1	0.517
S5	0.690	0.300	4	0.828
S6	3.250	0.600	1	1.950
S7	1.660	0.700	1	1.162
S8	0.750	1.200	1	0.900
S9	0.500	0.400	8	1.600
S10	0.500	0.675	1	0.338
S11	0.995	1.130	1	0.672
S12	0.400	0.300	3	0.360
S13	0.600	1.200	2	1.440
S14	0.600	1.090	1	0.654
S15	0.600	1.610	1	0.966
S16	0.600	0.950	1	0.570
S17	0.600	1.265	1	0.759
S18	0.500	1.350	1	0.675
S19	0.500	1.200	1	0.600
S20	1.100	0.450	1	0.495
S21	0.570	1.400	1	0.798
TOTAL SHAFT AREA				19.310
CUT-OUT AREA				
C1	AS PER POLY LINE		1	328.699
C2	12.420	0.855	2	21.238
TOTAL CUT-OUT AREA				349.937
TOTAL DEDUCTION AREA				481.722

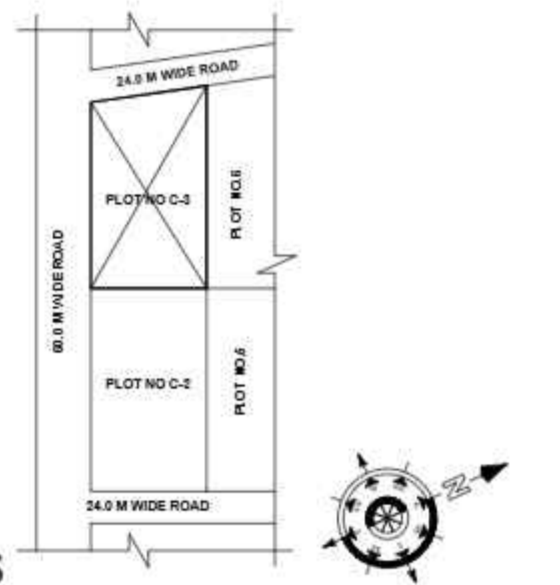
THIRD FLOOR AREA CALCULATION :-

ADDITION AREA ENVELOPE = 1926.090 SQ.M.
 DEDUCTION AREA ENVELOPE = 481.722 SQ.M.
 BALCONY F.A.R. AREA = 118.426/4 = 29.606 SQ.M.
 TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R.
 = 1926.090 - 481.722 + 29.606 = **1473.974** SQ.M.
 TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA
 = 131.784 SQ.M

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.
5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
6. ALL TOILETS HAVING A MECHANICAL VENTILATION

KEY PLAN



SCALE :- N.T.S

LEGEND

- 15% F.A.R.
- F.A.R.

Sudheer Kumar

Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:27:08 +05'30'

Amit Varma

Digitally signed by Amit Varma
Date: 2024.06.28 09:57:56 +05'30'

Lal Singh

Digitally signed by Lal Singh
Date: 2024.07.12 12:22:39 +05'30'

PROJECT

PROPOSED COMMERCIAL BUILDING
AT PLOT NO. C-03, SECTOR-PI-1,
GREATER NOIDA (U.P.)

OWNER:-

M/S. GANADHI PATI CONSTRUCTION PVT. LMT.

ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL

SHIV KUMAR
Digitally signed by SHIV KUMAR
Date: 2024.06.26 12:33:39 +05'30'

OWNER'S SEAL

Janardan Prasad

ARCHITECT

modarchindia
architects interior designers & planners
studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
phone: 0120-4206255, email: amitgangaal@hotmail.com
website: www.modarch.in

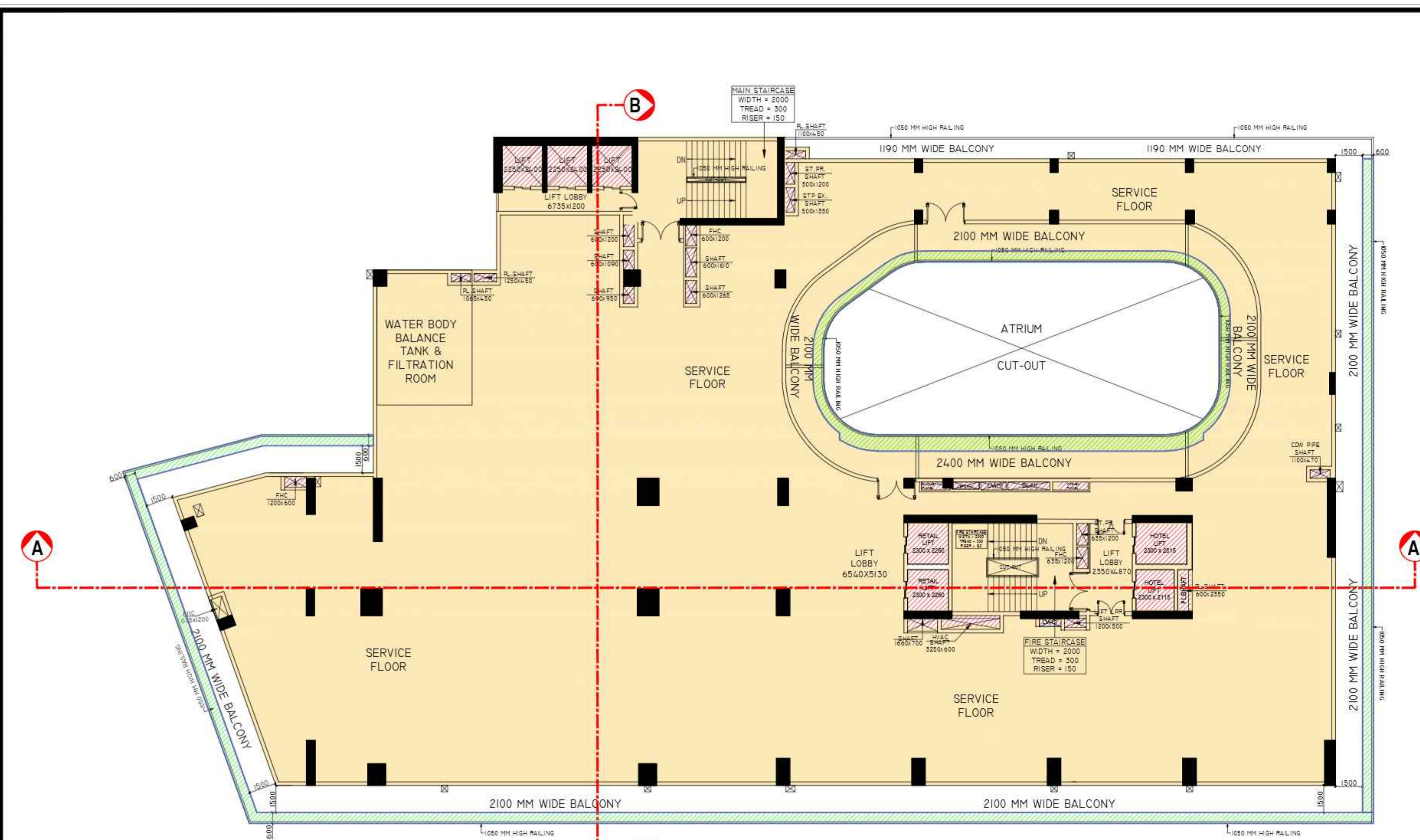
Drawing Title

THIRD FLOOR PLAN &
AREA CALCULATION

Checked by: MANDIH TIWARI Date: _____

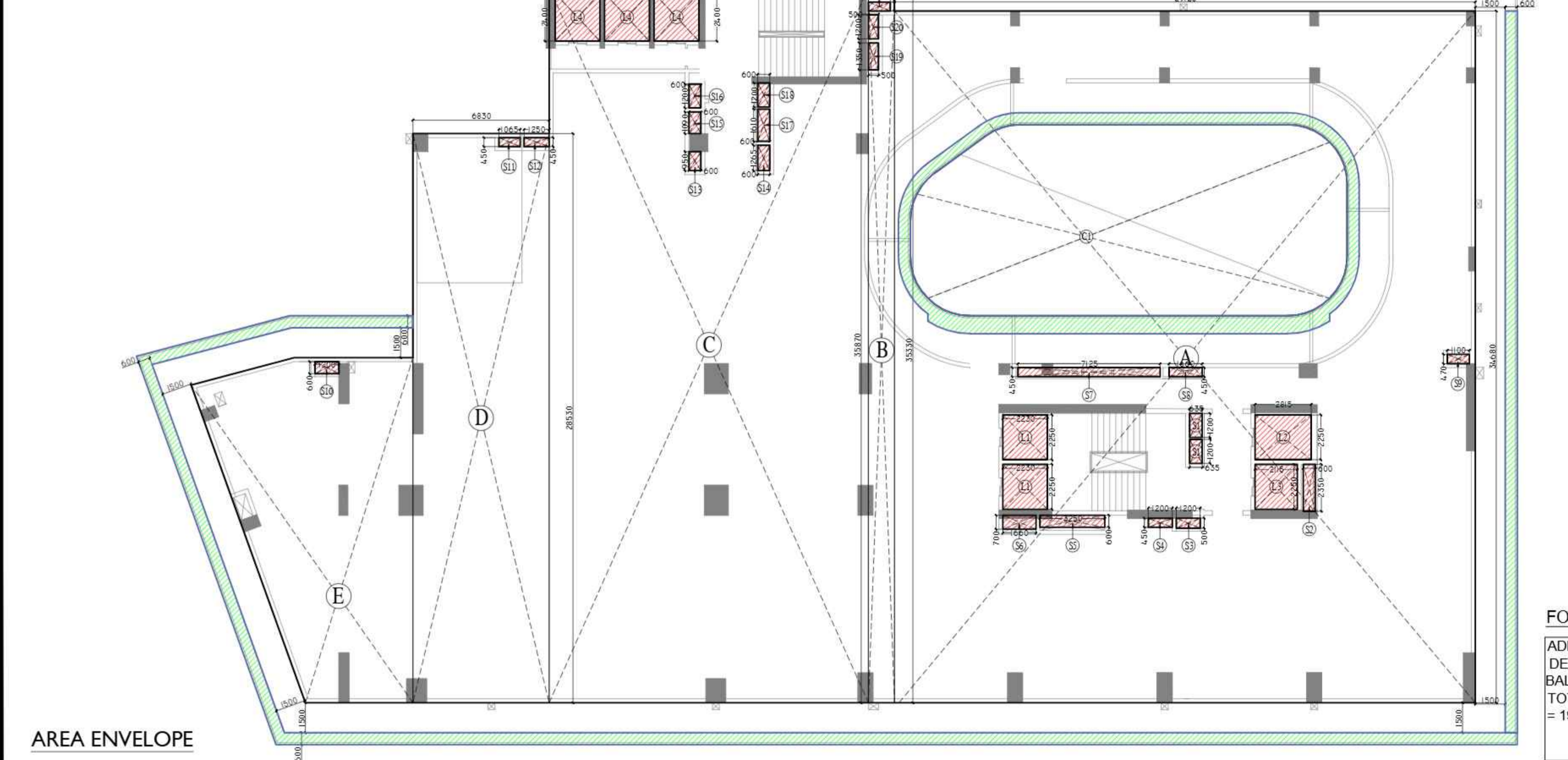
Drawn by: ADITYA CHAUDHARY Scale: 1:150

Drawing No. MA - C-03-GN - SANCTION



4TH FLOOR(SERVICE FLOOR)

AT LVL (+22800)



AREA ENVELOPE

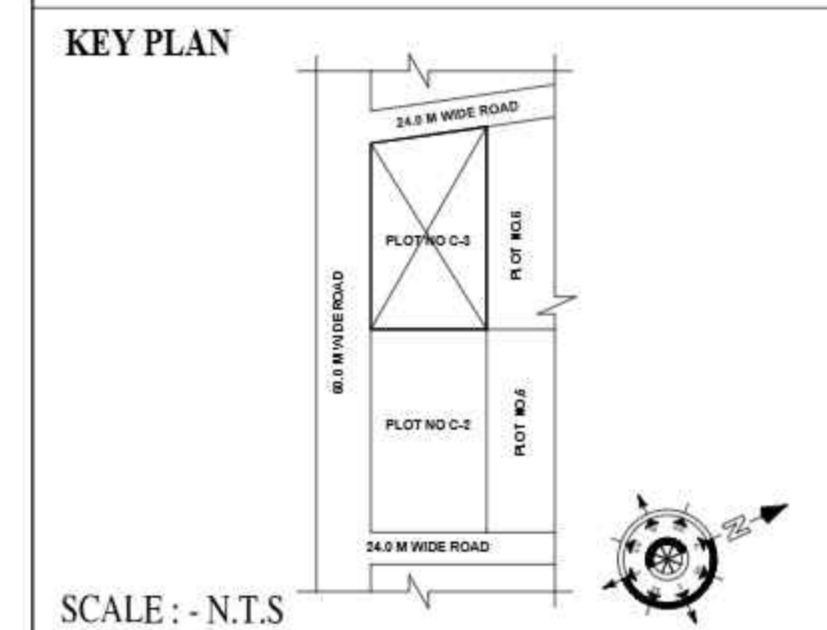
Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:28:36 +05'30'

FOURTH SERVICE FLOOR F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	29.125	34.680	1	1010.055
B	1.305	35.330	1	46.106
C	16.010	35.870	1	574.279
D	6.830	28.530	1	194.860
E	AS PER POLY LINE			143.201
TOTAL ADDITION AREA				1968.500

FOURTH SERVICE FLOOR F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	2.250	2	10.035
L2	2.815	2.250	1	6.334
L3	2.115	2.250	1	4.759
L4	2.250	2.400	3	16.200
TOTAL LIFT SHAFT AREA				37.328
SHAFT				
S1	0.635	1.200	2	1.524
S2	0.600	2.350	1	1.410
S3	1.200	0.500	1	0.600
S4	1.200	0.450	1	0.540
S5	3.250	0.600	1	1.950
S6	1.660	0.700	1	1.162
S7	7.125	0.450	1	3.206
S8	1.660	0.450	1	0.747
S9	1.100	0.470	1	0.517
S10	1.200	0.600	1	0.720
S11	1.065	0.450	1	0.479
S12	1.250	0.450	1	0.563
S13	0.600	0.950	1	0.570
S14	0.600	1.265	1	0.759
S15	0.600	1.090	1	0.654
S16	0.600	1.200	1	0.720
S17	0.600	1.610	1	0.966
S18	0.600	1.200	1	0.720
S19	0.500	1.350	1	0.675
S20	0.500	1.200	1	0.600
S21	1.100	0.450	1	0.495
TOTAL SHAFT AREA				19.577
CUT-OUT AREA				
C1	AS PER POLY LINE			196.045
TOTAL CUT-OUT AREA				196.045
TOTAL DEDUCTION AREA				252.950

FOURTH /SERVICE FLOOR NON F.A.R. AREA CALCULATION :-
 ADDITION AREA ENVELOPE = 1968.500 SQ.M.
 DEDUCTION AREA = 252.950 SQ.M.
 BALCONY F.A.R. AREA = 120.659/4 = 30.164 SQ.M.
 TOTAL NON F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY AREA
 = 1968.500 - 252.944 + 30.164 = **1745.720** SQ.M.

- 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.
 5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
 6. ALL TOILETS HAVING A MECHANICAL VENTILATION



LEGEND

- 15% F.A.R.
- NON F.A.R.

Amit Varma
Digitally signed by Amit Varma
Date: 2024.06.28 09:58:25 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2024.07.12 12:23:26 +05'30'

PROJECT
 PROPOSED COMMERCIAL BUILDING
 AT PLOT NO. C-03, SECTOR-PI-1,
 GREATER NOIDA (U.P.)

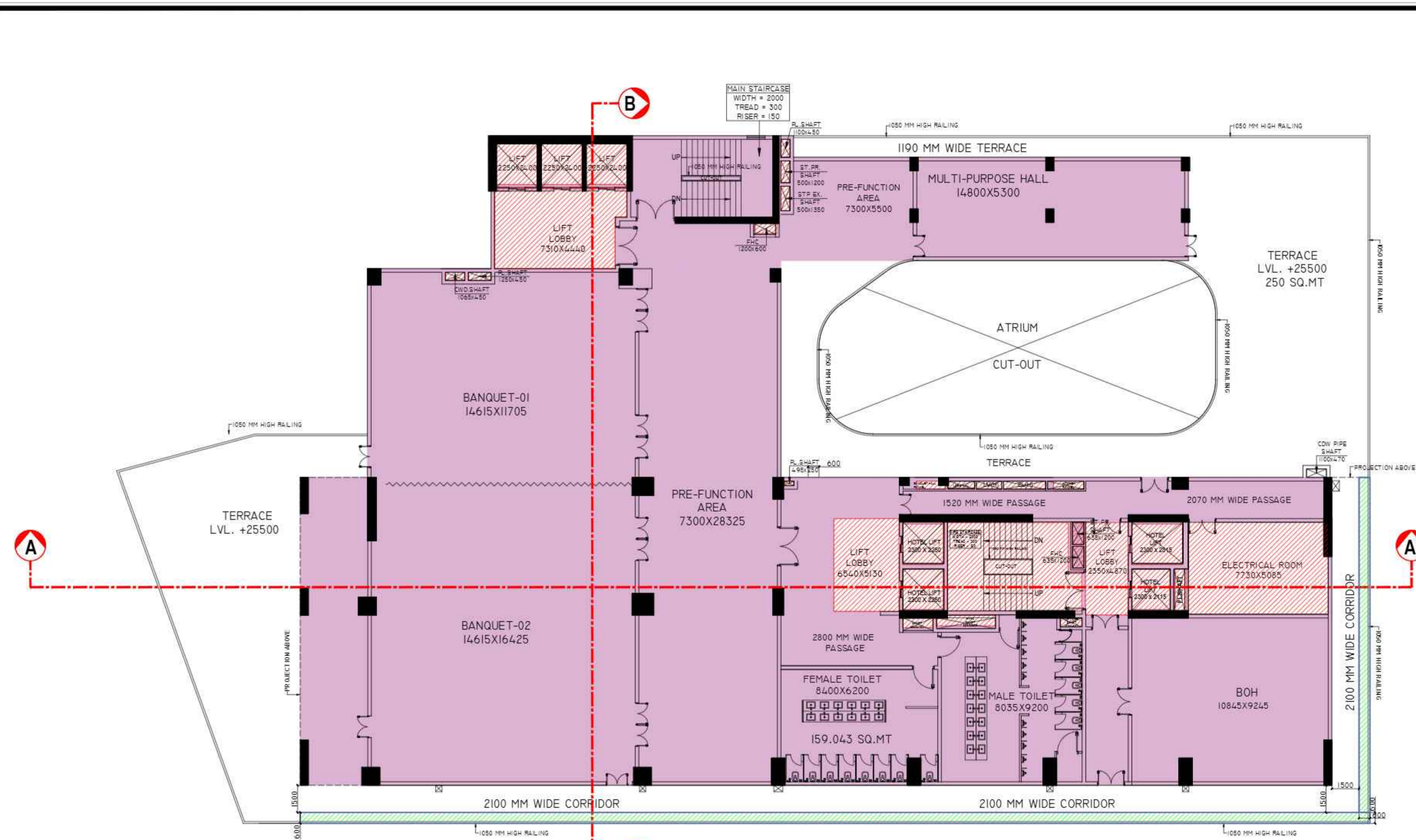
OWNER:-
 M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
 ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL	OWNER'S SEAL
SHIV KUMAR Digitally signed by SHIV KUMAR Date: 2024.06.26 12:37:49 +05'30'	Janard an Prasad Digitally signed by Janard an Prasad Date: 2024.06.26 12:37:49 +05'30'

ARCHITECT

modarchindia
 architects interior designers & planners
 studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
 phone: 0120-4206255, email: amitganga@gmail.com
 website: www.modarch.in

Drawing Title		North	
FOURTH FLOOR PLAN & AREA CALCULATION			
Checked by	MANDHI TIWARI	Date	
Drawn by	ADITYA CHAUDHARY	Scale	1:150
Drawing No.	MA - C-03-GN - SANCTION		08



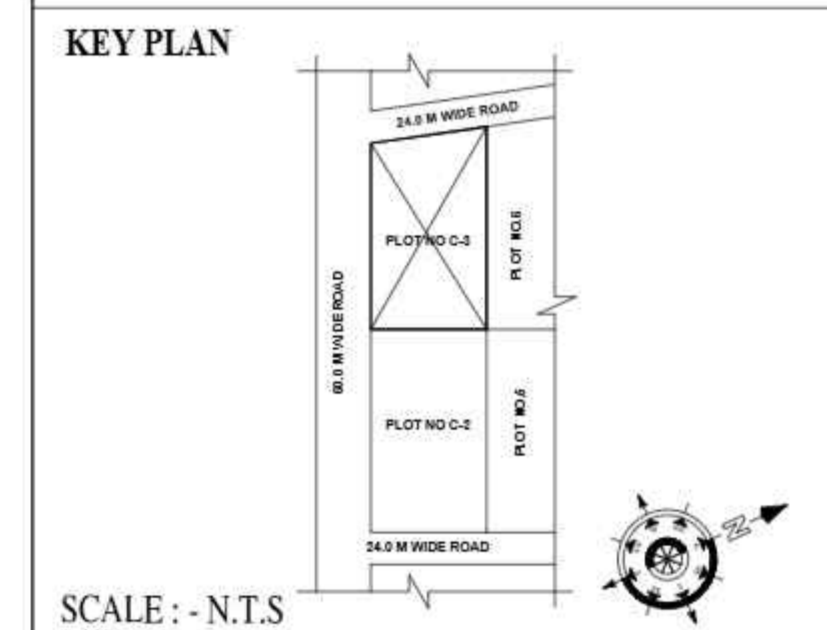
5TH FLOOR
AT LVL (+25800)

FIFTH FLOOR F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	30.430	17.000	1	517.310
B	16.010	35.870	1	574.279
C	6.830	28.530	1	194.860
D	3.710	17.000	1	63.070
E	0.695	6.765	1	4.702
F	21.805	5.695	1	124.179
TOTAL ADDITION AREA				1478.400

FIFTH FLOOR F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	1	4.393
L2	2.230	2.250	2	10.035
L3	2.815	2.250	1	6.334
L4	2.115	2.250	1	4.759
L5	2.250	2.400	3	16.200
TOTAL LIFT SHAFT AREA				41.721
LIFT LOBBY				
LL1	2.350	5.100	1	11.985
LL2	3.600	7.395	1	26.622
LL3	7.410	4.000	1	29.640
TOTAL LIFT LOBBY AREA				68.247
FIRE STAIRCASE				
FS1	6.700	2.700	1	18.090
FS2	7.435	2.175	1	16.171
TOTAL FIRE STAIRCASE AREA				34.261
SERVICE AREA				
SA1	7.725	5.100	1	39.398
TOTAL SERVICE AREA				39.398
SHAFT				
S1	0.635	1.200	2	1.524
S2	0.600	2.350	1	1.410
S3	1.200	0.500	1	0.600
S4	3.250	0.600	1	1.950
S5	1.660	0.700	1	1.162
S6	0.600	1.200	1	0.720
S7	0.495	0.250	1	0.124
S8	1.065	0.450	1	0.479
S9	1.250	0.450	1	0.563
S10	1.200	0.600	1	0.720
S11	0.500	1.350	1	0.675
S12	0.500	1.200	1	0.600
S13	1.100	0.450	1	0.495
S14	7.890	0.450	1	3.551
S15	2.010	0.450	1	0.905
TOTAL SHAFT AREA				15.477
TOTAL DEDUCTION AREA				199.103

FIFTH FLOOR AREA CALCULATION :-
 ADDITION AREA ENVELOPE = 1478.400 SQ.M.
 DEDUCTION AREA ENVELOPE = 199.103 SQ.M.
 BALCONY F.A.R. AREA = 46.542/4 = 11.635 SQ.M.
 TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R.
 = 1478.400 - 199.103 + 11.635 = 1290.932 SQ.M.
 TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA
 = 198.758 SQ.M.

- 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.
 5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
 6. ALL TOILETS HAVING A MECHANICAL VENTILATION



LEGEND

	15% F.A.R.
	F.A.R.

Sudheer Kumar
 Digitally signed by Sudheer Kumar
 Date: 2024.07.12 15:29:43 +05'30'

Amit Varma
 Digitally signed by Amit Varma
 Date: 2024.06.28 09:58:56 +05'30'

Lal Singh
 Digitally signed by Lal Singh
 Date: 2024.07.12 12:27:02 +05'30'

PROJECT
 PROPOSED COMMERCIAL BUILDING
 AT PLOT NO. C-03, SECTOR-PI-1,
 GREATER NOIDA (U.P.)

OWNER:-
 M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
 ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL	OWNER'S SEAL
SHIV KUMAR Digitally signed by SHIV KUMAR Date: 2024.06.26 12:42:14 +05'30'	Janardhan Prasad Digitally signed by Janardhan Prasad Date: 2024.06.26 12:42:14 +05'30'

ARCHITECT

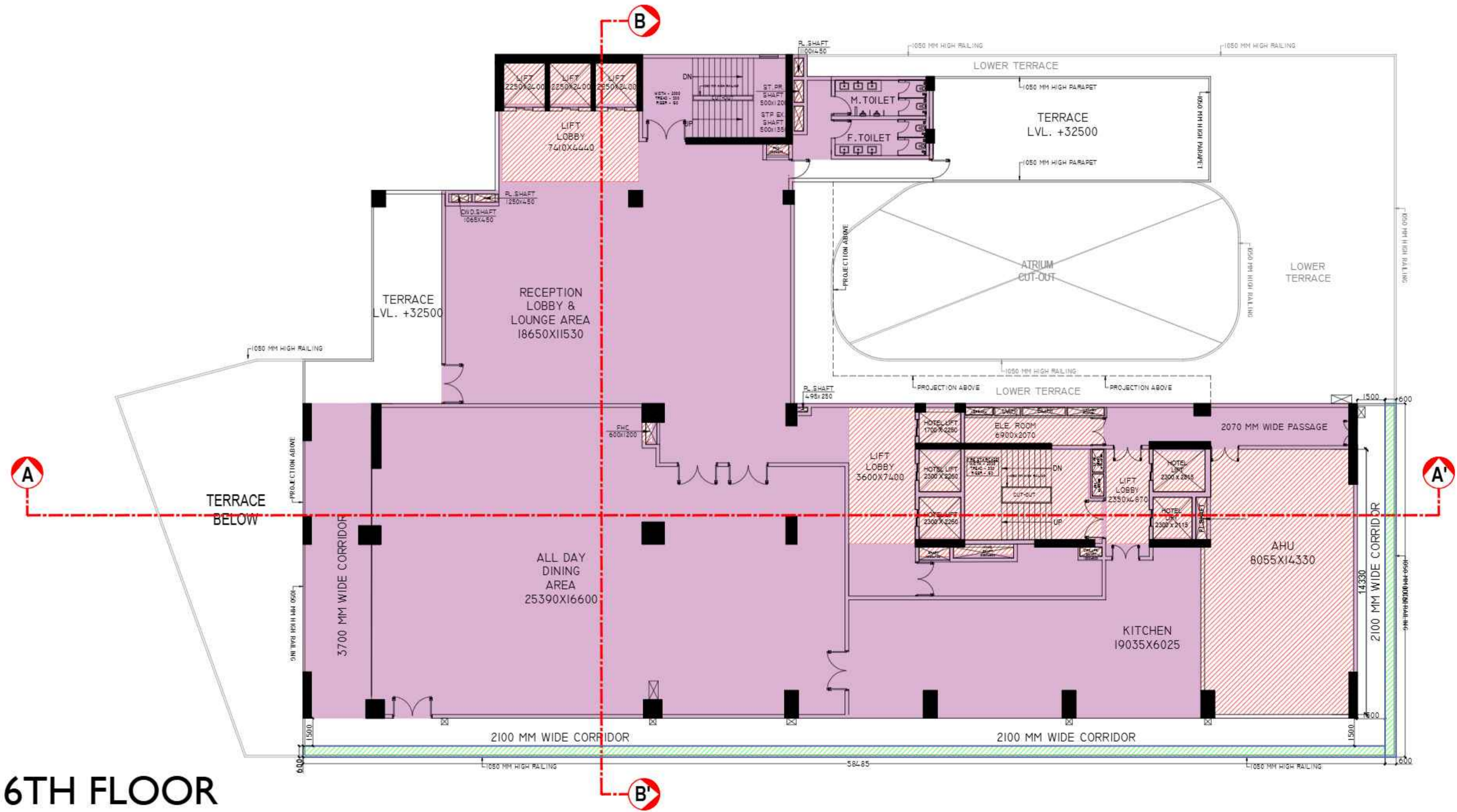
 architects interior designers & planners
 studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
 phone: 0120-4206235, email: amitganga1@hotmail.com
 website: www.modarch.in

Drawing Title: FIFTH FLOOR PLAN & AREA CALCULATION

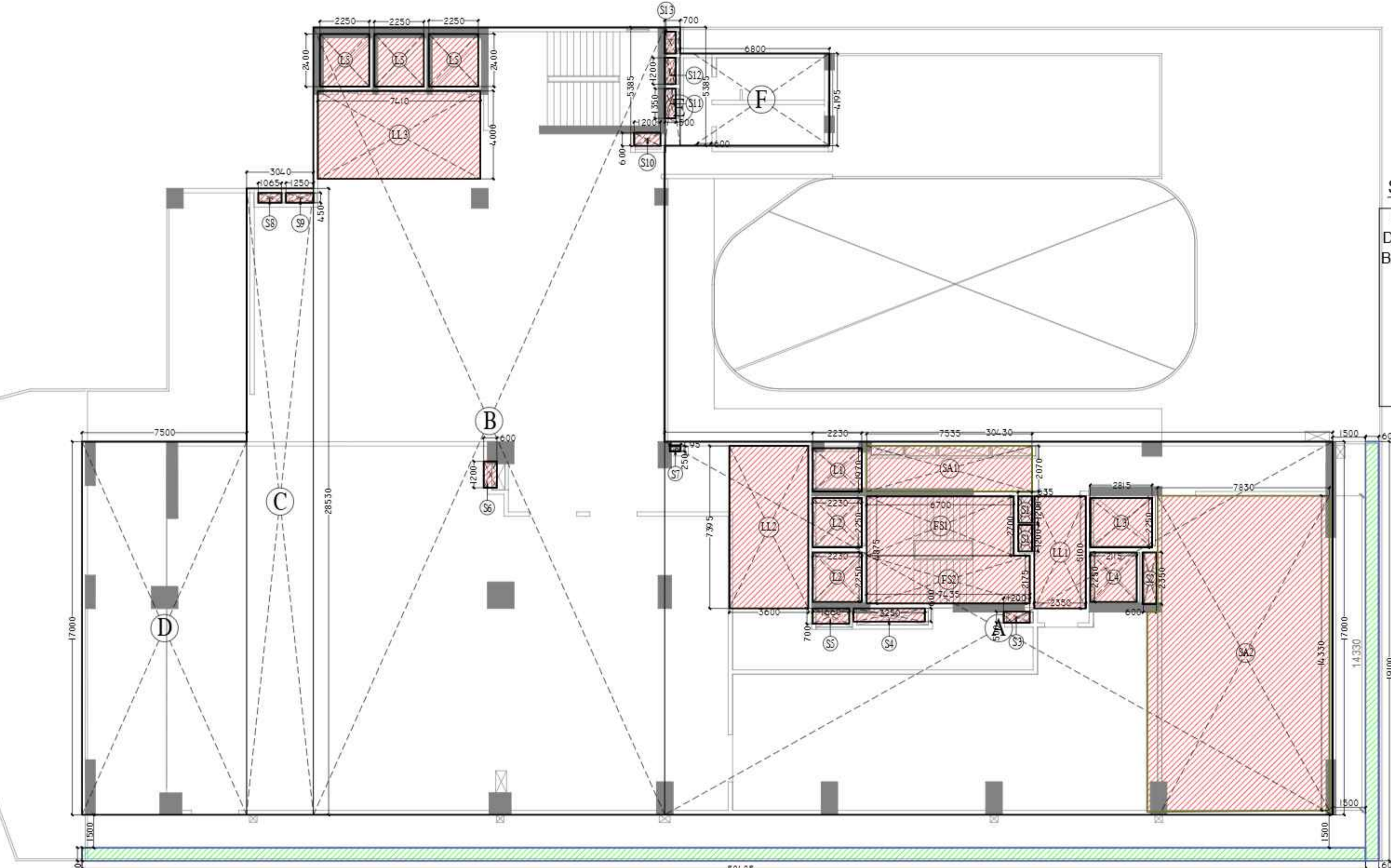
Checked by: MANDHITWARI	Date:
Drawn by: ADITYA CHAUDHARY	Scale: 1:150
Drawing No. MA - C-03-GN - SANCTION	09

AREA ENVELOPE

6TH FLOOR
AT LVL (+32800)



AREA ENVELOPE



SIXTH FLOOR AREA CALCULATION :-

ADDITION AREA ENVELOPE = 1338.115 SQ.M.
 DEDUCTION AREA ENVELOPE = 287.584 SQ.M.
 BALCONY F.A.R. AREA = 46.541/4 = 11.635 SQ.M.
 TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA + BALCONY F.A.R.
 = 1338.115 - 287.584 + 11.635 = **1062.166 SQ.M.**
 TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA
 = 287.584 SQ.M.

SIXTH FLOOR F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	30.430	17.000	1	517.310
B	16.010	35.870	1	574.279
C	3.040	28.530	1	86.731
D	7.500	17.000	1	127.500
E	0.700	5.385	1	3.770
F	6.800	4.195	1	28.526
TOTAL ADDITION AREA				1338.115

SIXTH FLOOR F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	1	4.393
L2	2.230	2.250	2	10.085
L3	2.815	2.250	1	6.334
L4	2.115	2.250	1	4.759
L5	2.250	2.400	3	16.200
TOTAL LIFT SHAFT AREA				41.721

LIFT LOBBY				
LL1	LL2	LL3	NO.	AREA
2.350	3.600	7.410	1	11.985
5.100	7.395	4.000	1	26.622
TOTAL LIFT LOBBY AREA				68.247

FIRE STAIRCASE				
FS1	FS2	NO.	AREA	
6.700	7.435	1	18.090	
2.700	2.175	1	16.171	
TOTAL FIRE STAIRCASE AREA				34.261

SERVICE AREA				
SA1	SA2	NO.	AREA	
7.535	7.830	1	15.597	
2.070	14.330	1	116.736	
TOTAL SERVICE AREA				132.333

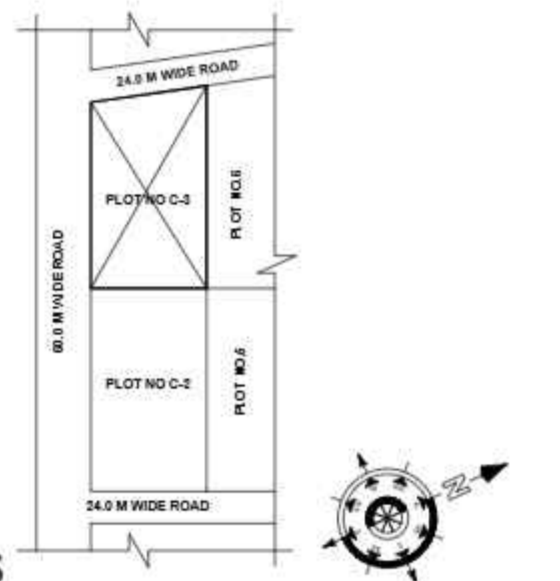
SHAFT														
S1	S2	S3	S4	S5	S6	S7	S8	S9	S10	S11	S12	S13	NO.	AREA
0.635	0.600	1.200	3.250	1.660	0.600	0.495	1.065	1.250	1.200	0.500	0.500	1.100	2	1.524
1.200	2.350	0.500	0.600	0.700	1.200	0.250	0.450	0.450	0.600	1.350	1.200	0.450	1	1.410
0.500	0.500	0.500	0.600	0.600	0.600	0.600	0.450	0.450	0.600	0.600	0.600	0.450	1	0.600
0.600	0.600	0.600	0.600	0.600	0.600	0.600	0.450	0.450	0.600	0.600	0.600	0.450	1	0.675
0.500	0.500	0.500	0.600	0.600	0.600	0.600	0.450	0.450	0.600	0.600	0.600	0.450	1	0.600
0.500	0.500	0.500	0.600	0.600	0.600	0.600	0.450	0.450	0.600	0.600	0.600	0.450	1	0.600
0.500	0.500	0.500	0.600	0.600	0.600	0.600	0.450	0.450	0.600	0.600	0.600	0.450	1	0.600
TOTAL SHAFT AREA				11.022										

TOTAL DEDUCTION AREA	287.584
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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.
5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
6. ALL TOILETS HAVING A MECHANICAL VENTILATION

KEY PLAN



SCALE :- N.T.S

LEGEND

- 15% F.A.R.
- F.A.R.

Sudheer Kumar
 Digitally signed by Sudheer Kumar
 Date: 2024.07.12 15:30:54 +05'30'

Amit Varma
 Digitally signed by Amit Varma
 Date: 2024.06.28 09:59:34 +05'30'

Lal Singh
 Digitally signed by Lal Singh
 Date: 2024.07.12 12:27:50 +05'30'

PROJECT

PROPOSED COMMERCIAL BUILDING
 AT PLOT NO. C-03, SECTOR-PI-1,
 GREATER NOIDA (U.P.)

OWNER:-

M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
 ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL

SHIV KUMAR
 Digitally signed by SHIV KUMAR
 Date: 2024.06.26 12:46:48 +05'30'

OWNER'S SEAL

Janard an Prasad
 Digitally signed by Janard an Prasad
 Date: 2024.06.26 11:34:18 +05'30'

ARCHITECT



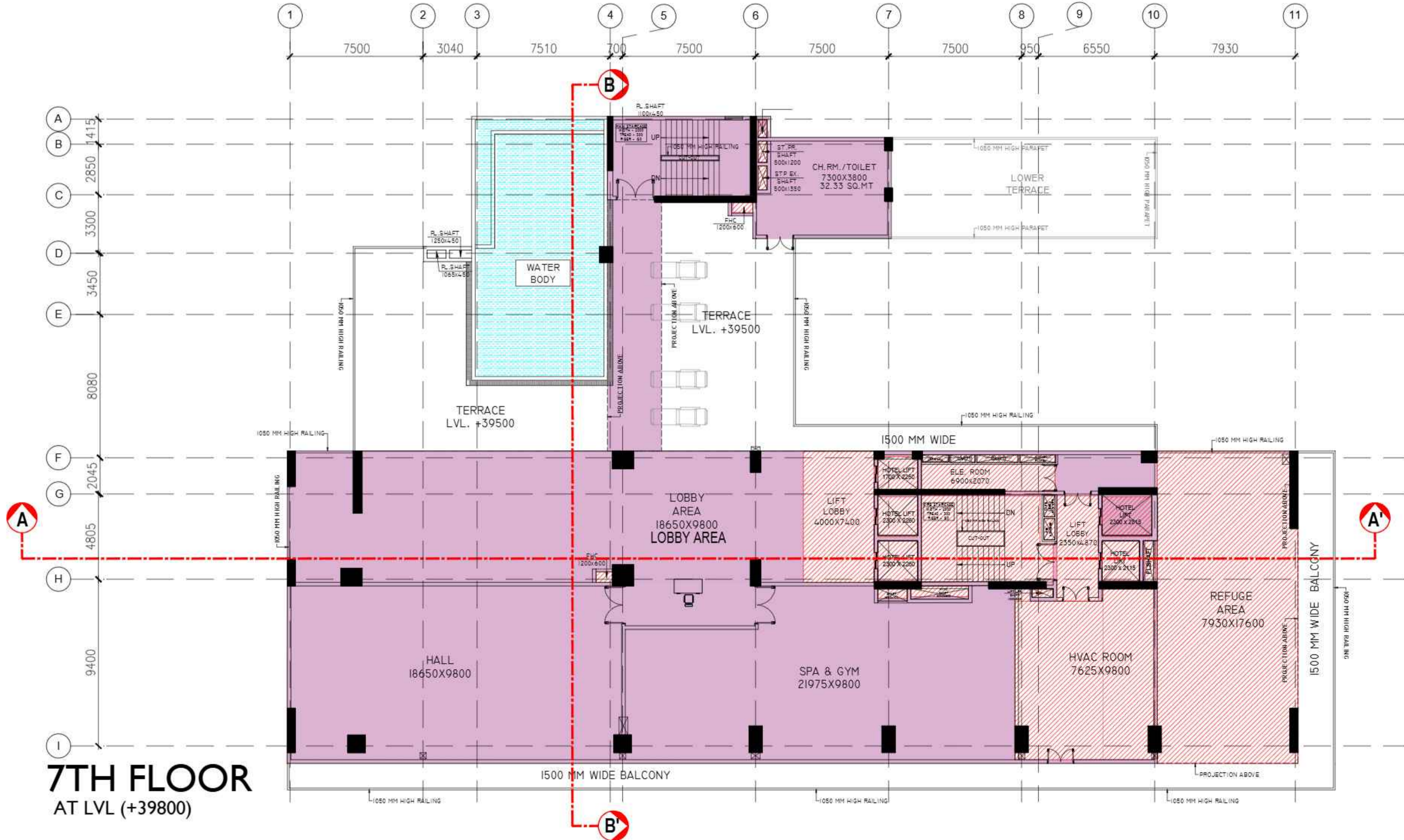
Drawing Title

SIXTH FLOOR PLAN &
 AREA CALCULATION

Checked by: MANDHITWARI Date: _____

Drawn by: ADITYA CHAUDHARY Scale: 1:150

Drawing No. MA - C-03-GN - SANCTION



7TH FLOOR
AT LVL (+3980)

SEVENTH FLOOR F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
A	56.980	17.600	1	1002.848
B	3.050	14.070	1	42.914
C	6.900	4.795	1	39.086
D	1.355	5.550	1	7.520
E	0.945	6.890	1	6.511
F	6.800	5.700	1	38.760
TOTAL ADDITION AREA				1131.638

SEVENTH FLOOR F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	1	4.393
L2	2.230	2.250	2	10.035
L3	2.815	2.250	1	6.334
L4	2.115	2.250	1	4.759
TOTAL LIFT SHAFT AREA				25.521

LIFT LOBBY				
LL1	2.350	5.955	1	13.994
TOTAL LIFT LOBBY AREA				13.994

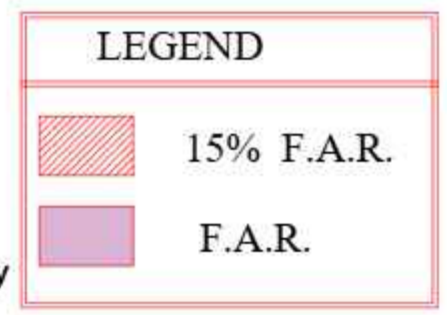
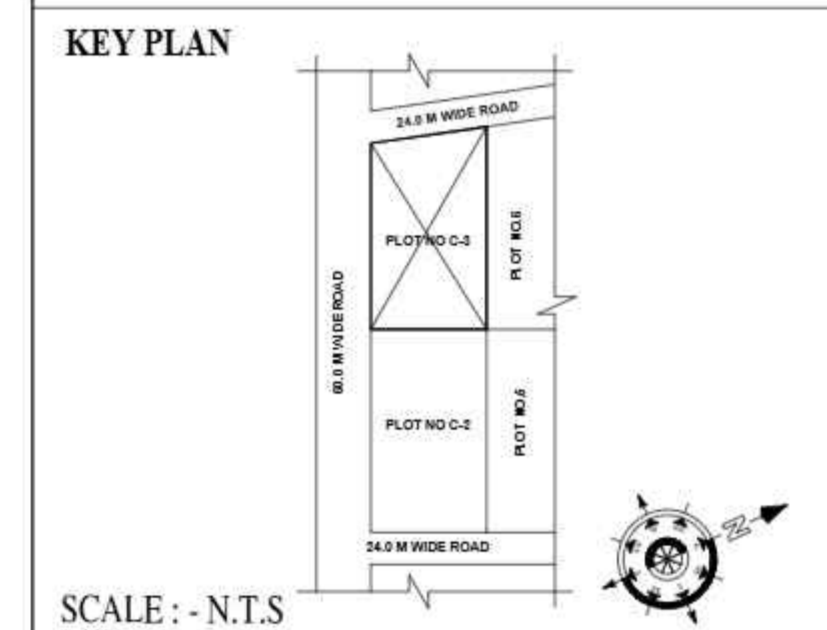
FIRE STAIRCASE				
FS1	6.700	2.700	1	18.090
FS2	7.435	2.175	1	16.171
TOTAL FIRE STAIRCASE AREA				34.261

SERVICE AREA				
SA1	7.535	2.070	1	15.597
TOTAL SERVICE AREA				15.597

SHAFT				
S1	0.635	1.200	2	1.524
S2	0.600	2.350	1	1.410
S3	0.535	1.190	1	0.637
S4	3.250	0.600	1	1.950
S5	1.660	0.700	1	1.162
S6	1.200	0.600	1	0.720
S7	1.200	0.600	1	0.720
S8	0.500	1.350	1	0.675
S9	0.500	1.200	1	0.600
S10	1.100	0.450	1	0.495
TOTAL SHAFT AREA				9.893

REFUGE AREA				
R1	7.930	17.600	1	139.568
R2	2.915	9.645	1	28.115
R3	AS PER POLY LINE		1	44.989
TOTAL SERVICE AREA				212.672
TOTAL DEDUCTION AREA				311.938

- 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.
 5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
 6. ALL TOILETS HAVING A MECHANICAL VENTILATION



Sudheer Kumar

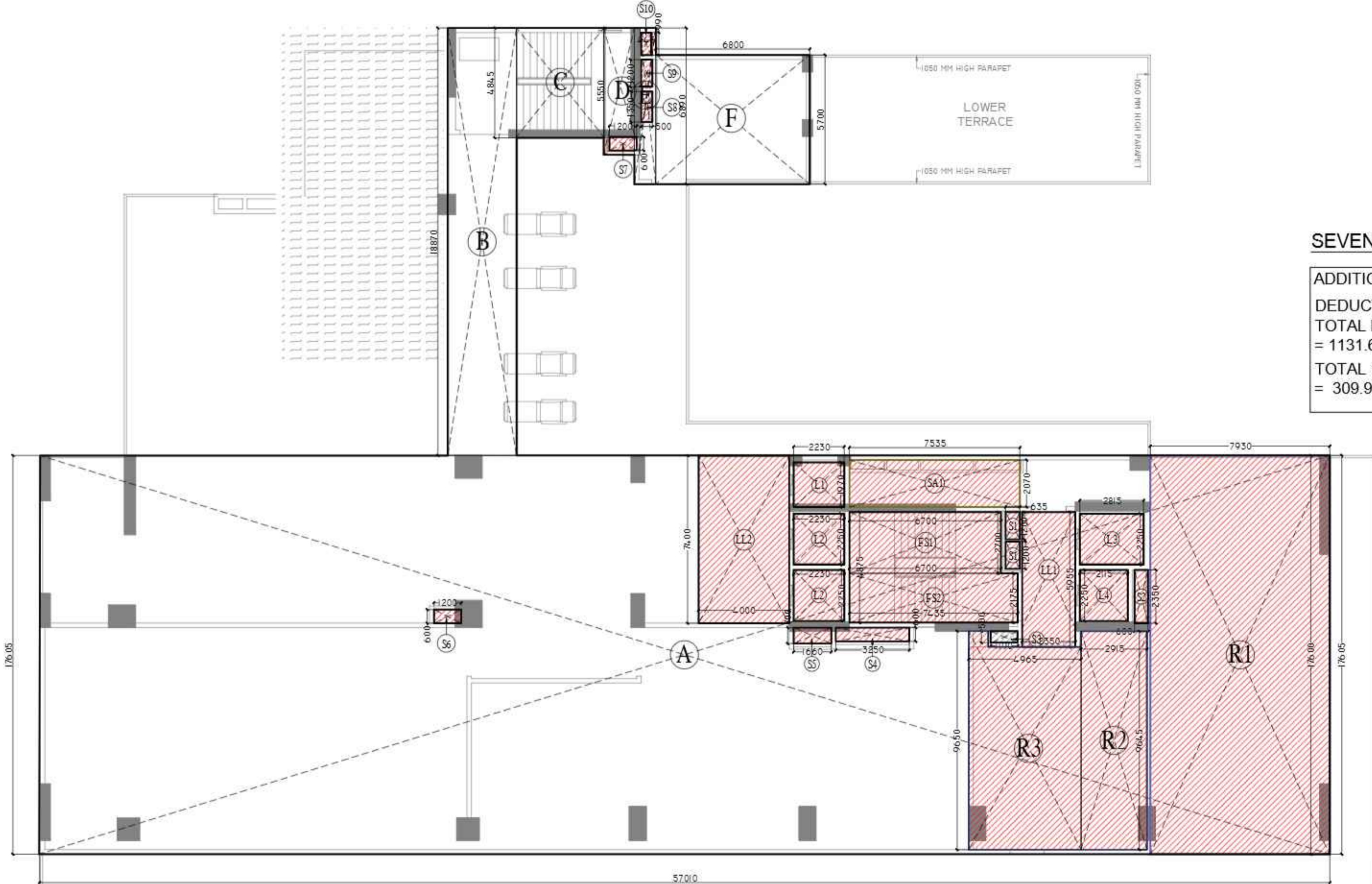
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Digitally signed by Amit Varma
Date: 2024.06.28
10:00:04 +05'30'

Digitally signed by Lal Singh
Date: 2024.07.12
12:28:39 +05'30'

SEVENTH FLOOR AREA CALCULATION :-

ADDITION AREA ENVELOPE = 1131.638 SQ.M.
DEDUCTION AREA ENVELOPE = 311.938 SQ.M.
TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
= 1131.638 - 311.938 = **819.700** SQ.M.
TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA
= 309.929 SQMT



AREA ENVELOPE

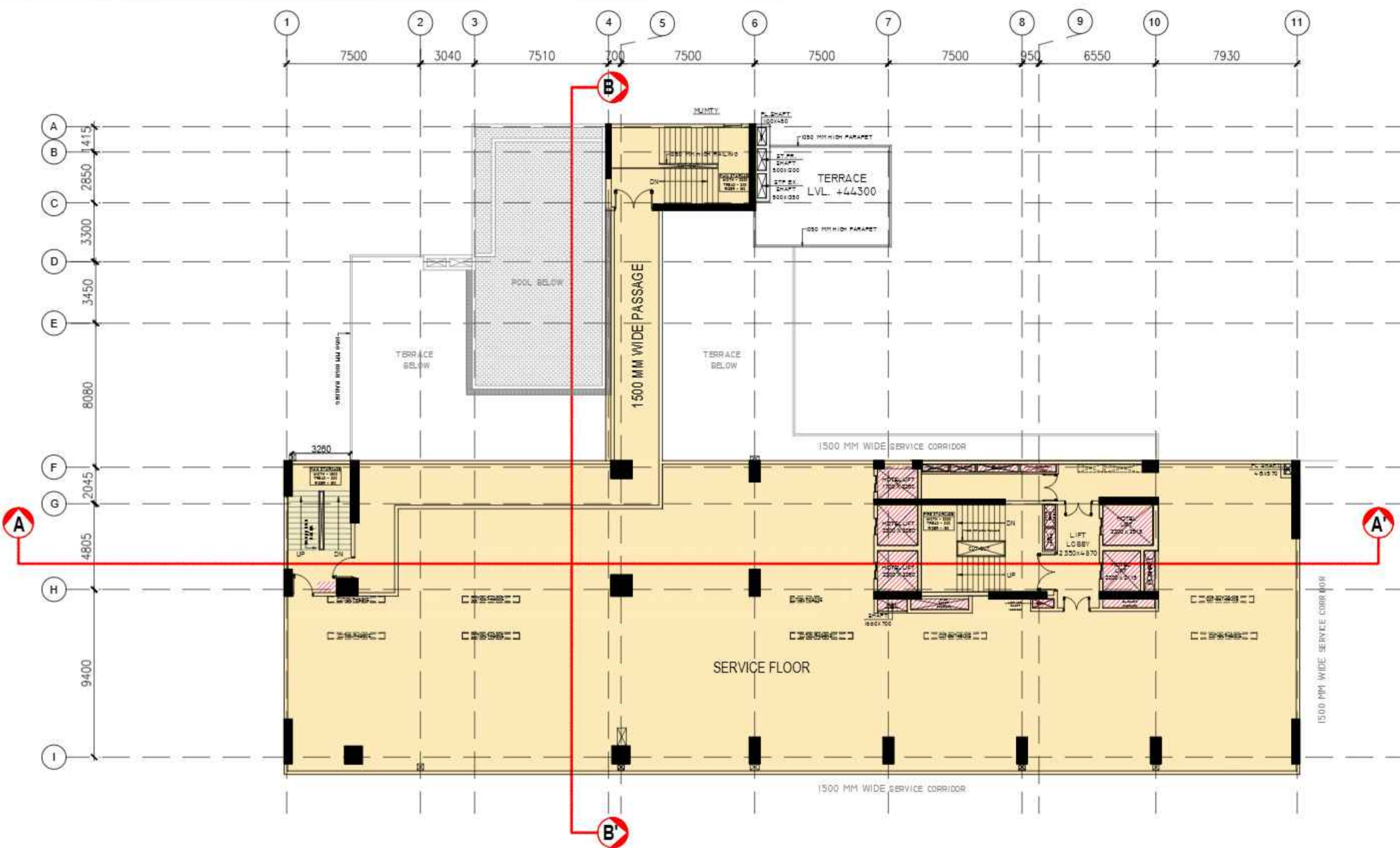
PROJECT
PROPOSED COMMERCIAL BUILDING
AT PLOT NO. C-03, SECTOR-PI-1,
GREATER NOIDA (U.P.)

OWNER:-
M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL	OWNER'S SEAL
Digitally signed by SHIV KUMAR Date: 2024.06.26 13:24:12 +05'30'	Digitally signed by Janardan Prasad Date: 2024.06.26 13:24:12 +05'30'

ARCHITECT
modarchindia
architects interior designers & planners
studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
phone: 0120-4206255, email: amitganga@gmail.com
website: www.modarch.in

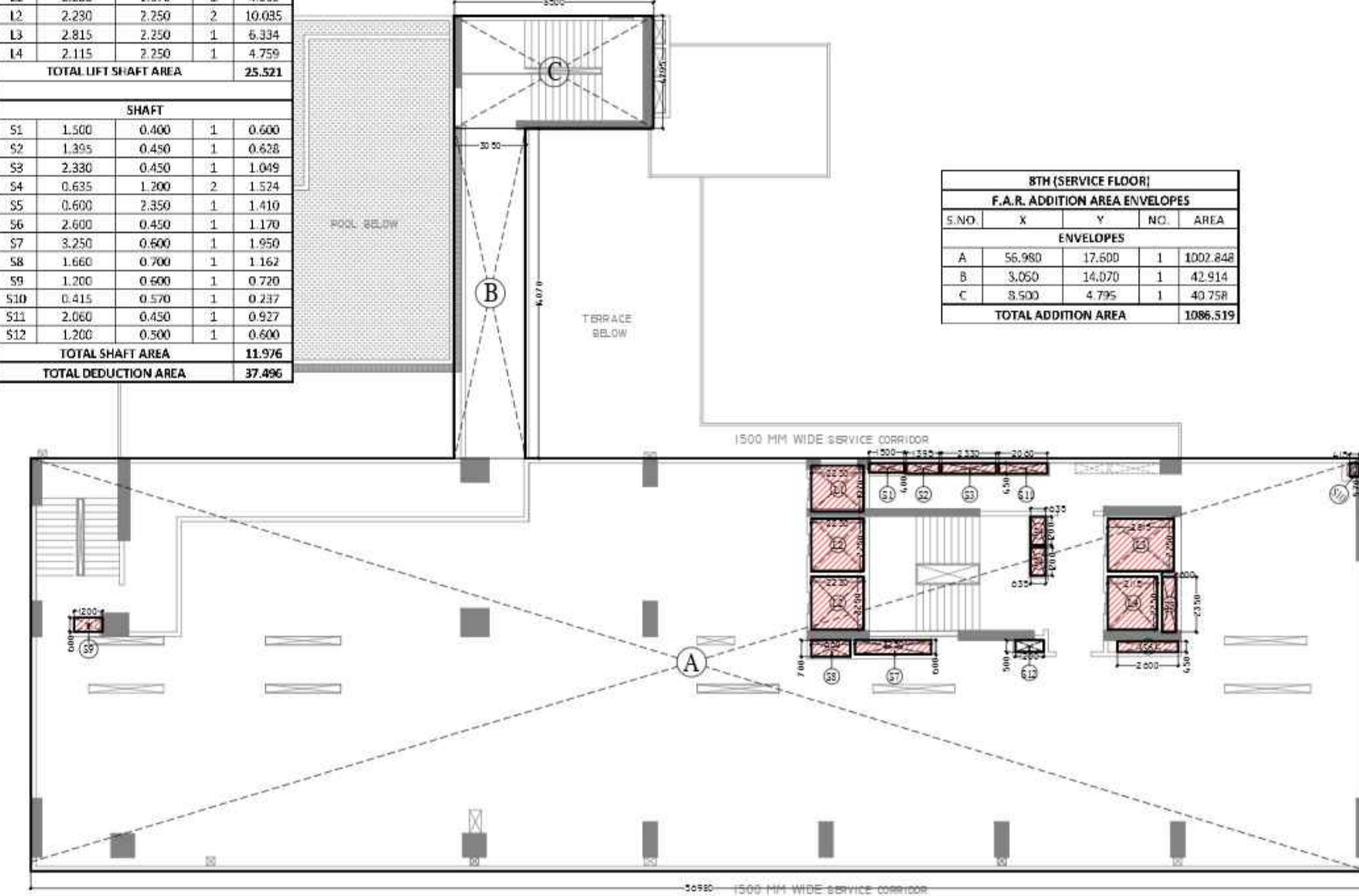
Drawing Title		North	
SEVENTH FLOOR PLAN & AREA CALCULATION			
Checked by	MANDHITWARI	Date	
Drawn by	ADITYA CHAUDHARY	Scale	1:150
Drawing No.	MA - C-03-GN - SANCTION		



8TH FLOOR (SERVICE FLOOR)
AT LVL (+44600)

8TH (SERVICE FLOOR)				
F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	1	4.393
L2	2.230	2.250	2	10.035
L3	2.815	2.250	1	6.334
L4	2.115	2.250	1	4.759
TOTAL LIFT SHAFT AREA				25.521
SHAFT				
S1	1.500	0.600	1	0.900
S2	1.355	0.450	1	0.608
S3	2.330	0.450	1	1.049
S4	0.635	1.200	2	1.524
S5	0.600	2.350	1	1.410
S6	2.600	0.450	1	1.170
S7	3.250	0.600	1	1.950
S8	1.660	0.700	1	1.162
S9	1.200	0.600	1	0.720
S10	0.415	0.570	1	0.237
S11	2.060	0.450	1	0.927
S12	1.200	0.500	1	0.600
TOTAL SHAFT AREA				11.576
TOTAL DEDUCTION AREA				37.096

8TH (SERVICE FLOOR)				
F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	56.960	17.600	1	1002.848
B	3.050	14.070	1	42.514
C	3.530	4.795	1	40.758
TOTAL ADDITION AREA				1086.519



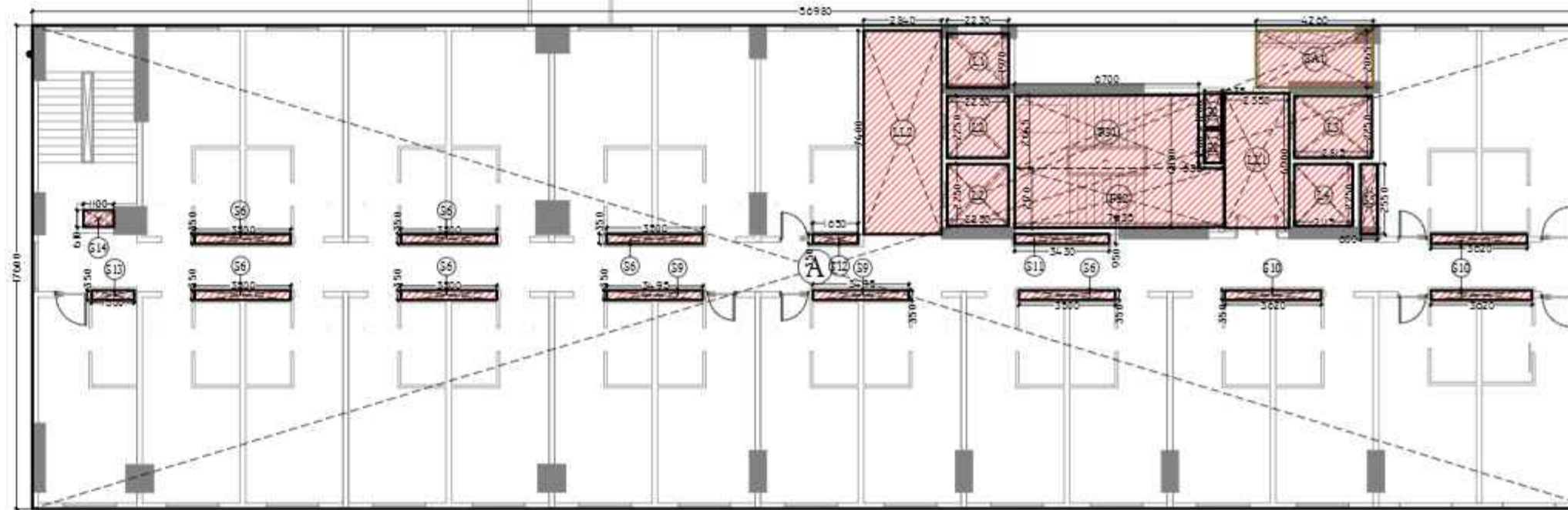
AREA ENVELOPE

8TH (SERVICE FLOOR) NON F.A.R. AREA CALCULATION :-

ADDITION AREA ENVELOPE = 1086.519 SQ.M.
DEDUCTION AREA = 37.496 SQ.M.
TOTAL NON F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
= 1086.519 - 37.496 = **1049.023 SQ.M.**

9TH TO 14TH FLOOR				
F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	1	4.393
L2	2.230	2.250	2	10.035
L3	2.815	2.250	1	6.334
L4	2.115	2.250	1	4.759
TOTAL LIFT SHAFT AREA				25.521
LIFT LOBBY				
LL1	2.350	4.500	1	11.525
LL2	2.840	7.400	1	21.016
TOTAL LIFT LOBBY AREA				32.541
FIRE STAIRCASE				
FS1	6.700	2.645	1	17.722
FS2	7.625	2.170	1	16.568
TOTAL FIRE STAIRCASE AREA				34.290
SERVICE AREA				
SAL	4.260	2.065	1	8.797
TOTAL SERVICE AREA				8.797
SHAFT				
S2	0.635	1.200	2	1.524
S5	0.600	2.350	1	1.410
S6	3.505	0.350	6	7.361
S9	3.495	0.350	2	2.447
S10	3.620	0.350	3	3.801
S11	3.430	0.350	1	1.201
S12	2.650	0.350	1	0.925
S13	1.550	0.350	1	0.543
S14	1.100	0.610	1	0.671
TOTAL SHAFT AREA				19.654
TOTAL DEDUCTION AREA				120.791

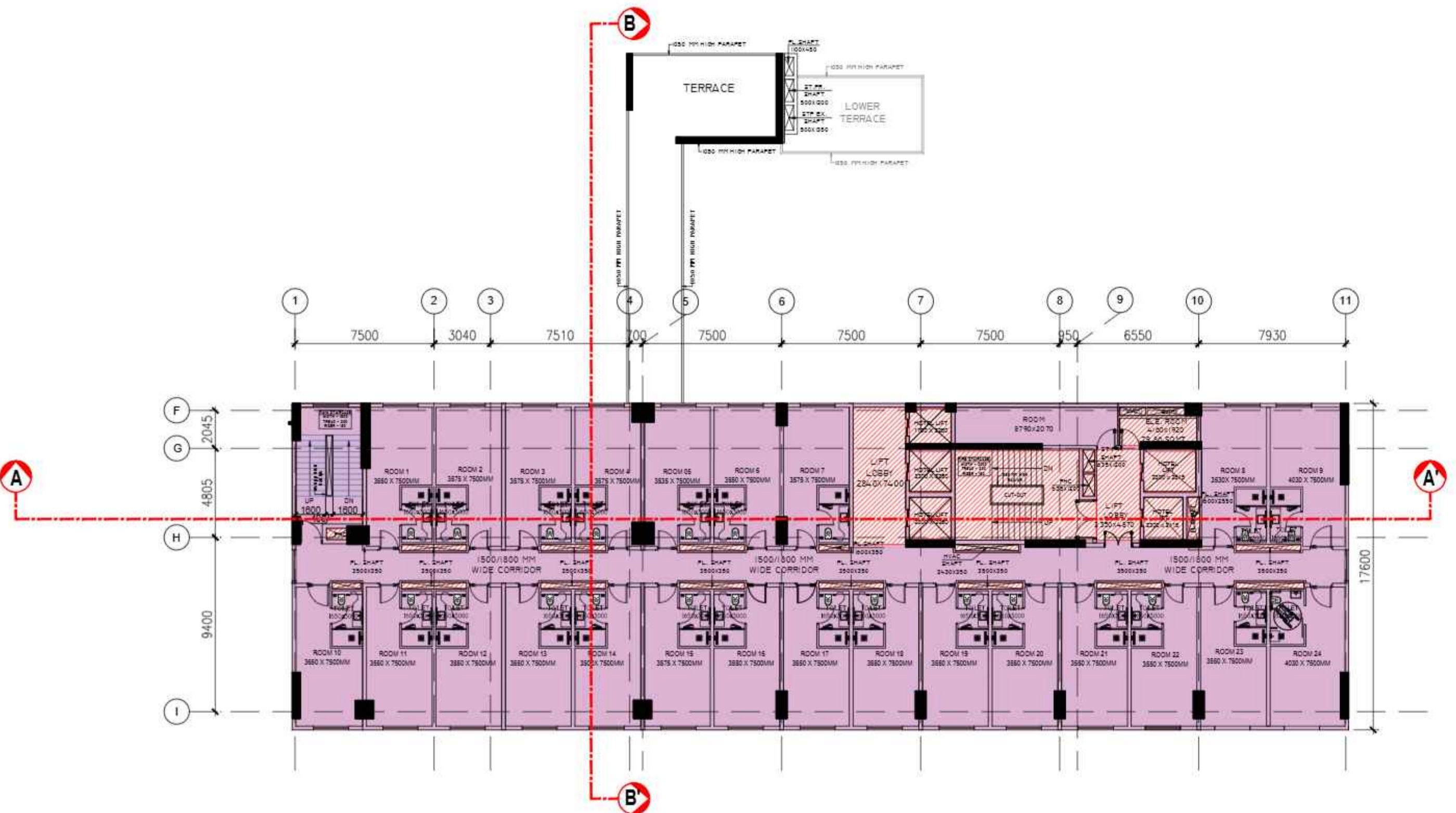
9TH TO 14TH FLOOR				
F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	56.960	17.600	1	1002.848
TOTAL ADDITION AREA				1002.848



AREA ENVELOPE

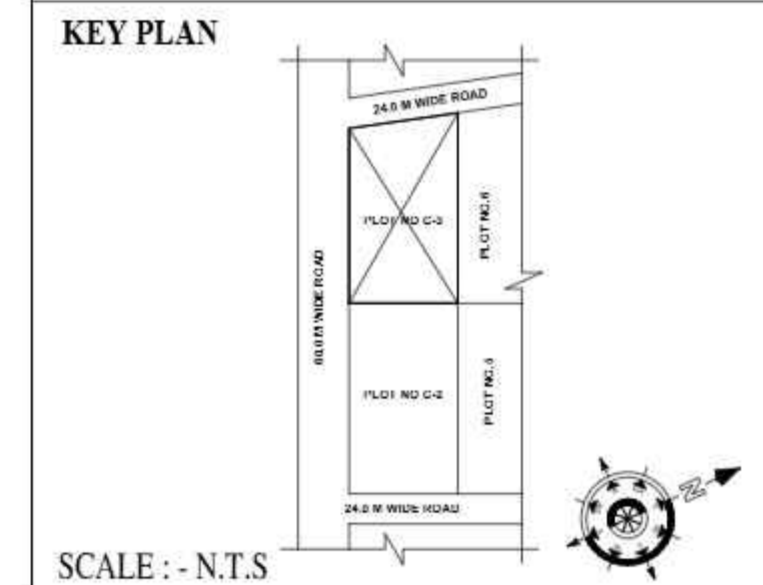
HOTEL TOWER TYPICAL 9TH & 13TH - 14TH FLOOR AREA CALCULATION :-

ADDITION AREA ENVELOPE = 1002.848 SQ.M.
DEDUCTION AREA ENVELOPE = 120.791 SQ.M.
TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
= 1002.848 - 120.791 = **882.057 SQ.M.**
TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA
= **120.791 SQ.M.**



HOTEL TOWER TYPICAL 9TH & 13 - 14TH FLOOR

- 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.
 5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
 6. ALL TOILETS HAVING A MECHANICAL VENTILATION.



LEGEND

[Red Hatched]	15% F.A.R.
[Yellow]	NON F.A.R.

Amit Varma
Digitally signed by Amit Varma
Date: 2024.06.28
10:07:05
+05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2024.07.12
12:29:31
+05'30'

PROJECT
PROPOSED COMMERCIAL BUILDING
AT PLOT NO. C-03, SECTOR-PI-1,
GREATER NOIDA (U.P.)

OWNER:-
M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER
ROAD, PATNA -800001

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

SHIV KUMAR Digitally signed by SHIV KUMAR
Date: 2024.06.26
13:34:42 +05'30'

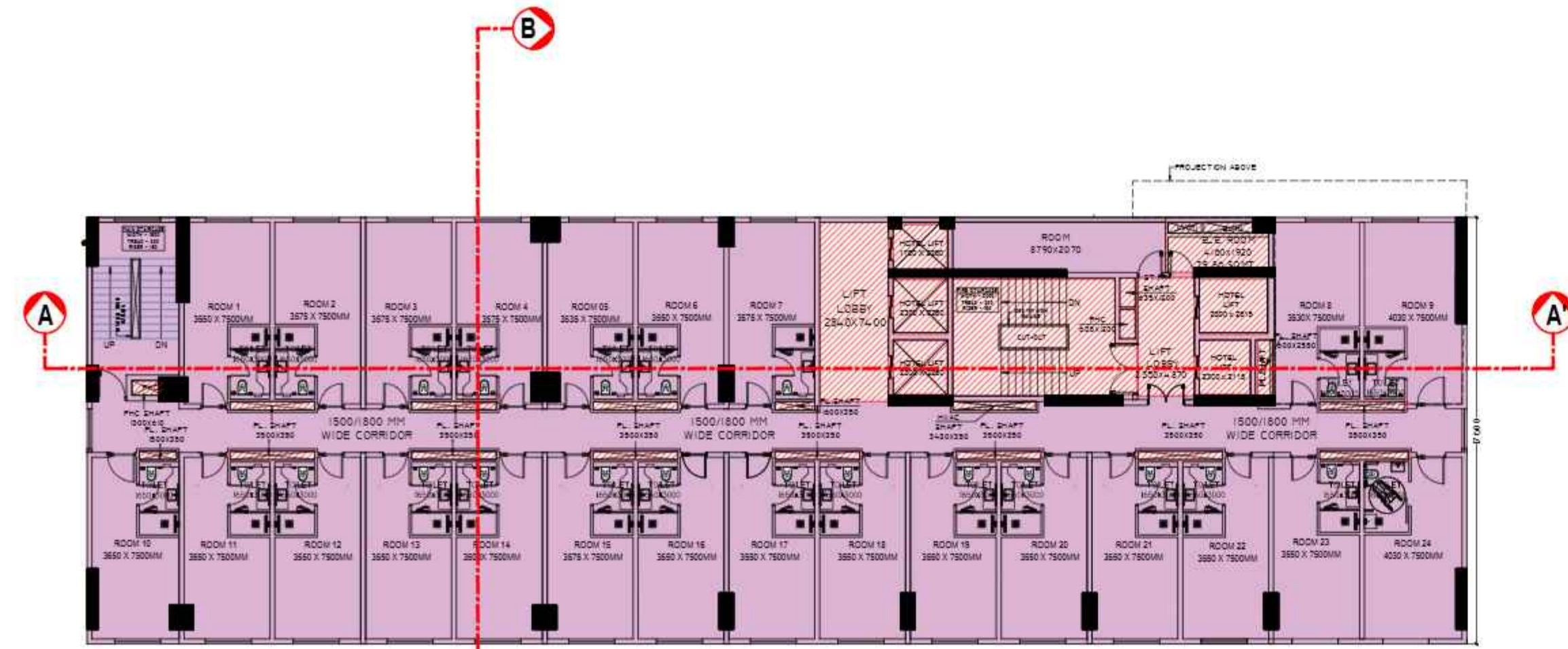
Janard an Prasad

ARCHITECT
modarchindia
architects interior designers & planners
studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
phone: 0120-4206253, email: aminganga@hotmail.com
website: www.modarch.in

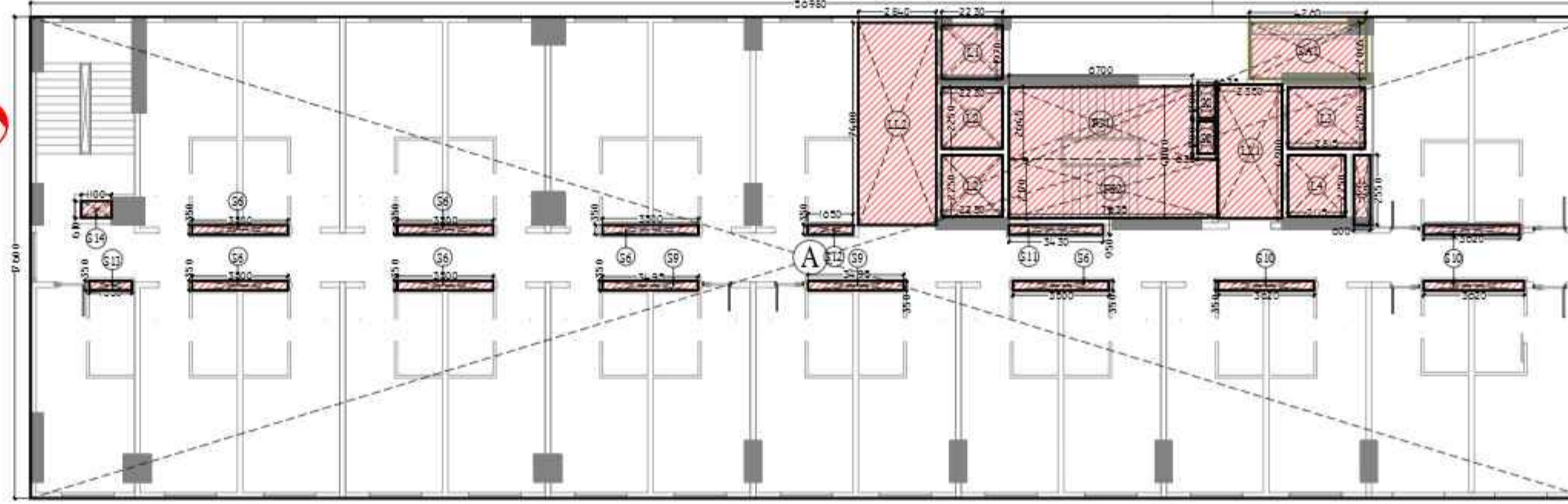
Drawing Title
EIGHTH & NINTH -FOURTEENTH HOTEL (TYPICAL) FLOOR PLAN AREA CALCULATION

North

Checked by: **MANISH TIWARI** Date: _____
Drawn by: **ADITYA CHAUDHARY** Scale: 1:200
Drawing No.: **MA - C-03-GN - SANCTION** 12



HOTEL TOWER 10TH FLOOR
AT LVL (+51350)



AREA ENVELOPE

HOTEL TOWER 10TH FLOOR AREA CALCULATION :-

ADDITION AREA ENVELOPE = 1002.848 SQ.M.
 DEDUCTION AREA ENVELOPE = 120.791 SQ.M.
 TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 = 1002.848 - 120.791 = 882.057 SQ.M.
 TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA
 = 120.791 SQMT

9TH TO 14TH FLOOR				
F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	55.980	17.500	1	1002.848
TOTAL ADDITION AREA 1002.848				

9TH TO 14TH FLOOR				
F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	1	4.393
L2	2.230	2.250	2	10.035
L3	2.815	2.250	1	6.334
L4	2.115	2.250	1	4.759
TOTAL LIFT SHAFT AREA 25.521				

LIFT LOBBY				
LL1	2.350	4.900	1	11.515
LL2	2.840	7.400	1	21.016
TOTAL LIFT LOBBY AREA 32.531				

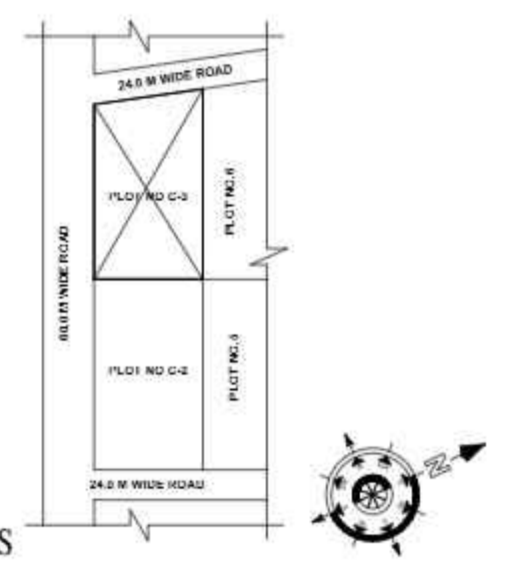
FIRE STAIRCASE				
FS1	6.700	2.645	1	17.722
FS2	7.635	2.170	1	16.568
TOTAL FIRE STAIRCASE AREA 34.289				

SERVICE AREA				
SA1	4.260	2.065	1	8.797
TOTAL SERVICE AREA 8.797				

SHAFT				
S2	0.635	1.200	2	1.524
S5	0.600	2.550	1	1.530
S6	3.505	0.350	6	7.361
S9	3.495	0.350	2	2.447
S10	3.620	0.350	3	3.801
S11	3.430	0.350	1	1.201
S12	1.650	0.350	1	0.578
S13	1.550	0.350	1	0.543
S14	1.100	0.610	1	0.671
TOTAL SHAFT AREA 19.854				
TOTAL DEDUCTION AREA 120.791				

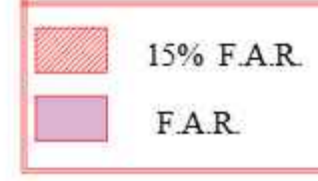
- NOTES:-
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ.M.
 3. COLUMNS ARE ONLY INDICATIVE AND WILL BE AS PER RELEVANT STRUCTURAL DRAWINGS.
 4. ALL LIFT, ESCALATOR & MACHINE ROOM SHOULD BE AS PER ISI STANDARD.
 5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
 6. ALL TOILETS HAVING A MECHANICAL VENTILATION.

KEY PLAN

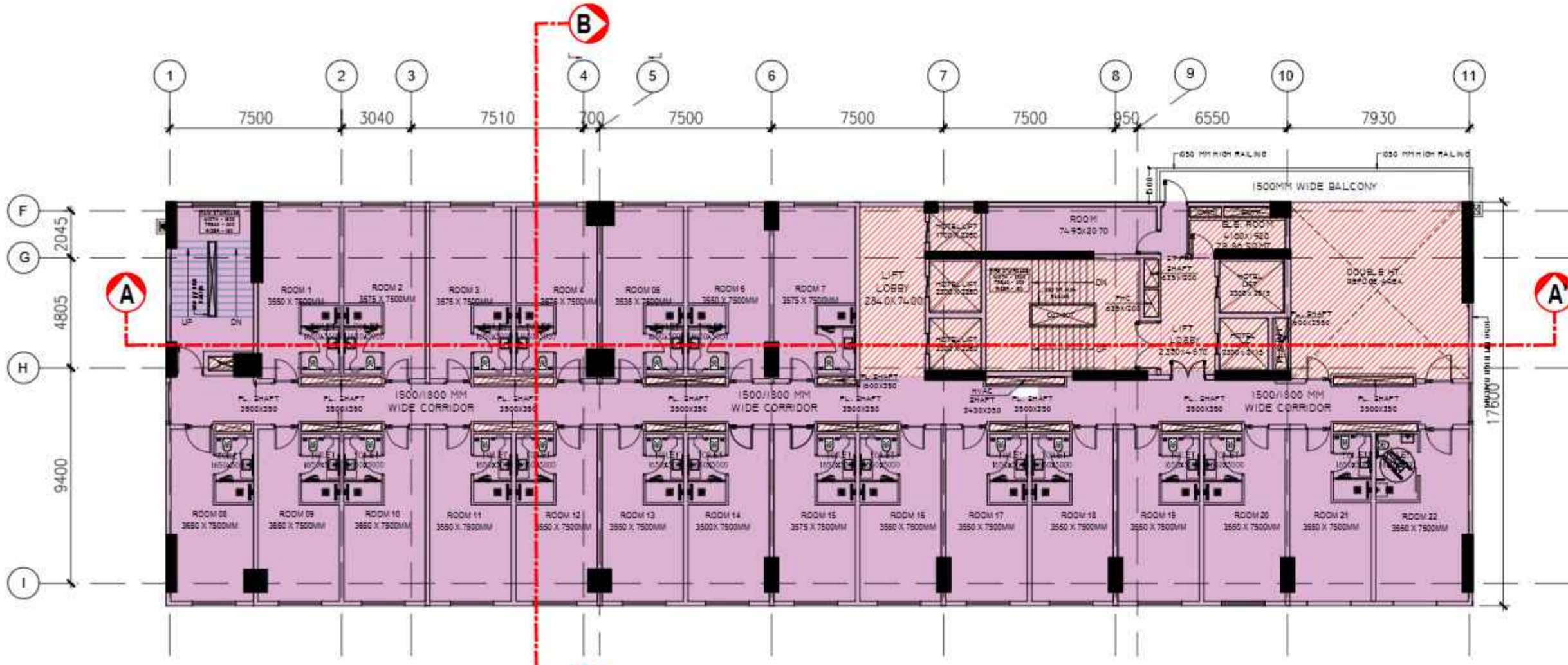


SCALE: - N.T.S.

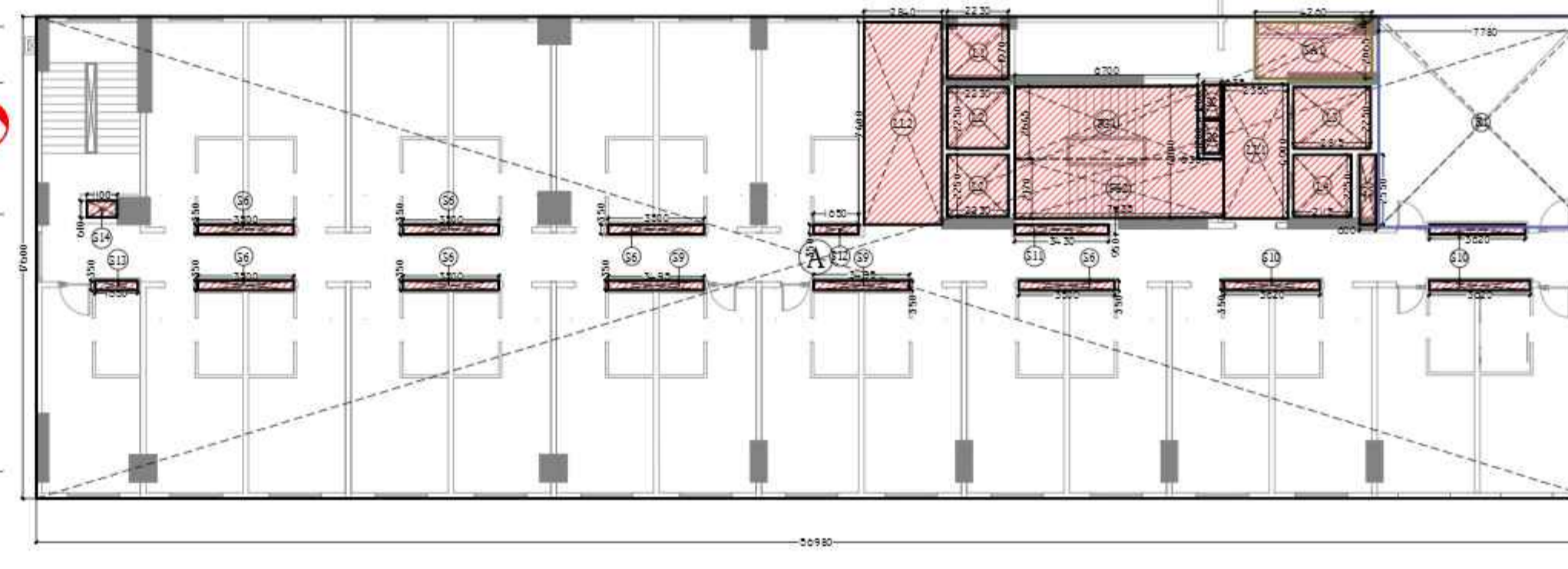
LEGEND



Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:34:10 +05'30'



HOTEL TOWER 11TH FLOOR (REFUGE FLOOR)
AT LVL (+55100)



HOTEL TOWER 11TH FLOOR AREA CALCULATION :-

ADDITION AREA ENVELOPE = 1002.848 SQ.M.
 DEDUCTION AREA ENVELOPE = 202.579 SQ.M.
 TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 = 1002.848 - 202.579 = 800.269 SQ.M.
 TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA
 = 202.579 SQMT

11TH FLOOR				
F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	55.980	17.500	1	1002.848
TOTAL ADDITION AREA 1002.848				

9TH TO 14TH FLOOR				
F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	1	4.393
L2	2.230	2.250	2	10.035
L3	2.815	2.250	1	6.334
L4	2.115	2.250	1	4.759
TOTAL LIFT SHAFT AREA 25.521				

LIFT LOBBY				
LL1	2.350	4.900	1	11.515
LL2	2.840	7.400	1	21.016
TOTAL LIFT LOBBY AREA 32.531				

FIRE STAIRCASE				
FS1	6.700	2.645	1	17.722
FS2	7.635	2.170	1	16.568
TOTAL FIRE STAIRCASE AREA 34.289				

SERVICE AREA				
SA1	4.260	2.065	1	8.797
TOTAL SERVICE AREA 8.797				

SHAFT				
S2	0.635	1.200	2	1.524
S5	0.600	2.550	1	1.530
S6	3.505	0.350	6	7.361
S9	3.495	0.350	2	2.447
S10	3.620	0.350	3	3.801
S11	3.430	0.350	1	1.201
S12	1.650	0.350	1	0.578
S13	1.550	0.350	1	0.543
S14	1.100	0.610	1	0.671
TOTAL SHAFT AREA 19.854				
TOTAL DEDUCTION AREA 120.791				

Amit Varma
Digitally signed by Amit Varma
Date: 2024.06.28 10:08:41 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2024.07.12 12:30:23 +05'30'

PROJECT

PROPOSED COMMERCIAL BUILDING AT PLOT NO. C-03, SECTOR-PI-1, GREATER NOIDA (U.P.)

OWNER:-

M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
 ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL

SHIV KUMAR
Digitally signed by SHIV KUMAR
Date: 2024.06.26 13:42:09 +05'30'

OWNER'S SEAL

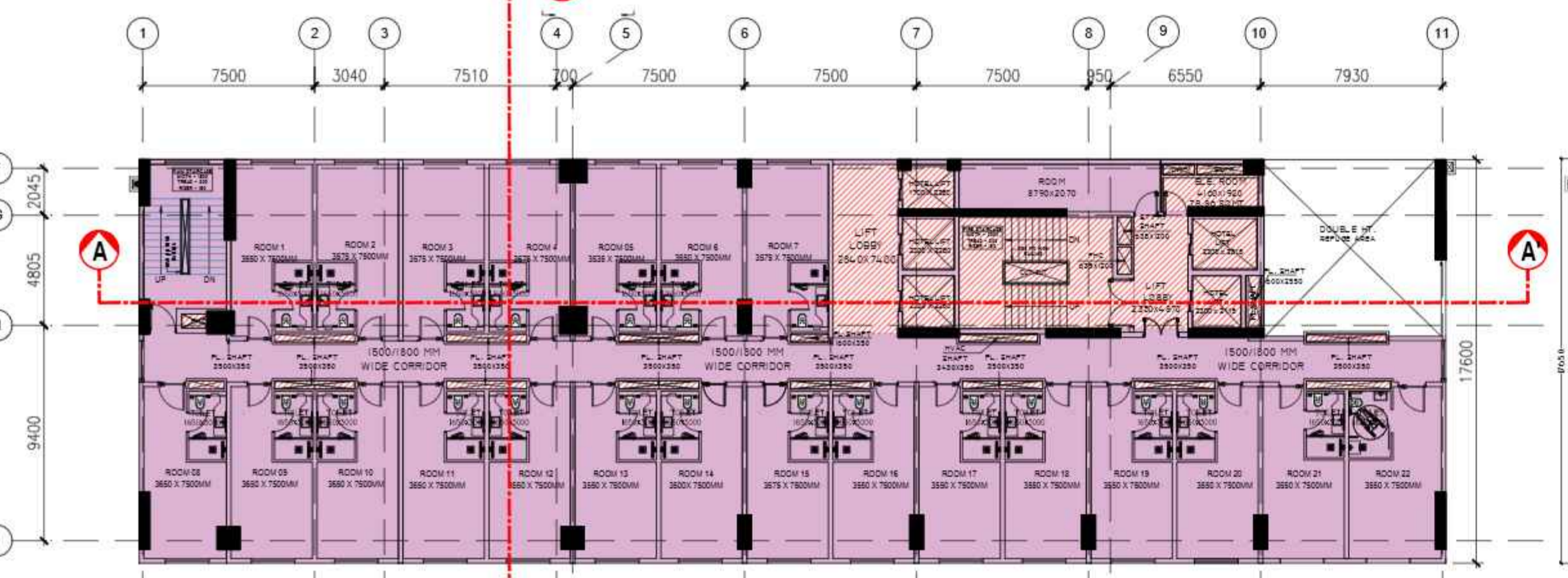
Janardan Prasad

ARCHITECT

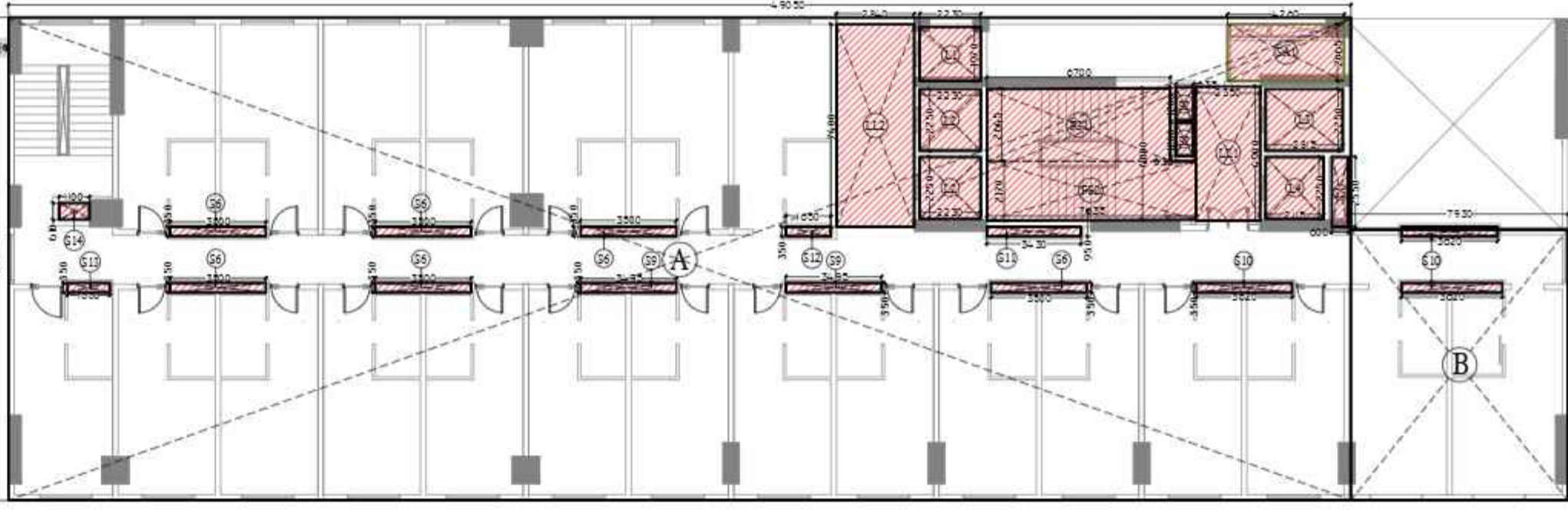


Drawing Title
 TENTH, ELEVENTH & TWELTH FLOOR PLAN AREA CALCULATION

Checked by	MANISH TIWARI	Date	
Drawn by	ADITYA CHAUDHARY	Scale	1:200
Drawing No.	MA - C-03-GN - SANCTION		



HOTEL TOWER 12TH FLOOR
AT LVL (+58850)



HOTEL TOWER 12TH FLOOR AREA CALCULATION :-

ADDITION AREA ENVELOPE = 944.240 SQ.M.
 DEDUCTION AREA ENVELOPE = 119.700 SQ.M.
 TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 = 944.240 - 119.700 = 824.54 SQ.M.
 TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA
 = 119.700 SQMT

12TH FLOOR				
F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
ENVELOPES				
A	49.050	17.650	1	865.733
B	7.990	3.900	1	78.507
TOTAL ADDITION AREA 944.240				

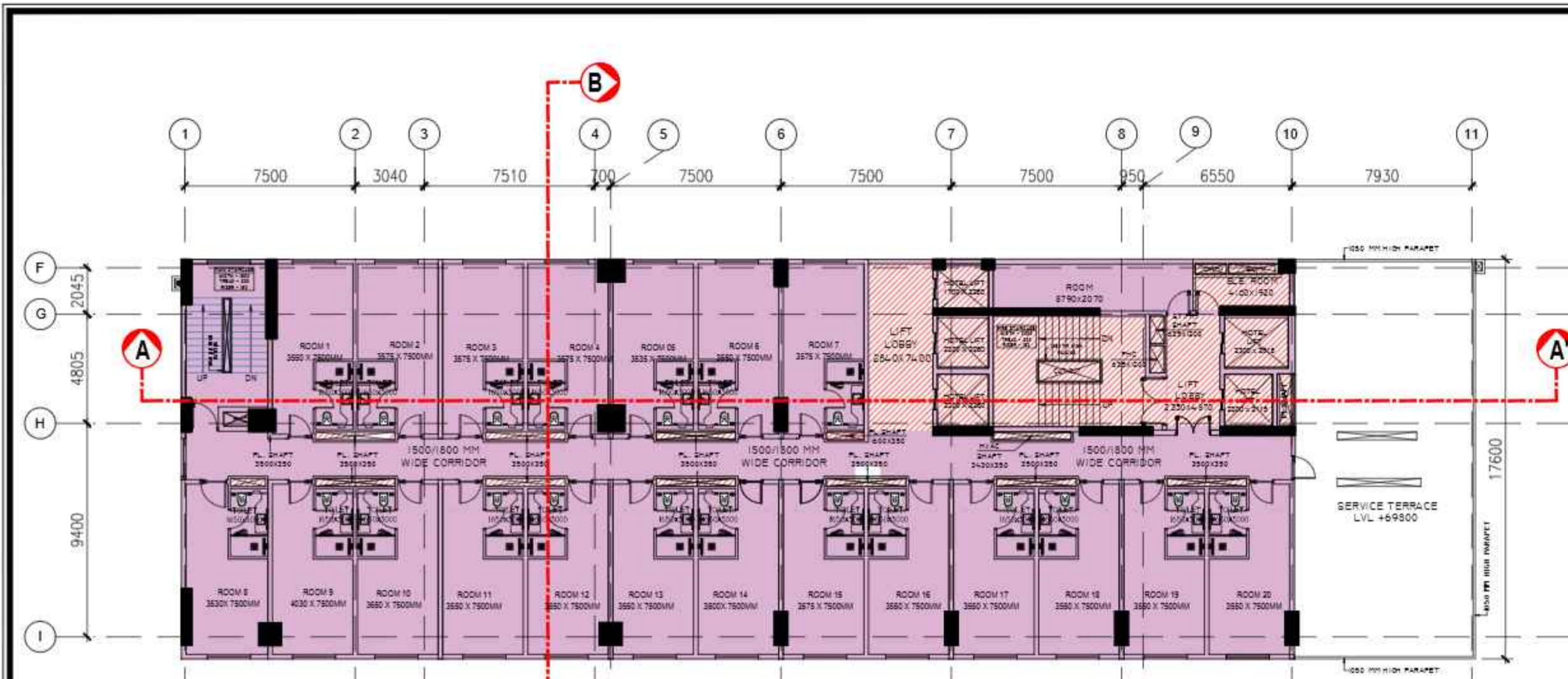
15TH FLOOR				
F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	1	4.393
L2	2.230	2.250	2	10.035
L3	2.815	2.250	1	6.334
L4	2.115	2.250	1	4.759
TOTAL LIFT SHAFT AREA 25.521				

LIFT LOBBY				
LL1	2.350	4.900	1	11.515
LL2	2.840	7.400	1	21.016
TOTAL LIFT LOBBY AREA 32.531				

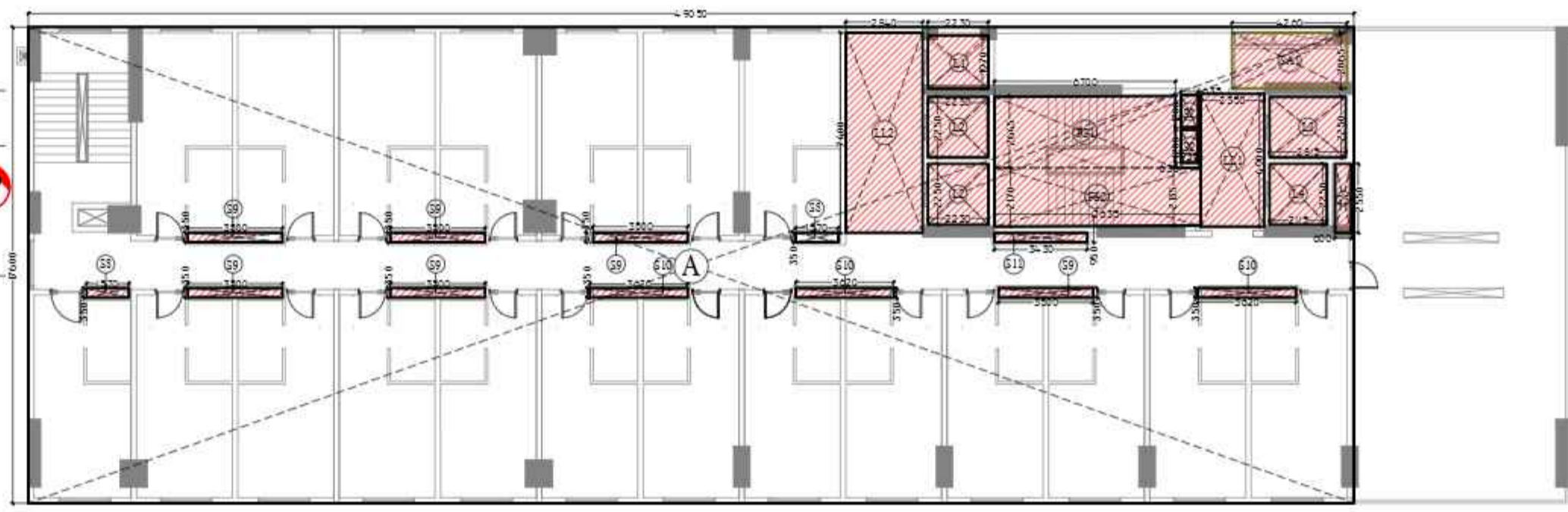
FIRE STAIRCASE				
FS1	6.700	2.645	1	17.722
FS2	7.635	2.170	1	16.568
TOTAL FIRE STAIRCASE AREA 34.289				

SERVICE AREA				
SA1	4.260	2.065	1	8.797
TOTAL SERVICE AREA 8.797				

SHAFT				
S2	0.635	1.200	2	1.524
S5	0.600	2.550	1	1.530
S8	1.570	0.350	2	1.099
S9	3.505	0.350	6	7.350
S10	3.620	0.350	3	3.801
S11	3.430	0.350	1	3.259
TOTAL SHAFT AREA 18.563				
TOTAL DEDUCTION AREA 119.700				



15TH FLOOR
AT LVL (+70100)



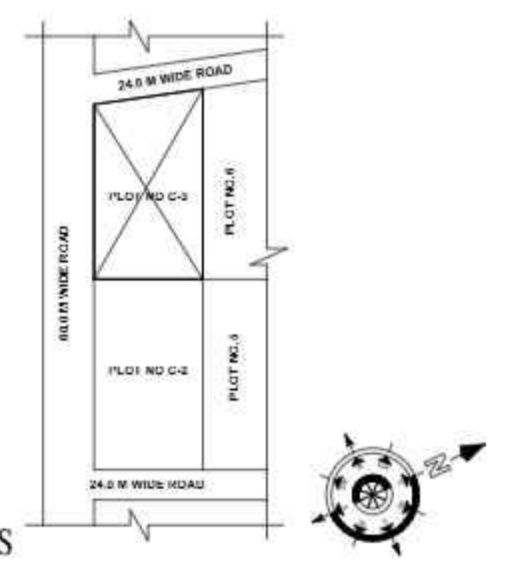
HOTEL TOWER 15TH FLOOR AREA CALCULATION :-
 ADDITION AREA ENVELOPE = 863.280 SQ.M.
 DEDUCTION AREA ENVELOPE = 119.700 SQ.M.
 TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 = 863.280 - 119.700 = **743.58 SQ.M.**
 TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA
 = 118.010 SQ.MT

FIFTEEN FLOOR				
F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
A	49.950	17.600	1	863.280
TOTAL ADDITION AREA				

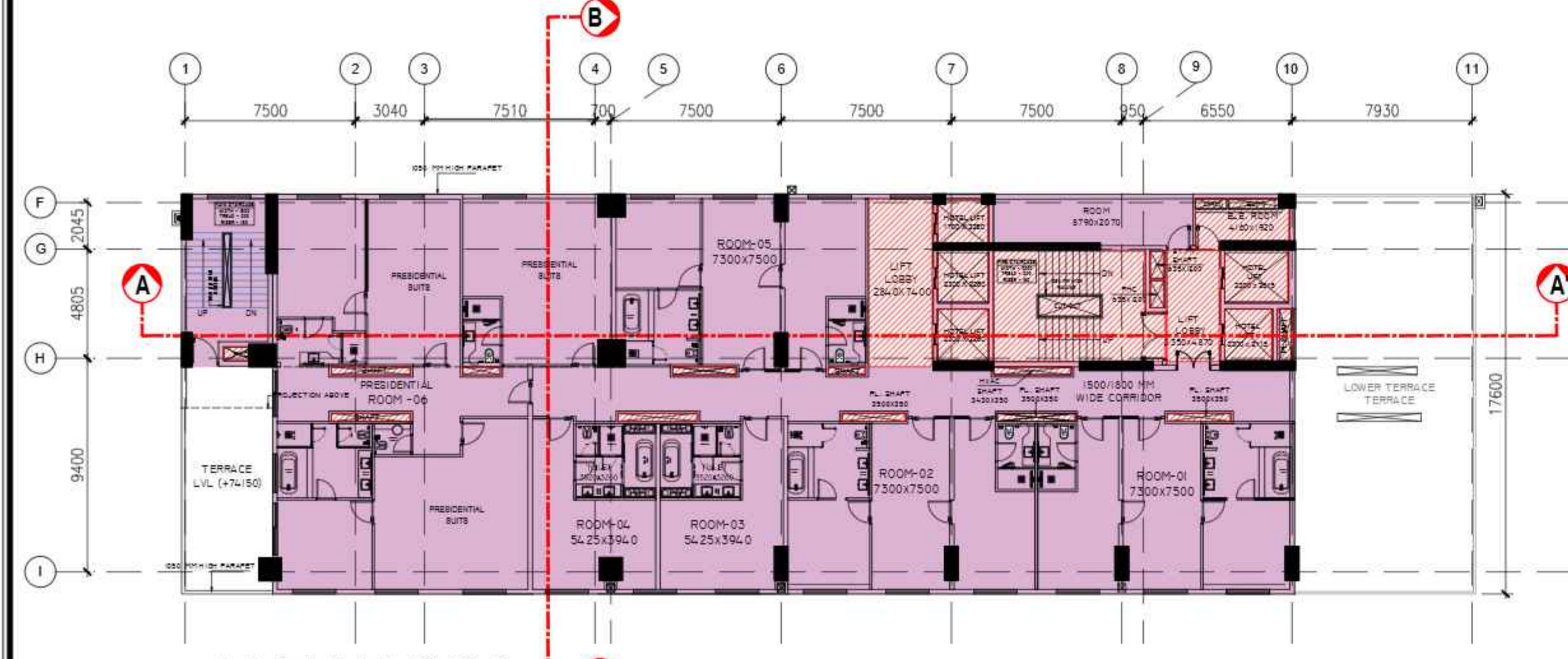
FIFTEEN FLOOR				
F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	1	4.393
L2	2.230	2.250	2	10.035
L3	2.815	2.250	1	6.334
L4	2.115	2.250	1	4.759
TOTAL LIFT SHAFT AREA				
25.521				
LIFT LOBBY				
L11	2.350	4.900	1	11.515
L12	2.840	7.400	1	21.016
TOTAL LIFT LOBBY AREA				
32.531				
FIRE STAIRCASE				
FS1	6.700	2.655	1	17.727
FS2	7.635	2.190	1	16.568
TOTAL FIRE STAIRCASE AREA				
34.295				
SERVICE AREA				
SA1	4.260	2.065	1	8.797
TOTAL SERVICE AREA				
8.797				
SHAFT				
S2	0.635	1.200	2	1.524
S5	0.600	2.550	1	1.530
S8	1.570	0.350	2	1.090
S9	3.500	0.350	3	3.675
S10	3.620	0.350	3	3.801
S11	3.430	0.950	1	3.259
TOTAL SHAFT AREA				
18.563				
TOTAL DEDUCTION AREA				
119.700				

- 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.
 5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
 6. ALL TOILETS HAVING A MECHANICAL VENTILATION

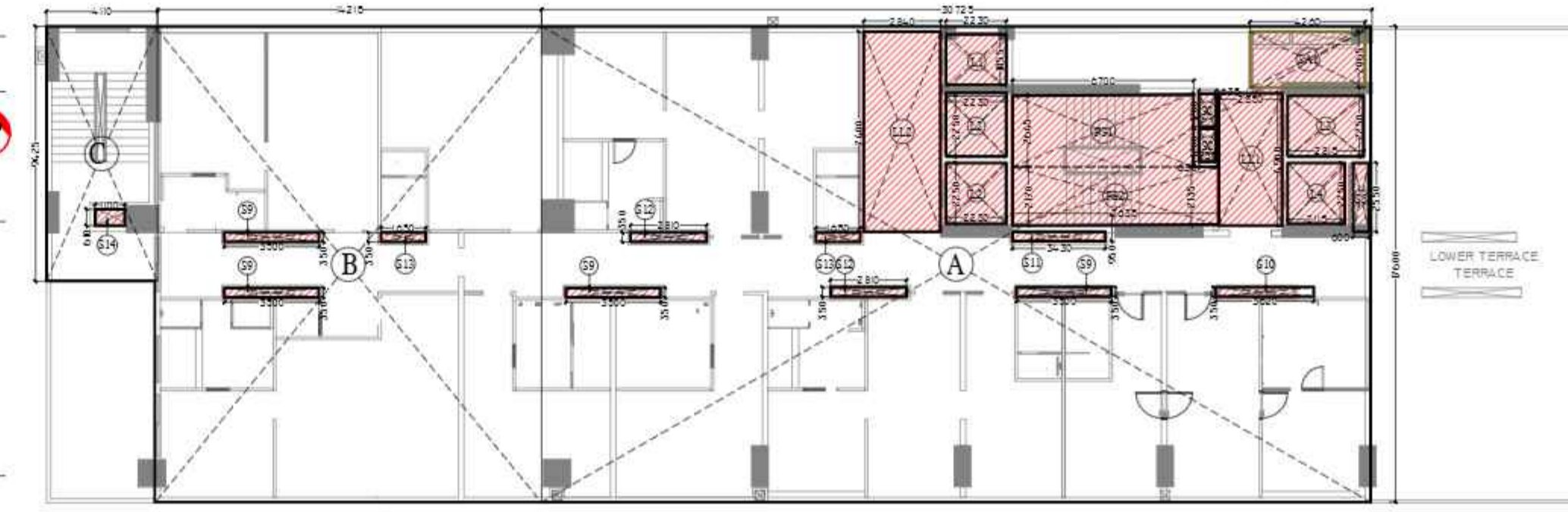
KEY PLAN



SCALE: - N.T.S.



16 TH FLOOR
AT LVL (+73850)



AREA ENVELOPE
16TH FLOOR AREA CALCULATION :-
 ADDITION AREA ENVELOPE = 829.681 SQ.M.
 DEDUCTION AREA ENVELOPE = 114.844 SQ.M.
 TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 = 829.681 - 114.844 = **714.837 SQ.M.**
 TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA+ MUMTY AREA = 114.844 SQ.MT

TERRACE FLOOR				
F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
A	30.725	17.600	1	540.760
B	14.215	17.600	1	250.188
C	4.110	9.425	1	38.737
TOTAL ADDITION AREA				
829.681				

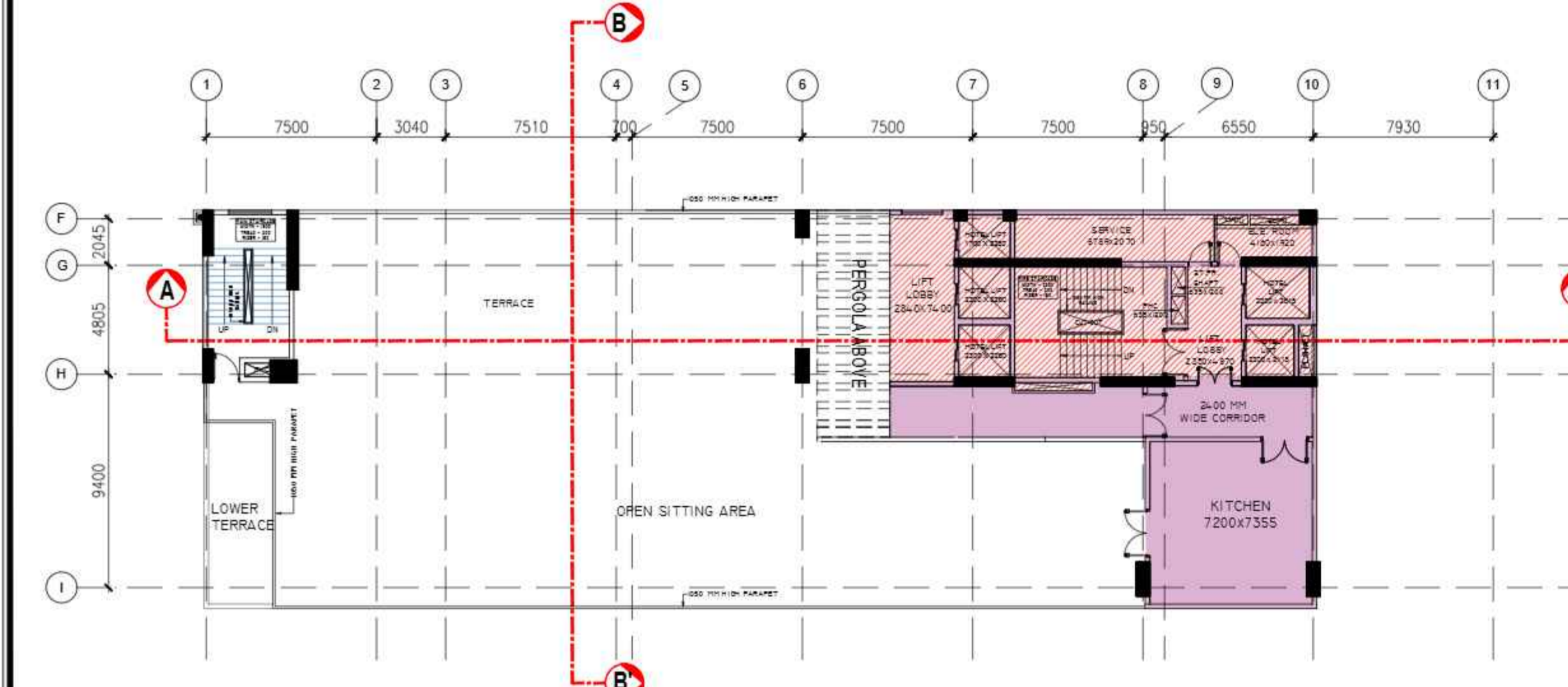
SIXTEEN FLOOR				
F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	1	4.393
L2	2.230	2.250	2	10.035
L3	2.815	2.250	1	6.334
L4	2.115	2.250	1	4.759
TOTAL LIFT SHAFT AREA				
25.521				
LIFT LOBBY				
L11	2.350	4.900	1	11.515
L12	2.840	7.400	1	21.016
TOTAL LIFT LOBBY AREA				
32.531				
FIRE STAIRCASE				
FS1	6.700	2.655	1	17.789
FS2	7.635	2.190	1	16.721
TOTAL FIRE STAIRCASE AREA				
34.509				
SERVICE AREA				
SA1	4.260	2.065	1	8.797
TOTAL SERVICE AREA				
8.797				
SHAFT				
S2	0.635	1.200	2	1.524
S5	0.600	2.550	1	1.530
S9	3.500	0.350	3	3.675
S10	3.620	0.350	1	1.267
S11	3.430	0.950	1	3.259
S12	2.810	0.350	1	0.984
S13	1.650	0.350	1	0.578
S14	1.100	0.610	1	0.671
TOTAL SHAFT AREA				
11.487				
TOTAL DEDUCTION AREA				
114.844				

LEGEND

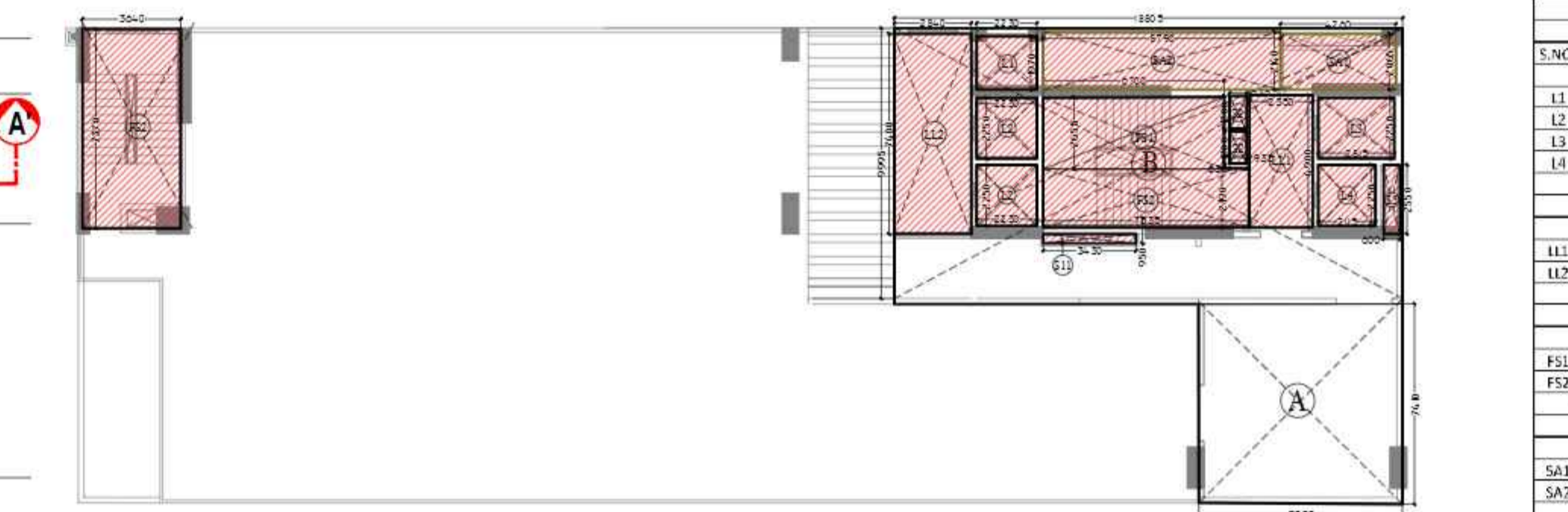
- 15% F.A.R.
- F.A.R.

Amit Varma
 Digitally signed by Amit Varma
 Date: 2024.06.28
 10:09:13 +05'30'

Lal Singh
 Digitally signed by Lal Singh
 Date: 2024.07.12
 12:31:16 +05'30'



TERRACE FLOOR
AT LVL (+77900)



AREA ENVELOPE
TERRACE FLOOR AREA CALCULATION :-
 ADDITION AREA ENVELOPE = 245.260 SQ.M.
 DEDUCTION AREA ENVELOPE = 126.481 SQ.M.
 TOTAL F.A.R. AREA = ADDITION AREA - DEDUCTION AREA
 = 245.260 - 126.481 = **118.779 SQ.M.**
 TOTAL 15% AREA = LIFT SHAFT + LIFT LOBBY + FIRE STAIRCASE + SHAFT + SER. AREA+ MUMTY AREA = 168.775 SQ.MT

TERRACE FLOOR				
F.A.R. ADDITION AREA ENVELOPES				
S.NO.	X	Y	NO.	AREA
A	7.535	7.655	1	57.894
B	18.805	9.955	1	187.956
TOTAL ADDITION AREA				
245.260				

TERRACE FLOOR				
F.A.R. DEDUCTION AREA CHART				
S.NO.	X	Y	NO.	AREA
LIFT SHAFT				
L1	2.230	1.970	1	4.393
L2	2.230	2.250	2	10.035
L3	2.815	2.250	1	6.334
L4	2.115	2.250	1	4.759
TOTAL LIFT SHAFT AREA				
25.521				
LIFT LOBBY				
L11	2.350	4.900	1	11.515
L12	2.840	7.400	1	21.016
TOTAL LIFT LOBBY AREA				
32.531				
FIRE STAIRCASE				
FS1	6.700	2.655	1	17.789
FS2	7.635	2.190	1	16.721
TOTAL FIRE STAIRCASE AREA				
34.509				
SERVICE AREA				
SA1	4.260	2.065	1	8.797
SA7	8.790	2.140	1	18.811
TOTAL SERVICE AREA				
27.608				
SHAFT				
S2	0.635	1.200	2	1.524
S5	0.600	2.550	1	1.530
S9	3.500	0.350	3	3.675
S10	3.620	0.350	1	1.267
S11	3.430	0.950	1	3.259
TOTAL SHAFT AREA				
6.313				
TOTAL DEDUCTION AREA				
126.481				

PROJECT

PROPOSED COMMERCIAL BUILDING
 AT PLOT NO. C-03, SECTOR-PI-1,
 GREATER NOIDA (U.P.)

OWNER:-

M/S. GANADHI PATI CONSTRUCTION PVT. LMT.

ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA - 800001

ARCHITECT'S SEAL

SHIV KUMAR
 Digitally signed by SHIV KUMAR
 Date: 2024.06.26
 13:49:05 +05'30'

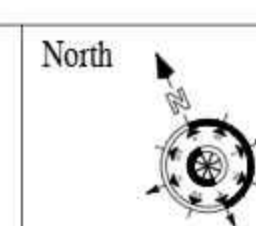
OWNER'S SEAL

Janard an Prasad
 Digitally signed by Janard an Prasad
 Date: 2024.06.26
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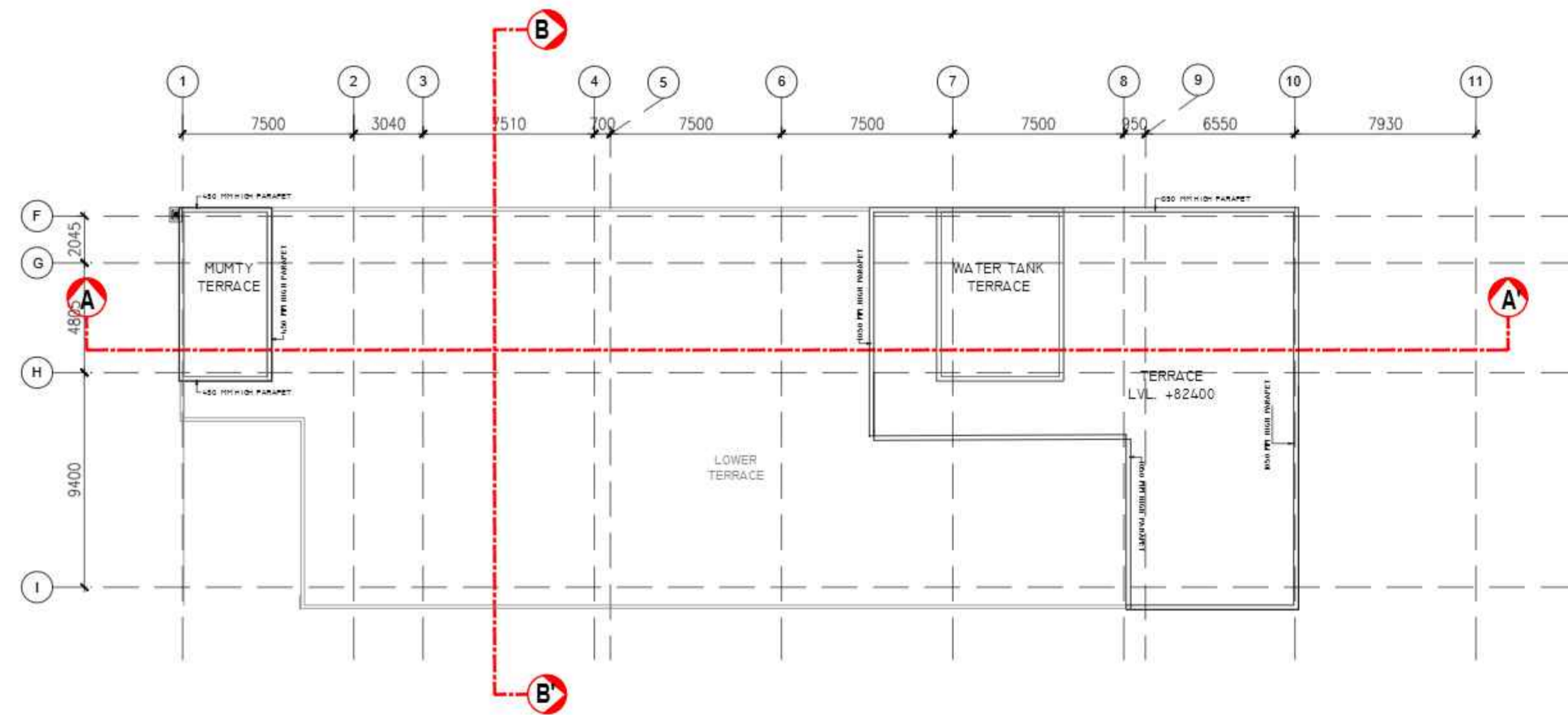
ARCHITECT



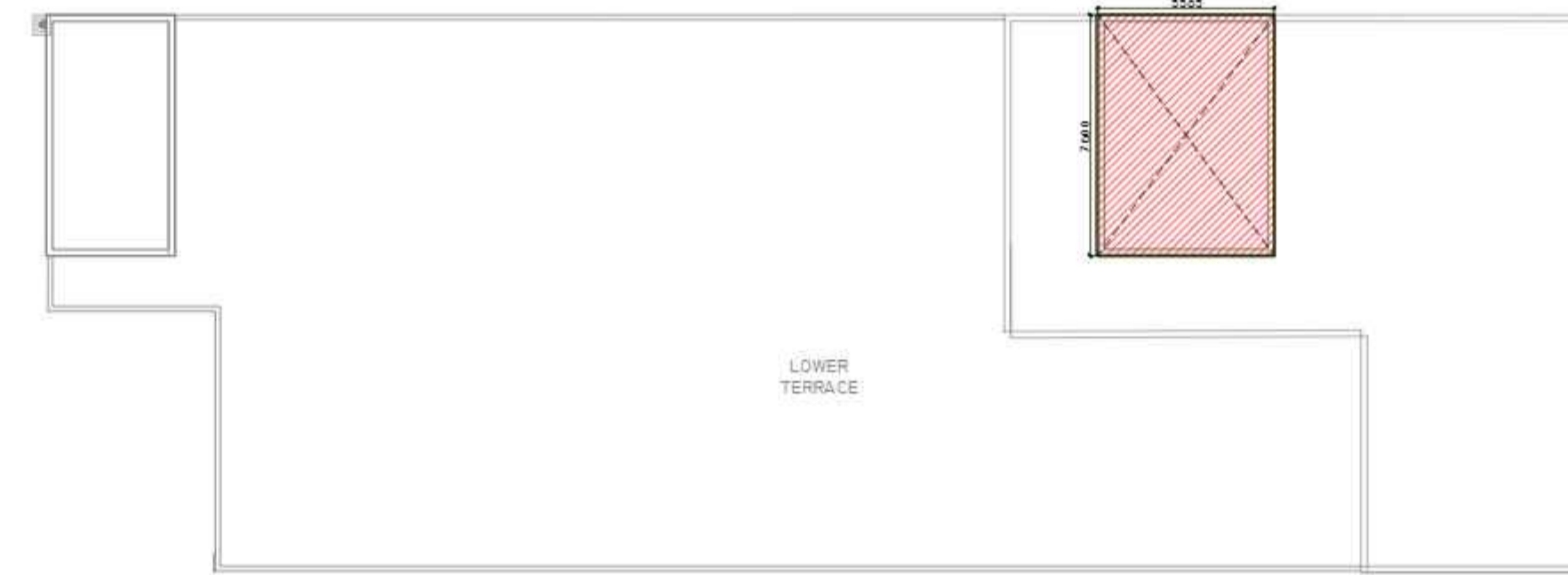
Drawing Title
 FIFTEENTH , SIXTEENTH ,TERRACE
 FLOOR PLAN
 AREA CALCULATION



Checked by	MANISH TIWARI	Date	
Drawn by	ADITYA CHAUDHARY	Scale	1:200
Drawing No.	MA - C-03-GN - SANCTION		14

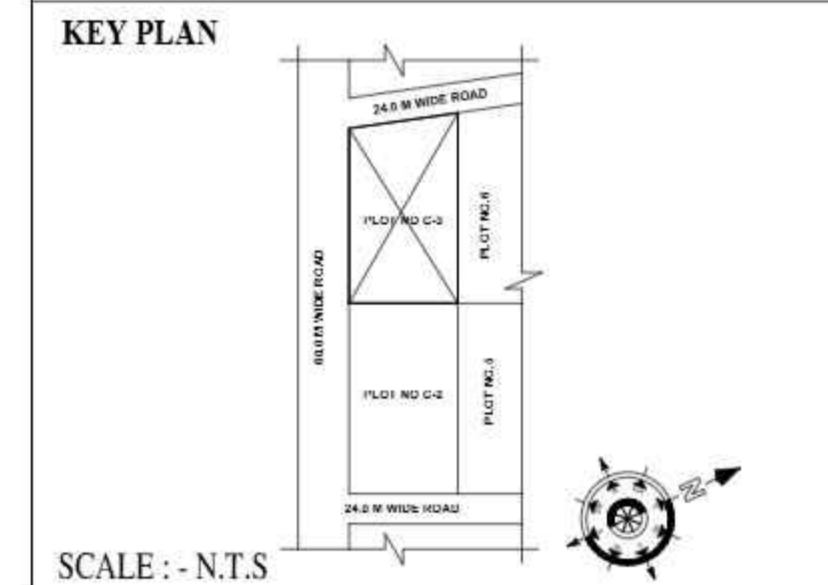


MUMTY FLOOR
AT LVL (+82400)



WATER TANK AREA CALCULATION :-
TOTAL 15% AREA = 42.294 SQMT

- 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.
 5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
 6. ALL TOILETS HAVING A MECHANICAL VENTILATION



LEGEND

	15% F.A.R.
	F.A.R.

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:36:33 +05'30'

Amit Varma
Digitally signed by Amit Varma
Date: 2024.06.28 10:09:48 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2024.07.12 12:32:10 +05'30'

PROJECT
PROPOSED COMMERCIAL BUILDING
AT PLOT NO. C-03, SECTOR-PI-1,
GREATER NOIDA (U.P.)

OWNER:-
M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL	OWNER'S SEAL
SHIV KUMAR R Digitally signed by SHIV KUMAR Date: 2024.06.26 13:54:11 +05'30'	Janardan Prasad Digitally signed by Janardan Prasad Date: 2024.07.12 13:34:42 +05'30'

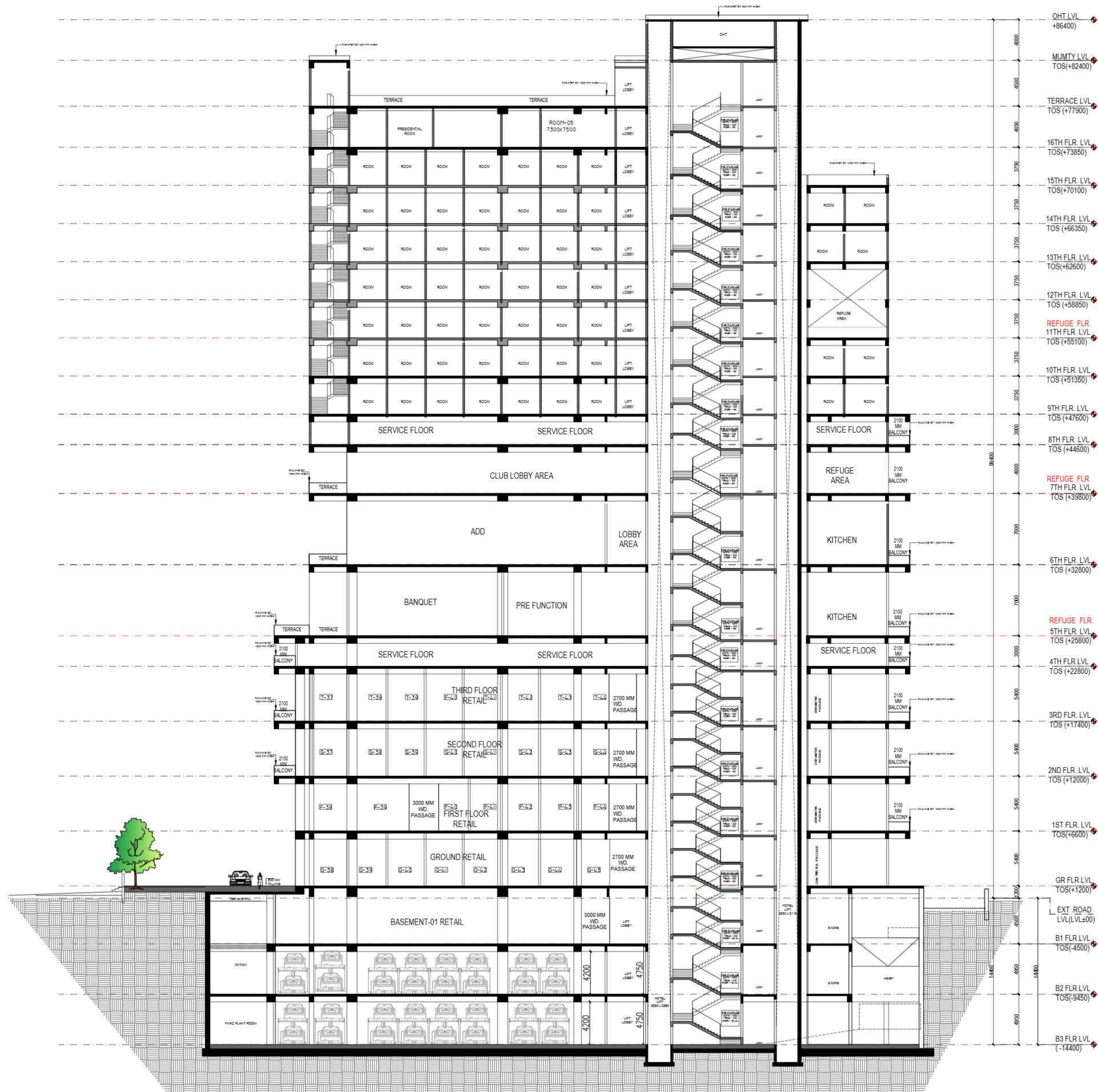
ARCHITECT

modarchindia
architects interior designers & planners
studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
phone: 0120-4206253, email: aminganga@gmail.com
website: www.modarch.in

Drawing Title
MUMTY FLOOR PLAN
AREA CALCULATION

North

Checked by	MANISH TIWARI	Date	
Drawn by	ADITYA CHAUDHARY	Scale	1:200
Drawing No.	MA - C-03-GN - SANCTION		

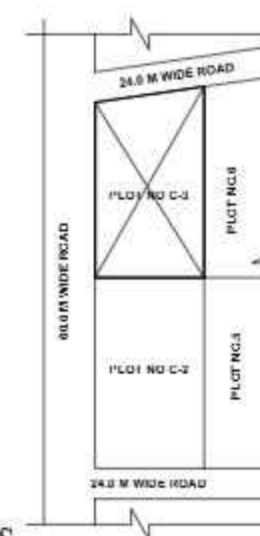


SECTION-AA

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.
5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
6. ALL TOILETS HAVING A MECHANICAL VENTILATION

KEY PLAN



SCALE : - N.T.S

Amit Varma
Digitally signed by Amit Varma
Date: 2024.06.28 10:10:28 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2024.07.12 12:33:05 +05'30'

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:37:42 +05'30'

PROJECT

PROPOSED COMMERCIAL BUILDING AT PLOT NO. C-03, SECTOR-PI-1, GREATER NOIDA (U.P.)

OWNER:-

M/S. GANADHI PATI CONSTRUCTION PVT. LMT.

ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA - 800001

ARCHITECT'S SEAL

SHIV KUMAR
Digitally signed by SHIV KUMAR
Date: 2024.06.26 14:01:58 +05'30'

OWNER'S SEAL

Janardan Prasad

ARCHITECT



Drawing Title

SECTION

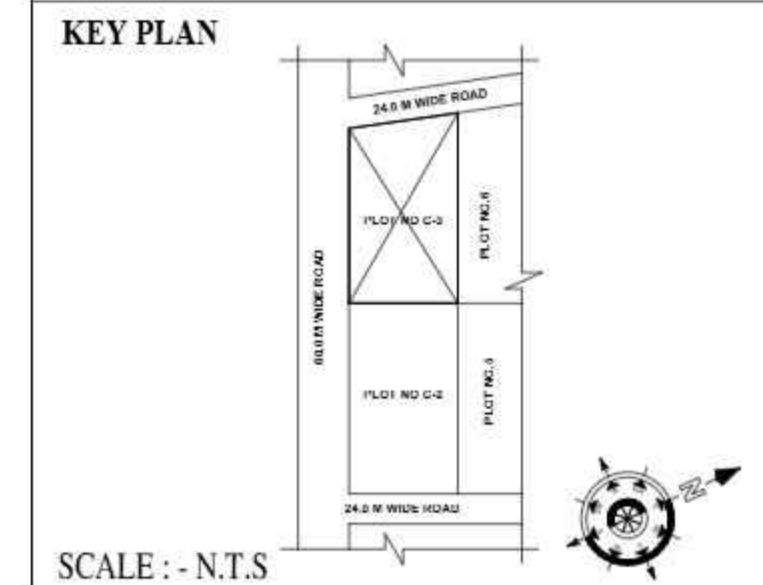
North

Checked by	MANISH TIWARI	Date	
Drawn by	ADITYA CHAUDHARY	Scale	1:200
Drawing No.	MA - C-03-GN - SANCTION		16



SECTION -BB'

- NOTES:-
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
 2. ALL THE AREAS INDICATED ARE IN SQ.M.
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 6. ALL TOILETS HAVING A MECHANICAL VENTILATION



Digitally signed by Amit Varma
Date: 2024.06.28 10:11:02 +05'30'

Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:39:27 +05'30'

Digitally signed by Lal Singh
Date: 2024.07.12 12:33:59 +05'30'

PROJECT
PROPOSED COMMERCIAL BUILDING AT PLOT NO. C-03, SECTOR-PI-1, GREATER NOIDA (U.P.)

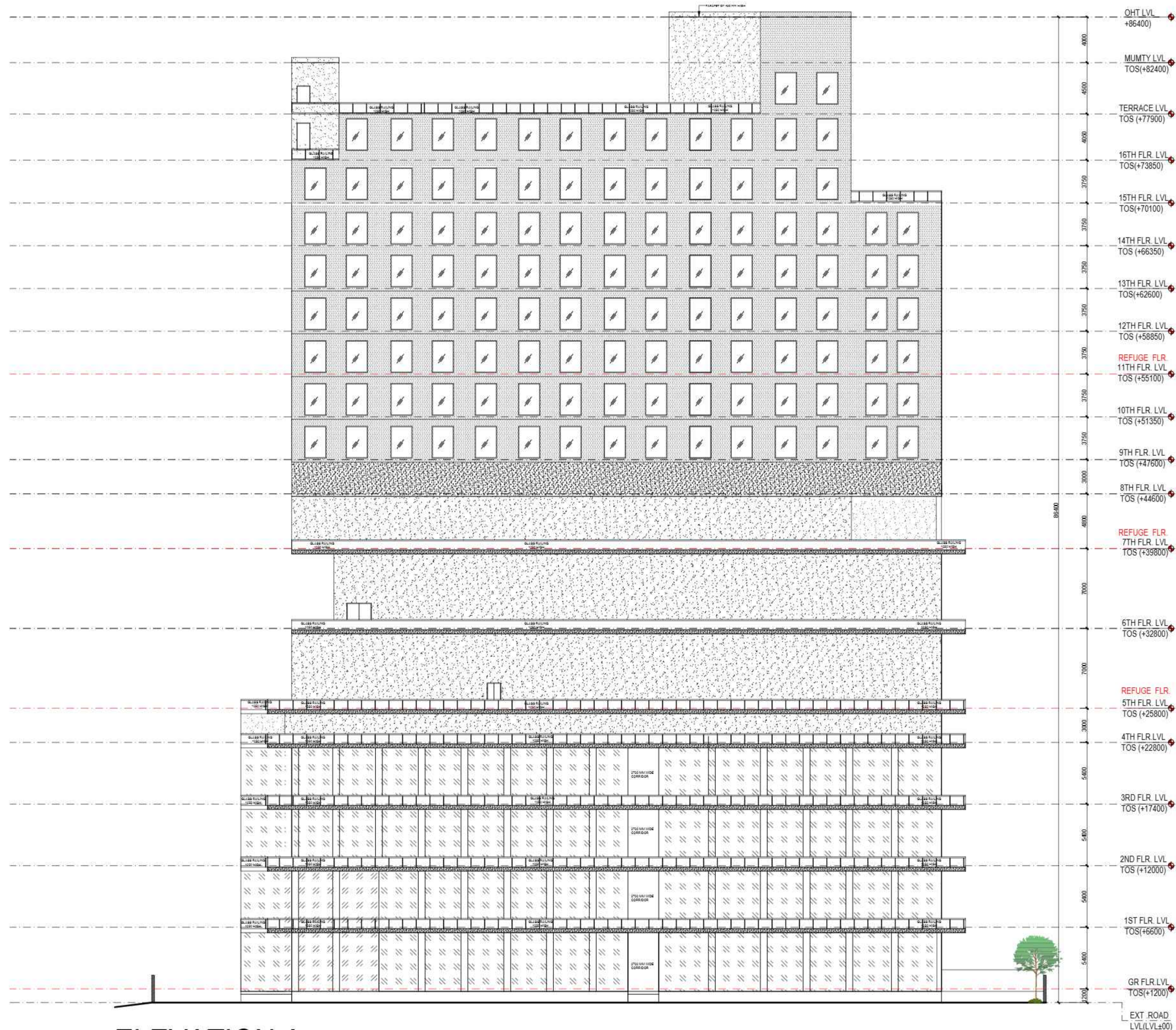
OWNER:-
M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL	OWNER'S SEAL
SHIV KUMAR Digitally signed by SHIV KUMAR Date: 2024.06.26 14:10:10 +05'30'	Janard an Prasad Digitally signed by Janard an Prasad Date: 2024.07.12 15:39:27 +05'30'

ARCHITECT

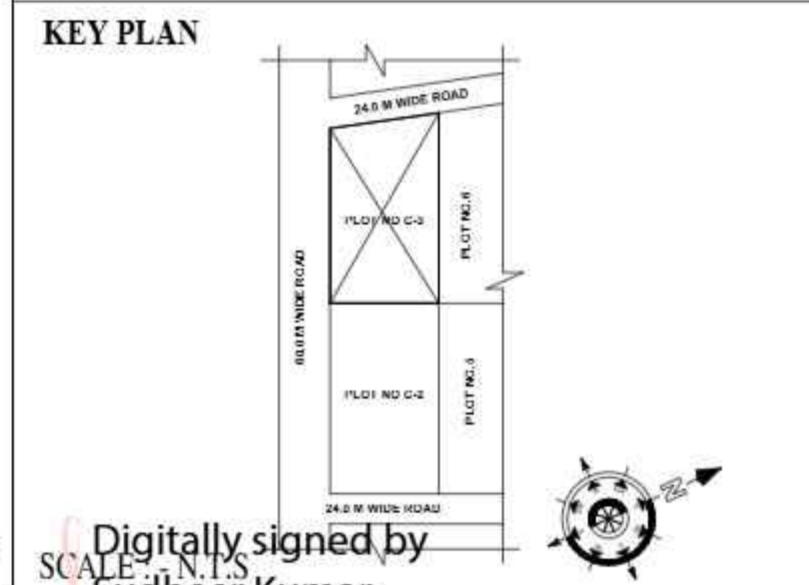
modarchindia
architects interior designers & planners
studio: 1st floor, B-99, sector-03, Noida -201301, U.P.
phone: 0120-4206253, email: aminganga@hotmail.com
website: www.modarch.in

Drawing Title	North
SECTION	
Checked by	MANISH TIWARI
Date	
Drawn by	ADITYA CHAUDHARY
Scale	1:200
Drawing No.	MA - C-03-GN - SANCTION
	17



ELEVATION A

- NOTES:-
1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
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 5. THE BUILDING SHALL BE FULLY SPRINKLED EQUIPPED WITH AUTOMATIC SPRINKLER SYSTEM.
 6. ALL TOILETS HAVING A MECHANICAL VENTILATION



Sudheer Kumar
 Digitally signed by Sudheer Kumar
 Date: 2024.07.12 15:40:35 +05'30'

Amit Varma
 Digitally signed by Amit Varma
 Date: 2024.06.28 10:11:36 +05'30'

Lal Singh
 Digitally signed by Lal Singh
 Date: 2024.07.12 12:35:15 +05'30'

PROJECT
 PROPOSED COMMERCIAL BUILDING
 AT PLOT NO. C-03, SECTOR-PI-1,
 GREATER NOIDA (U.P.)

OWNER:-
 M/S. GANADHI PATI CONSTRUCTION PVT. LMT.
 ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER
 ROAD, PATNA -800001

ARCHITECT'S SEAL	OWNER'S SEAL
Digitally signed by SHIV KUMAR Date: 2024.06.26 14:48:05 +05'30'	Janardan Prasad

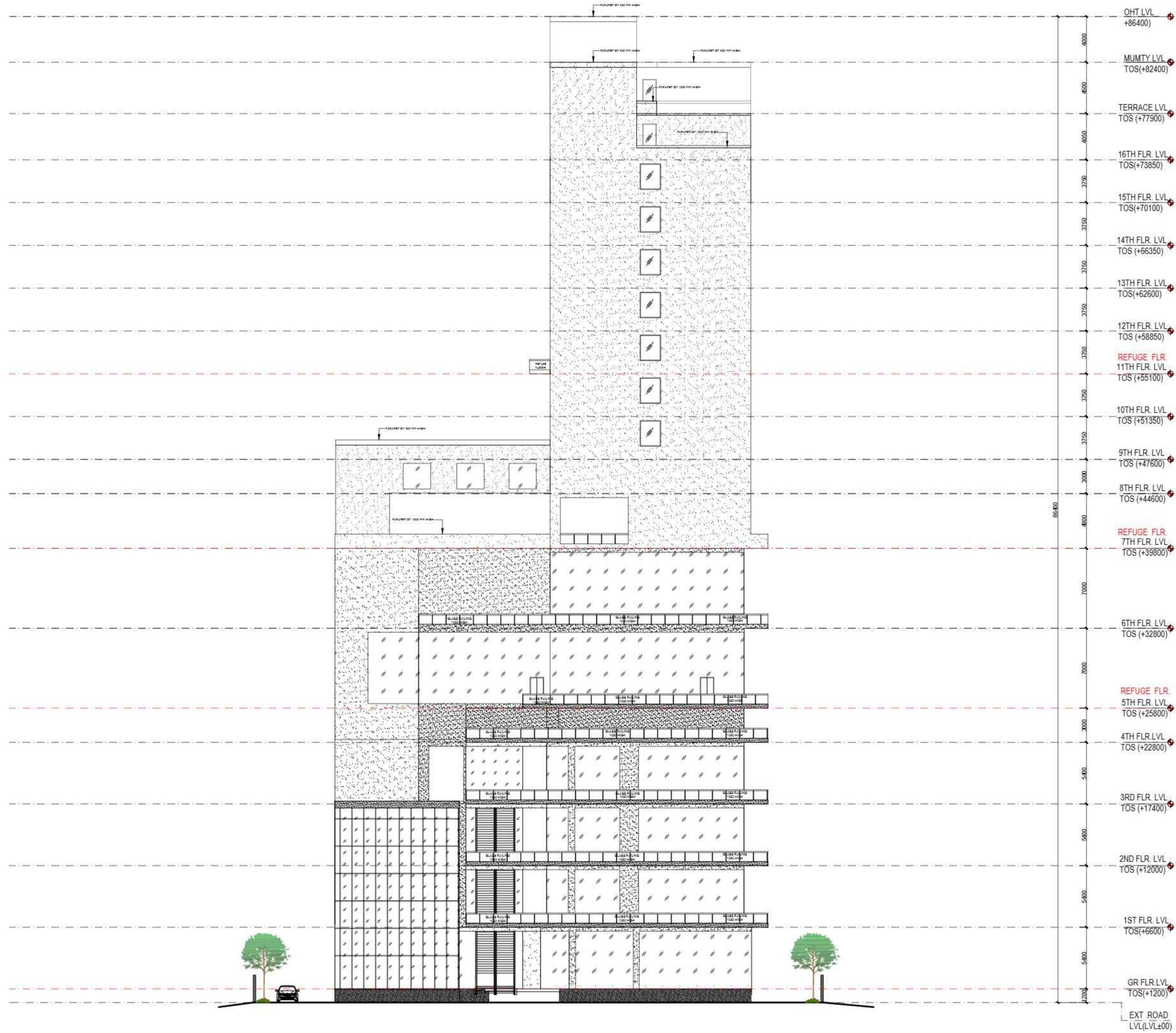
ARCHITECT

modarchindia
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 phone: 0120-4206153, email: aminganga@hotmail.com
 website: www.modarch.in

Drawing Title
 ELEVATION

North

Checked by: MANISH TIWARI Date: _____
 Drawn by: ADITYA CHAUDHARY Scale: 1:200
 Drawing No.: MA - C-03-GN - SANCTION

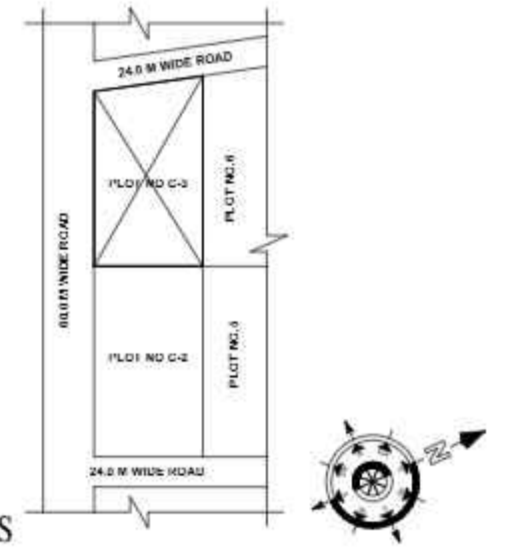


ELEVATION B

NOTES:-

1. ALL DIMENSIONS & LEVELS ARE IN MILLIMETERS.
2. ALL THE AREAS INDICATED ARE IN SQ.M.
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6. ALL TOILETS HAVING A MECHANICAL VENTILATION

KEY PLAN



SCALE: - N.T.S

Amit Varma
Digitally signed by Amit Varma
Date: 2024.06.28 10:12:11 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2024.07.12 12:36:06 +05'30'

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2024.07.12 15:41:46 +05'30'

PROJECT

PROPOSED COMMERCIAL BUILDING AT PLOT NO. C-03, SECTOR-PI-1, GREATER NOIDA (U.P.)

OWNER:-

M/S. GANADHI PATI CONSTRUCTION PVT. LMT.

ADD:- 203, A-BLOCK, CAPITAL TOWER, FRAZER ROAD, PATNA -800001

ARCHITECT'S SEAL

SHIV KUMAR
Digitally signed by SHIV KUMAR
Date: 2024.06.26 14:53:34 +05'30'

OWNER'S SEAL

Janardan Prasad
Digitally signed by Janardan Prasad
Date: 2024.06.26 14:53:34 +05'30'

ARCHITECT



architects interior designers & planners
studio: 1st floor, B-99, sector-63, Noida -201301, U.P.
phone: 0120-4206253, email: aminganga@hotmail.com
website: www.modarch.in

Drawing Title

ELEVATION

North



Checked by	MANISH TIWARI	Date	
Drawn by	ADITYA CHAUDHARY	Scale	1:200
Drawing No.	MA - C-03-GN - SANCTION		19