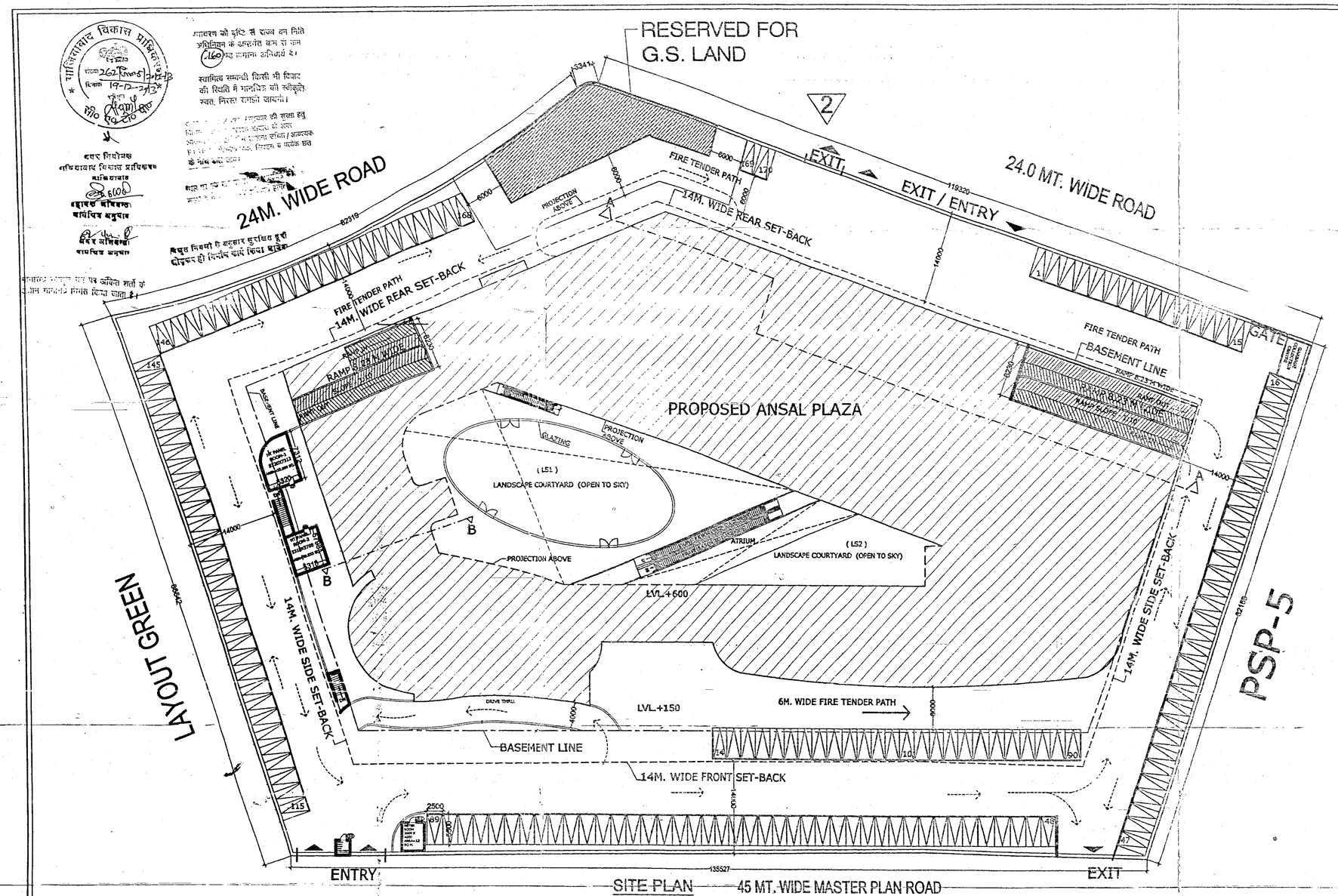
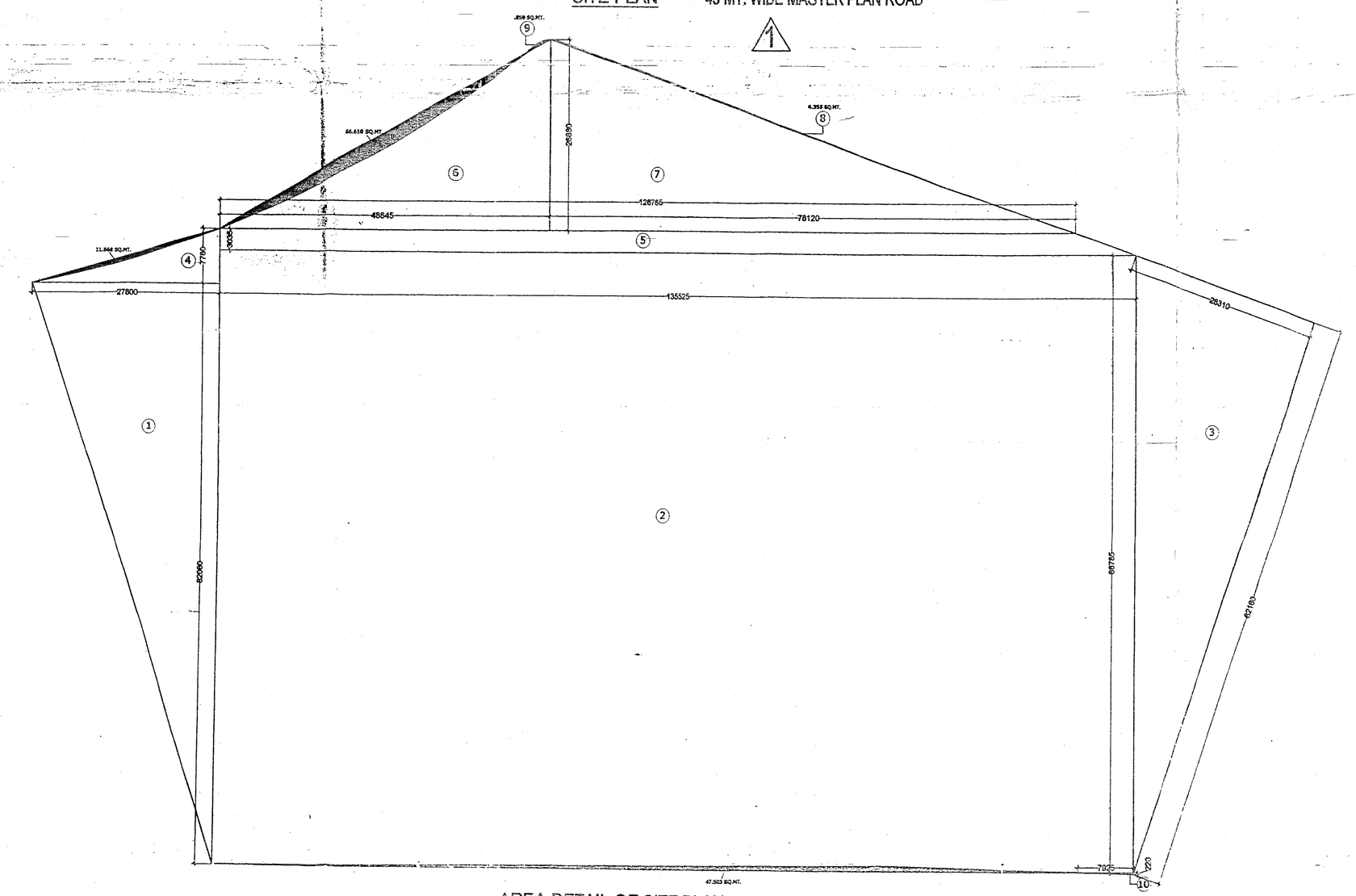




AREA DETAIL OF SITE PLAN

NON F.A.R. AREA DETAIL		
NON F.A.R. AREA OF LOWER GROUND FLOOR	=	1893.44 SQ.MT.
NON F.A.R. AREA BASEMENT LVL.-1	=	8713.817 SQ.MT.
NON F.A.R. AREA BASEMENT LVL.-2	=	8713.817 SQ.MT.
NON F.A.R. AREA OF GROUND FLOOR	=	470.935 SQ.MT.
NON F.A.R. AREA OF FIRST FLOOR	=	172.021 SQ.MT.
NON F.A.R. AREA OF SECOND FLOOR	=	129.478 SQ.MT.
NON F.A.R. AREA OF THIRD FLOOR	=	66.082 SQ.M.
NON F.A.R. AREA OF FOURTH FLOOR	=	62.077 SQ.M.
NON F.A.R. AREA OF 5TH & 6TH FLOOR (TYPICAL FLOOR PLAN) (54.477X2)	=	108.954 SQ.MT.
NON F.A.R. AREA OF TERRACE FLOOR (INCLUDING MUMTY & MACHINE ROOM AREA)	=	162.10 SQ.MT
TOTAL	=	20532.771 SQ.MT.

SITE AREA DETAIL			
1.	0.5 x 27.800 x 82.060	=	1140.634
2.	(135.525 x 86.765) - 47.503	=	11714.034
3.	0.5 x 28.310 x 82.160	=	1162.974
4.	(0.5 x 7.760 x 27.800) - 11.568	=	96.296
5.	135.525 x 3.035	=	398.025
6.	(0.5 x 26.880 x 48.645) - 66.610	=	587.178
7.	0.5 x 26.880 x 78.120	=	1049.532
8.		=	6.355
9.		=	0.859
10.	0.5 x .220 x 7.925	=	0.871
	TOTAL AREA		16157.160 SQ.MT.

AREA DETAIL		
TOTAL PLOT AREA	=	16157.160 SQ.MT.
LESS :-		
AREA OF L.M.C. LAND	=	278.00 SQ.MT.
ACTUAL PLOT AREA	=	15879.16 SQ.MT.
PERM. CO. COVERAGE (40%)	=	6351.664 SQ.MT.
PERM. F.A.R. (1.75)	=	27788.53 SQ.MT.
PROP. COVD. AREA OF LOWER GROUND FLOOR	=	5056.537 SQ.MT.
PROP. COVD. AREA OF GROUND FLOOR	=	5495.081 SQ.MT.
PROP. COVD. AREA OF FIRST FLOOR	=	5494.311 SQ.MT.
PROP. COVD. AREA OF SECOND FLOOR	=	5815.012 SQ.MT.
PROP. COVD. AREA OF THIRD FLOOR	=	2234.834 SQ.MT.
PROP. COVD. AREA OF FOURTH FLOOR	=	1066.670 SQ.MT.
PROP. COVD. AREA OF FIFTH & SIXTH FLOOR (TYPICAL FLOOR PLAN) (2 X 1041.606)	=	2083.212 SQ.MT.
TOTAL	=	27245.647 SQ.MT.
TOTAL AREA ON SERVICE FLOOR = 1094.661 SQ.MT. (FREE FROM F.A.R.)		

COVD. AREA DEATIL

PROP. GROUND COVERAGE (37.160 %) -------- = 5900.744 SQ.MT.
(2ND FL.+MT PANEL ROOM+1+MT PANEL ROOM+2+ GUARD ROOM+METER ROOM)
(5815.012+38.899+30.833+4.00+12.00)

PROPOSED F.A.R. (1.715) ---------- = 27245.647 SQ.MT.

TOTAL AREA ON SERVICE FLOOR = 1094.661 SQ.MT.
(FREE FROM F.A.R.)

PARKING REQUIRED ---------- = 758 ECS

PROVIDED PARKING ---------- = 999 ECS

REQUIRED PARKING DETAILS					
FLOOR	PARKING NO. ACCORDING BUILDING USE	AREA (SQ.MT.)	NO. OF GUEST ROOM	NO. OF SEATS	REQ. PARKING NOS.
LOWER GR. TO 1ST FLOOR	SHOPPING MALL 3 / 100 SQ.MT. FL. AR.	16045.919			481
2ND. FLOOR	MULTIPLEX (1 FOR 10 SEATS)			1042	104
2ND. FLOOR	HOTEL 2 / 100 SQ.MT. FL. AR.	4295.882			86
3RD. FLOOR	HOTEL 2 / 100 SQ.MT. FL. AR.	2234.834			45
4TH. FLOOR	HOTEL 2 / 100 SQ.MT. FL. AR.	606.921			12
4TH. FLOOR	BANQUET HALL & GAMING 2 / 100 SQ.MT. FL. AR.	459.749			9
5TH. & 6TH., FLOOR	GUEST ROOM 1 / TWO GUEST ROOM		(21 X 2) = 42		21
				TOTAL NO. OF PARKING	= 758

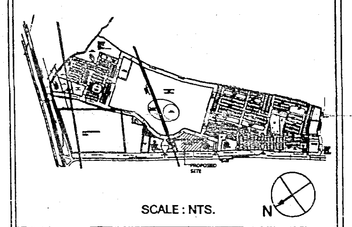
REQUIRED PARKING = 758 CAR

PROPOSED PARKING DETAIL

SURFACE PARKING	=	170 NOS.
BASEMENT - 1 (DOUBLE STACK) (183x2)	=	366 NOS.
BASEMENT - 2 (DOUBLE STACK) (228x2) NOS.	=	456 NOS.
BASEMENT - 2 (SINGLE STACK) (15) NOS.	=	7 NOS.
TOTAL PROPOSED PARKING	=	999 NOS.

COMMERCIAL
FOR
INTEGRATED CITY
AT
DOONDAHERRA, GHAZIABAD.

KEY PLAN



SCALE : NTS.

OPENING SCHEDULE				
S.NO.	TYPE	OPENING SIZE	SILL	LINTEL
1.	RS1	3000X3000	00	3000
2.	RS2	2500X3000	00	3000
3.	RS3	2000X3000	00	3000
4.	RS4	4200X3000	00	3000
5.	RS5	1200X3000	00	3000
6.	GD1	4000X3000	00	3000
7.	GD2	3000 X 3000	00	3000
8.	GL	5000 X 2250	750	3000
9.	GL1	4000 X 2250	750	3000
10.	GL2	3000 X 2250	750	3000
11.	GL3	5000 X 2250	750	3000
12.	GL4	3000 X 2250	750	3000
13.	GL5	6000 X 2250	750	3000
14.	GL6	1500 X 2250	750	3000
15.	D	2000 X 2100	00	3000
16.	D1	1200 X 2100	00	3000
17.	D2	900 X 2100	00	3000
18.	D3	1000 X 2100	00	3000
19.	D4	750 X 2100	00	3000
20.	SD	750 X 2100	00	3000
21.	V	3000 X 900	2100	3000
22.	V1	1500 X 900	2100	3000
23.	V2	600 X 900	2100	3000

SUBMISSION DRAWING

DRAWING TITLE :-
SITE PLAN

DRG. NO:- COMM. AQU./SUB. DWG./00

DEALT BY :- NIVEDITA

CHECKED BY:- VANDANA GARG

SCALE	REVISION	DATE	NORTH:-
1:500		NOV.2013	N

NOTE:- ALL DIM. ARE IN MILIMETER.

OWNER :-
ANSAL PROPERTIES & INFRASTRUCTURE LTD.

CONSULTANTS-
RUDRABHISHEK ENTERPRISES PVT. LTD.
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TOWN PLANNER/ARCHITECT

RUCHI BASHRA
Reg. No. CA/92/20081/43324

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