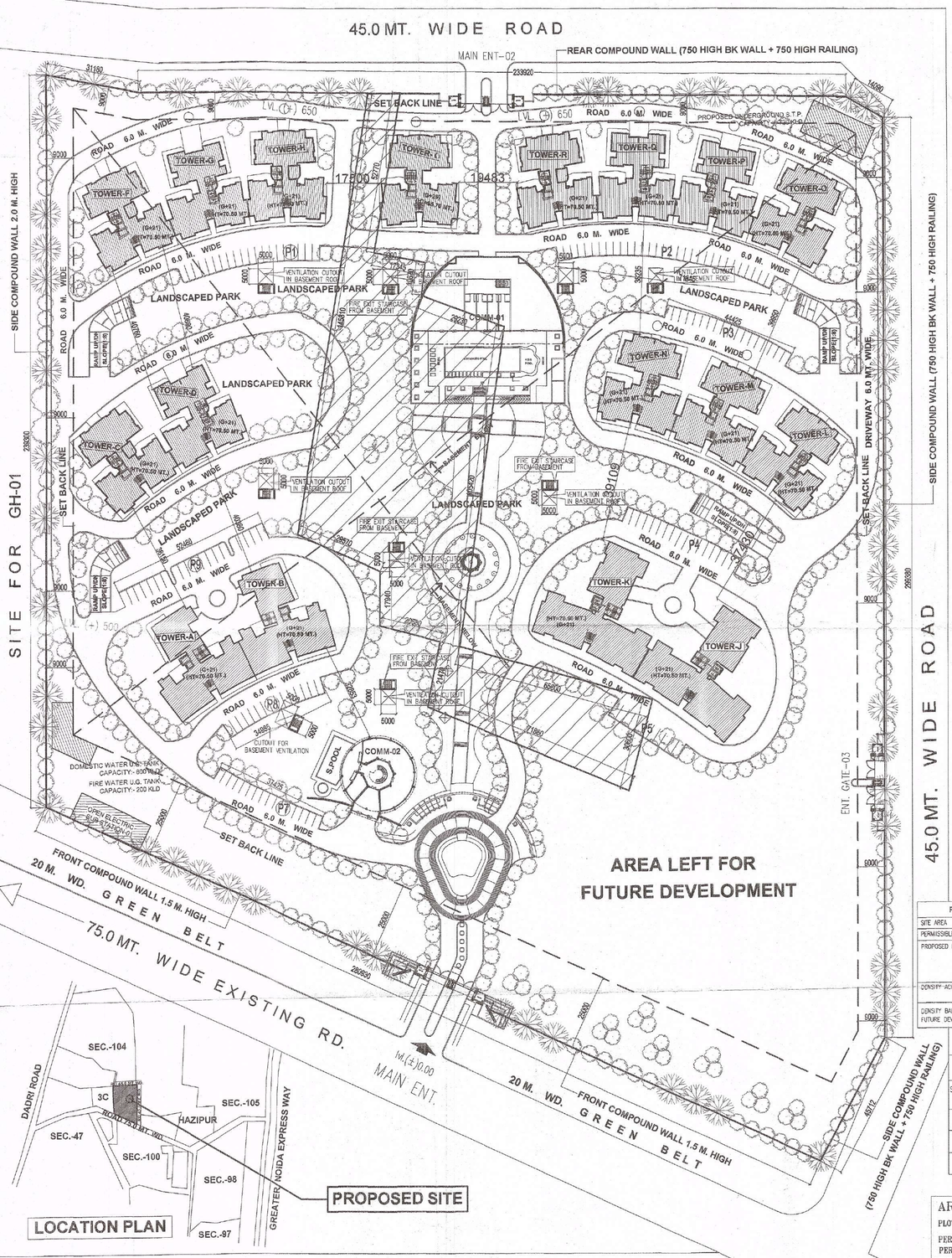
MAHARISHI ASHRAM



PROJECT:

PROPOSED GROUP HOUSING AT PLOT NO-GH-02, SECTOR-107 NOIDA (U.P.)

DETAIL AREA CALCULATION FOR GROUND COVERAGE

S.NO	FLOOR	TOWER-A AREA/FL	TOWER-B	TOWER-C	TOWER-D	TOWER-F	TOWER-G	TOWER-H	COMMU-02 AREA/FL	ORD RM.	TOWER-I	TOWER-K	TOWER-L	TOWER-M	TOWER-N	TOWER-Q	TOWER-R	COMMU-01 AREA/FL	TOTAL GROUND COVD. AREA/FL	NO. OF UNITS
1	GROUND	543.27	543.27	491.223	463.68	491.223	463.68	491.223	436.94	40.00	653.84	653.84	464.622	464.622	463.68	463.68	464.622	193.00	33.60 SQM.	9,992,489 SQMT.

PROPOSED DETAIL AREA CALCULATION FOR F.A.R.

S.NO	FLOOR	TOWER-A AREA/FL	TOWER-B	TOWER-C	TOWER-D	TOWER-F	TOWER-G	TOWER-H	COMMU-02 AREA/FL	COMMERCIAL	TOWER-I	TOWER-J	TOWER-K	TOWER-L	TOWER-M	TOWER-N	TOWER-O	TOWER-P	TOWER-Q	TOWER-R	COMMU-01 AREA/FL		NO. OF UNITS
1	GROUND	543.27	543.27	491.225	463.68	491.225	463.68	491.223	436.94	38.06	653.84	653.84	464.622	464.622	463.68	463.68	464.622	193.00	33.60 SQM.	6,990,055 SQMT.	64
2	FIRST	520.486	520.486	474.934	448.278	474.934	448.278	474.934	402.00	—	629.816	629.816	449.274	449.274	448.278	448.278	449.274	260.00	—	6,990,822 SQMT.	64
3	SECOND	520.486	520.486	474.934	448.278	474.934	448.278	474.934	—	—	629.816	629.816	449.274	449.274	448.278	448.278	449.274	260.00	—	6,990,822 SQMT.	64
4	3RD	520.486	520.486	474.934	448.278	474.934	448.278	440.674	—	—	629.816	629.816	449.274	449.274	448.278	448.278	449.274	260.00	—	6,978,316 SQMT.	64
5	4TH	520.486	520.486	440.674	421.285	474.934	448.278	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		8,014,063 SQMT.	64
6	5TH	520.486	520.486	440.674	421.285	474.934	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,966,070 SQMT.	64
7	6TH	520.486	520.486	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,951,810 SQMT.	64
8	7TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
9	8TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
10	9TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
11	10TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
12	11TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
13	12TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
14	13TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
15	14TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
16	15TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
17	16TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
18	17TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
19	18TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
20	19TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
21	20TH	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
22	21ST	495.774	495.774	440.674	421.285	440.674	421.285	440.674	—	—	629.816	629.816	449.274	449.274	440.674	440.674	421.285	421.285	440.674	—	440.674		7,902,386 SQMT.	64
23	22ND																			440.674		440.674 SQMT.	4
24	23RD																			440.674		440.674 SQMT.	4
25	24TH																			440.674		440.674 SQMT.	4
26	25TH																			440.674		440.674 SQMT.	4
27	26TH																			440.674		440.674 SQMT.	4
28	27TH																			440.674		440.674 SQMT.	4
29	28TH																			440.674		440.674 SQMT.	4
30	29TH																			440.674		440.674 SQMT.	4
44	TOTAL F.A.R	11,102.796	11,102.796	9,848.159	9,394.644	9,916.679	9,422.637	9,813.899	839.94	38.06	13,876.95	13,876.58	9,718.776	9,718.776	9,718.776	9,779.870	9,338.856	9,338.638	9,718.776	1205.00	13,244.168	33.60 SQMT.	1,81,051.389 SQMT.	1444
45	BASEMENT AREA = (FREE OF FAR)																						53,395.874 SQMT. (FREE FROM FAR)	

15% SERVICE AREA DETAIL (TOWERWISE)

	TOWER-A	TOWER-B	TOWER-C	TOWER-D	TOWER-F	TOWER-G	TOWER-H	TOWER-I	TOWER-J	TOWER-K	TOWER-L	TOWER-M	TOWER-N	TOWER-O	TOWER-P	TOWER-Q	TOWER-R	TOTAL (IN SQMT.)
CUPBOARD	40.86	40.86	90.64	32.24	80.64	30.66	95.64	144.04	54.40	54.40	105.64	105.64	105.64	100.64	35.40	35.40	105.64	=1152.78
LIFT SHAFT	204.80	204.80	215.04	215.04	215.04	215.04	215.04	286.96	204.80	204.80	215.04	215.04	215.04	215.04	215.04	215.04	215.04	=3491.84
SERVICE DUCT	37.00	37.00	71.40	71.40	71.40	71.40	71.40	98.60	50.00	50.00	71.40	71.40	71.40	71.40	71.40	71.40	71.40	=1129.40
FST	256.35	259.35	280.80	280.80	249.60	253.20	296.40	452.40	345.80	345.80	327.60	327.60	327.60	312.00	312.00	312.00	327.60	=5281.90
LIFT LOBBIES	116.00	119.00	153.00	153.00	126.00	144.50	161.50	246.50	170.00	170.00	178.50	178.50	178.50	170.00	170.00	170.00	178.50	=2796.50
MUMTY	49.90	49.90	58.04	58.04	58.04	58.04	58.04	58.04	49.90	49.90	58.04	58.04	58.04	58.04	58.04	58.04	58.04	=896.08
MACHINE ROOM	26.25	26.25	28.34	28.34	28.34	28.34	28.34	28.34	26.25	26.25	28.34	28.34	28.34	28.34	28.34	28.34	28.34	=445.08
OHT	17.75	17.75	27.64	27.64	27.64	27.64	27.64	27.64	17.75	17.75	27.64	27.64	27.64	27.64	27.64	27.64	27.64	=402.68
E.S.S.																		1390.00
SPACE FOR TRANSFORMER-01																		82.65
SPACE FOR TRANSFORMER-02																		82.65
U.G. TANK																		518.00
S.T.P.																		837.92
GUARD ROOMS																		40.00
TOTAL																		18,547.48

POPULATION DENSITY CALCULATION

SITE AREA	= 81,213.25 SQMT. = 8.12 HEC.
PERMISSIBLE DENSITY	= 1650 PERSONS PER HECT.(±)0.5%
PROPOSED POPULATION	NO. OF DWELLING UNITS =1444 NO. OF SERVANT UNITS = 1200 TOTAL POPULATION =(1666.00 8.12) = 13398 PERSONS
DENSITY ACHIEVED	(1666.00 8.12) = 1650.622 (APPX.)
DENSITY BALANCE FOR FUTURE DEVELOPMENT	= 13398 - 10220 = 3178 PERSONS OR (±) 0.5%

AREA CHART

SITE AREA = 81,213.25 SQMT.

S.NO.	AREA	PERMISSIBLE (IN SQM)	PROPOSED (IN SQM)
1	GROUND COVERAGE	32,485.30 (40%)	9,992.489 (12.30%)
2	FAR	2,23,336.44 (2.75)	1,81,051.389 (2.23)
3	BASEMENT AREA (free of FAR)		53,395.874

GREEN AREA CALCULATIONS

1. PLOT AREA (AS PER LEASE DEED) = 81,213.25 SQMT.
2. PERM. GROUND FLOOR COVG. @ 40% = 32,485.30 SQMT.
3. PERM. F.A.R @ 2.75 = 2,23,336.44 SQMT.
4. PROP. GROUND COVG. = 9,992.489 SQMT. (12.30 %)
5. PROP. F.A.R. = 1,81,051.389 SQMT. (2.23 %)
6. OPEN AREA = PLOT AREA - PROP. GR. COVERAGE = 81,213.25 - 9,992.489 = 71,220.761 SQMT.
7. MINIMUM AREA UNDER GREEN REQD. = 50 % OF OPEN AREA = = 71,220.761 / 2 = 35,610.38 SQMT.

LANDSCAPED AREA STATEMENT:

8. PROPOSED AREA UNDER ROADS = 11,869.014 Sq.M.
9. PROPOSED AREA UNDER BUILDINGS = 9,992.489 SQMT.
10. PROPOSED GREEN AREA = 71,220.761 - (11,869.014 + 9,992.489) = = 49,539.258 sqmt.
11. NOS. OF TREES REQD. = OPEN AREA / 80 = 71,220.761 / 80 = 890.26 SAY = 891 NOS.
12. PROP. NOS. OF TREES. = 900 NOS.

ROAD AREA DETAIL:-

1- 2X116.27X9.00 = 2092.86	
2 - 2X54.431X6.00 = 653.172	
3 - 2X66.021 X6.0 = 792.26	
4 - 2X86.103 X 6.00=1033.24	
5 - 2X81.05 X 6.00= 972.60	
6 - 149.49X9.00= 1345.41	
7 -2X 107.73X6.00= 1293.36	
8 -2X37.55X6.00= 460.60	
9 -2X116.87X6.00= 1426.44	
10 -98.074X6.00= 588.444	
11 -59.602X6.00= 357.612	
12 -113.838X6.00= 683.028	
TOTAL = 11,689.014 Sq.M.	

OPEN PARKING AREA DETAIL-

P1 = 53.23 X 12.0= 638.76 SQMT.
P2 = 71.845X 12.0 = 862.14 SQMT.
P3 = 44.425X 12.0 = 533.10 SQMT.
P4 =48.90x 12.00= 586.80 SQMT.
P5 =35.60 X 12.00= 427.20 SQMT.
P6 =46.215 X 12.00= 554.58 SQMT.
P7 =37.425 X 12.00= 449.10 SQMT.
P8 =34.985 x 12.00=419.82 SQMT.
P9 =52.46X 12.00= 629.52 SQMT.

TOTAL = 5101.02 SQMT

AREA CALCULATION

PLOT AREA (AS PER LEASE DEED)	=81,213.25 SQMT.
PERM. GROUND FLOOR COVG. @40 %	= 32,485.30 SQMT.
PERM. F.A.R @ 2.75 %	= 2,23,336.44 SQMT.
PROPOSED G.C.	= 9,992.489 SQMT.
BALANCE G.C. FOR FUTURE DEVELOPMENT	= 21,792.811 SQMT.
PROPOSED FAR	= 1,81,051.389 SQMT.
BALANCE FAR FOR FUTURE DEVELOPMENT	= 42,285.051 SQMT.

PARKING CALCULATION:-

NO. OF CAR PARKING REQUIRED @ 1 ECS FOR 80 M FAR
TOTAL PARKING REQD. =1,82,959.389 SQMT. / 80 = 2286.99 ECS SAY 2287
NOS. OF CAR PARKING PROVIDED IN BASEMENT = 53,395.874 / 30 = 1779.86 CARS
AREA AVAILABLE FOR DOUBLE BAY / MACHENICAL PARKING IN BASEMENT =(24.665X(20.93+10.0X21.50+9.0X57.50+ 10.0X25.52+10.0X21.50+10.0X26.55+10.0X34.67+ 21.90X38.00+24.36X32.11+54.265X110.27 + 10.00X47.52+10.00X38.33 +9.0 X57.50 + 10.0 X21.50 = = 616.24 + 218.0 + 521.10 + 255.20 + 216.0 + 265.50 + 546.70 + 788.40 + 1513.03 + 5869.23 + 475.20 + 393.00 + 521.10 + 219.00 = 12,411.67 SQMT.
NO. OF CAR PARKING PROVIDED = 12,411.67 / 30 = 413.73 SAY 414 CARS
TOTAL NO. OF CAR PARKING IN BASEMENT = 1780 + 414 = 2194 NOS.
NOS. OF CAR PARKING PROVIDED IN OPEN = 5101.02 / 20 = 255.05 = 256 cars
TOTAL NOS. OF CAR PARKING PROVIDED = 2194 + 256 = 2450 CARS

ARCHITECTS
SPACE COMBINE
ARCHITECTS, PLANNERS, ENGINEERS & PROJECT MANAGEMENT CONSULT.
A1/112, 2ND FLOOR,
SAFDARJUNG ENCLAVE, NEW DELHI-29.
PH:-46150000,

SHEET TITLE :

LAYOUT PLAN AND AREA DETAIL

SCALE :	1:100	DRG. NO.-	A-001
DEALT BY :		BISHT	

NORTH

OWNER :

GREAT VALUE PROJECTS INDIA LTD.

JYOTI SINGHAL ARCHITECT CA/93/16250

ARCHITECT'S SIGN

For Greatvalue Projects India Limited
Auth. Signatory / Director

OWNER'S SIGN