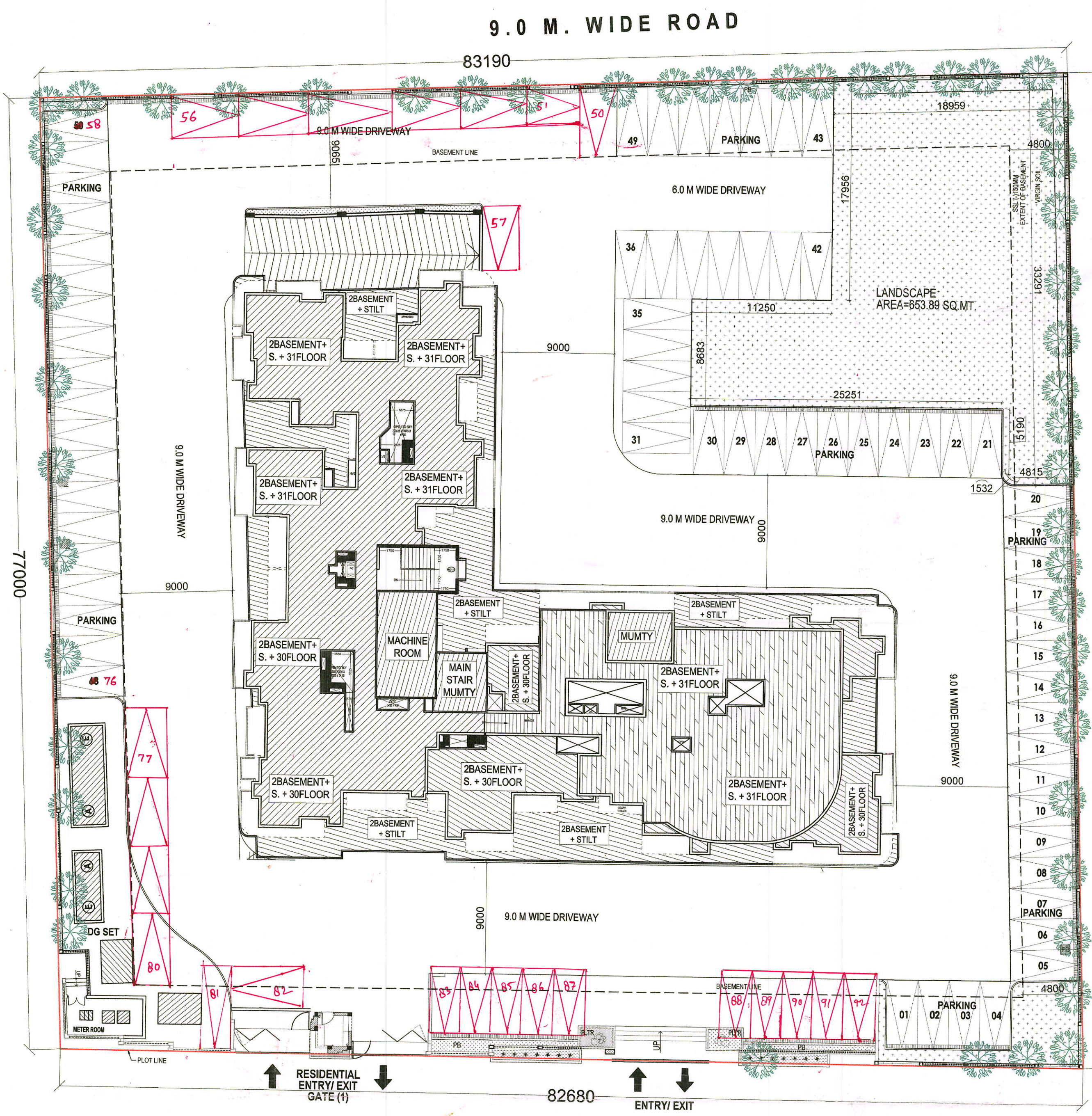


LEGEND		Nos
	OPEN PARKING	68 92



45.0M. WIDE ROAD



Checked & Submitted For Approval  
20/10/2010

उच्च स्तरीय समिति द्वारा शमनोपरांत अनुमोदित।

कृपया ध्यान रखें कि नक्का का अंतिम रूप है।  
कृपया नोट करें।

S.NO	PARTICULARS	F.A.R.%	SQ.MTR.
1	TOTAL PLOT AREA		6,527.20
2	TOTAL PERMISSIBLE AREA FOR HOUSING		31,683.68
A	PERMISSIBLE F.A.R. FOR HOUSING AS PER 2.75 F.A.R. = 6,527.20 X 2.75 = 17,949.80 SQ.MT.		
B	PURCHASABLE F.A.R. FOR HOUSING AS PER 1.25 F.A.R. = 6,527.20 X 1.25 = 8,159.00 SQ.MT.		
C	PERMISSIBLE 5% FOR GREEN BUILDING OF TOTAL F.A.R. AREA (PERMISSIBLE F.A.R. + PURCHASABLE F.A.R.) = A + B = 17,949.80 + 8,159.00 = 26,108.80 = 5% OF 26,108.80 SQ.MT. = 1,305.44 SQ.MT.		
D	PERMISSIBLE 5% FOR FACILITY OF TOTAL F.A.R. AREA (PERMISSIBLE F.A.R. + PURCHASABLE F.A.R.) = A + B = 17,949.80 + 8,159.00 = 26,108.80 = 5% OF 26,108.80 SQ.MT. = 1,305.44 SQ.MT.		
E	REQUIRED INCENTIVE FAR AREA FOR EWS AND LIG		
I	AREA OF E.W.S. UNITS @ 35.00 SQ.MT. OF EACH UNITS = 39 X 35.00 = 1,365.00 SQ.MT.		
II	AREA OF LIG UNITS @ 41.00 SQ.MT. OF EACH UNITS = 39 X 41.00 = 1,599.00 SQ.MT.		
	AS INCENTIVE F.A.R. FOR E.W.S. AND L.I.G. = I + II = 1,365.00 + 1,599.00 = 2,964.00 SQ.MT.		
	TOTAL PERMISSIBLE AREA FOR HOUSING = (A+B+C+D+E) = 31,683.68 SQ.MT.		
3	PERMISSIBLE GROUND COVERAGE	35%	2,284.52
4	EXISTING GROUND COVERAGE	25.12%	1,639.91
5	PERMISSIBLE F.A.R. AREA OF CONVENIENT SHOP = 1.00% OF PERMISSIBLE F.A.R. = 17,949.80 OF 1% = 179.49		179.49
6	PERMISSIBLE CONVENIENT SHOP CARPET AREA 1500' @ 40 UNITS, 1500' @ 15 sq.mt. = PROPOSED UNIT = 375 Nos. CONVENIENT SHOP = 375/40 = 9.375 sq.mt CONVENIENT SHOPS CARPET AREA = 9.375 X 15 = 140.625 sq.mt.		140.625
7	EXISTING CONVENIENT SHOP F.A.R. AREA		138.10
8	TOTAL F.A.R. ACHIEVED		30,336.37
A	RESIDENTIAL F.A.R. AREA	29,880.63	
B	COMMERCIAL F.A.R. AREA	138.10	
C	FACILITY AREA IN MAIN F.A.R. AREA	317.64	
	TOTAL F.A.R. AREA (A+B+C) = 30,336.37 SQ.MT.		
9	TOTAL FACILITY ACHIEVED		1,623.08
10	EXTRA 5% FACILITY AREA IN F.A.R. = ACHIEVED FOR FACILITY - PERMISSIBLE FOR FACILITY (1,623.08 - 1,305.44) = 317.64 SQ. MT.		317.64
11	TOTAL EXISTING AREA = 30,336.37 + 1,305.44 = 31,641.81		31,641.81
12	PERMISSIBLE UNITS		345 UNITS
A	PERMISSIBLE UNITS (@ 330 UNIT PER HECT.) WITH 2.75 F.A.R. FOR PLOT AREA = 6527.319 SQ.MT. I.E. PERMISSIBLE UNITS = 6527.319 X 330 X 2.75 / 25,000 I.E. PERMISSIBLE UNITS = 236.84 UNITS		
B	PERMISSIBLE UNITS FOR PURCHASABLE F.A.R. = 8159.00 X 330 / 25,000 = 107.70 UNITS SAY = 107.7 UNITS		
	TOTAL PERMISSIBLE UNITS = A+B = 236.84 + 107.7 = 344.54 UNITS SAY = 345 UNITS		
13	INCENTIVE No. OF UNITS FOR FAR FOR E.W.S. AND L.I.G.		39 UNITS
	PERMISSIBLE F.A.R. AREA @ 2.75 F.A.R. = 17,949.80 SQ.MT. PERMISSIBLE UNITS @ 2.75 F.A.R. = 237 UNITS I.E. AVERAGE UNIT AREA = 17,949.80 / 237 = 75.73 SQ.MT. AS INCENTIVE FAR AREA = 2,506.00 SQ.MT. I.E. INCENTIVE UNIT No.S = 2964.00 / 75.73 = 39.13 No.S SAY AS = 39 No.S		
14	TOTAL PERMISSIBLE UNITS WITH INCENTIVE UNITS = PERMISSIBLE UNITS + INCENTIVE UNITS = 344 + 39 = 383 UNITS		384 UNITS
15	TOTAL EXISTING UNITS		364 UNITS
16	TOTAL REQUIRED EWS UNITS = 10% OF PERMISSIBLE UNITS = 10% OF 383 UNITS = 38.30 UNITS SAY 39 E.W.S.		39 E.W.S.
17	TOTAL REQUIRED LIG UNITS = 10% OF PERMISSIBLE UNITS = 10% OF 383 UNITS = 38.30 UNITS SAY 39 L.I.G.		39 L.I.G.

18	TOTAL EXISTING STILT AREA (NON F.A.R.)	1548.02
A	STILT PARKING AREA = 1179.99	
B	DEDUCTION AREA = 368.03	
	TOTAL = (A + B) = 1548.02 SQ.MT.	
19	TOTAL UPPER BASEMENT AREA (NON F.A.R.)	4959.69
A	UPPER BASEMENT PARKING AREA = 4448.72	
B	UPPER BASEMENT DEDUCTION AREA = 510.97	
	TOTAL = A+B = 4959.69 SQ.MT.	
20	TOTAL LOWER BASEMENT AREA (NON F.A.R.)	4959.69
A	LOWER BASEMENT PARKING AREA = 4233.47	
B	LOWER BASEMENT DEDUCTION AREA = 726.22	
	TOTAL = A+B = 4959.69 SQ.MT.	
21	TOTAL REQUIRED PARKING	385 E.C.S
A	RESIDENTIAL PARKING = 341 E.C.S	
B	REQUIRED 10% VISITOR PARKING OF RESIDENTIAL = 341 E.C.S. 10% = 34.1 E.C.S., SAY = 35 E.C.S.	
C	REQUIRED PARKING FOR COMMERCIAL COMMERCIAL F.A.R./100 X 1.25 = 138.10/100 X 1.25 = 1.73 E.C.S. SAY = 2 E.C.S.	
D	REQUIRED PARKING FOR COMMUNITY COMMUNITY AREA/100 X 2 = 327.88/100 X 2 = 6.55 E.C.S. SAY = 7 E.C.S.	
	TOTAL REQUIRED PARKING = A+B+C+D = 385	
22	PROPOSED PARKING	395 E.C.S.
A	OPEN PARKING @ 23 ECS = (OPEN AREA/2)23 OPEN AREA = TOTAL PLOT AREA - GROUND COVERAGE - LAYOUT GREEN-CUT-OUT - RAMP - GUARD HUT & E.S.S. OPEN AREA = 6527.20 - 1639.91 - 922.69 - 13.75 - 124.09 - 50 = 6,527.20 - 2,750.44 = 3,776.76 OPEN PARKING @ 23 ECS = (3,776.76/2)23 = 82.10 (SAY 82 ECS)	
B	STILT PARKING AREA = 1179.99/28 = 42.14 E.C.S. say 42 E.C.S. @ 28 SQ.MT. PER E.C.S.	
C	UPPER BASEMENT PARKING AREA = UPPER BASEMENT PARKING AREA = 4448.72/32 = 139.02 E.C.S. say 139 E.C.S. @ 32 SQ.MT. PER E.C.S.	
D	LOWER BASEMENT PARKING AREA = LOWER BASEMENT PARKING AREA = 4233.47/32 = 132.29 E.C.S. say 132 E.C.S. @ 32 SQ.MT. PER E.C.S.	
	TOTAL = (A+B+C+D) = 395 E.C.S.	
23	REQUIRED TWO WHEELER PARKING	35 Two Wheeler
A	RESIDENTIAL TWO WHEELER PARKING = 31	
C	REQUIRED 10% VISITOR TWO WHEELER PARKING OF RESIDENTIAL = 31 Two Wheeler 10% = 3.1 Two Wheeler, SAY = 4 Two Wheeler	
	TOTAL TWO WHEELER PARKING = A+B = 35 Two Wheeler	
24	PROPOSED TWO WHEELER PARKING	78 NO.S.
A	PROPOSED 2 WHEELER IN STILT = 37 TWO WHEELER	
B	PROPOSED 2 WHEELER IN UP. BASEMENT = 41 Two Wheeler	
	TOTAL TWO WHEELER = A+B = 37+41 = 78 Two Wheeler	
25	TOTAL BUILT-UP AREA	49,718.13
A	TOTAL LOWER BASEMENT AREA = 4959.69 SQ.MT.	
B	TOTAL UPPER BASEMENT AREA = 4959.69 SQ.MT.	
C	TOTAL RESIDENTIAL AREA (WITH FACILITY, STILT & BALCONY) = 39,537.47 SQ.MT.	
D	CONVENIENT SHOP AREA = 138.10 SQ.MT.	
E	COMMUNITY AREA = 327.88 SQ.MT.	
F	GUARD HUT = 3.20 SQ.MT.	
G	ESS AREA = 46.80 SQ.MT.	
	TOTAL BUILT-UP AREA = (A+B+C+D+E+F+G) = 49,718.13 SQ.MT.	
26	REQUIRED TREES	33 TREES
	AS PER 50 No. OF TREE PER HECTARE OF PLOT AREA = (50 X 6527.319 / 10,000 = 32.63 = 33 Nos. TREES	
27	PROPOSED NO. OF TREE	52 TREES

PROJECT :-  
RESIDENTIAL COMPLEX  
PLOT NO.1 SECTOR-14 AT  
VASUNDHARA GHAZIABAD U.P.

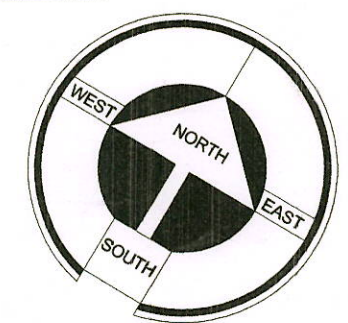
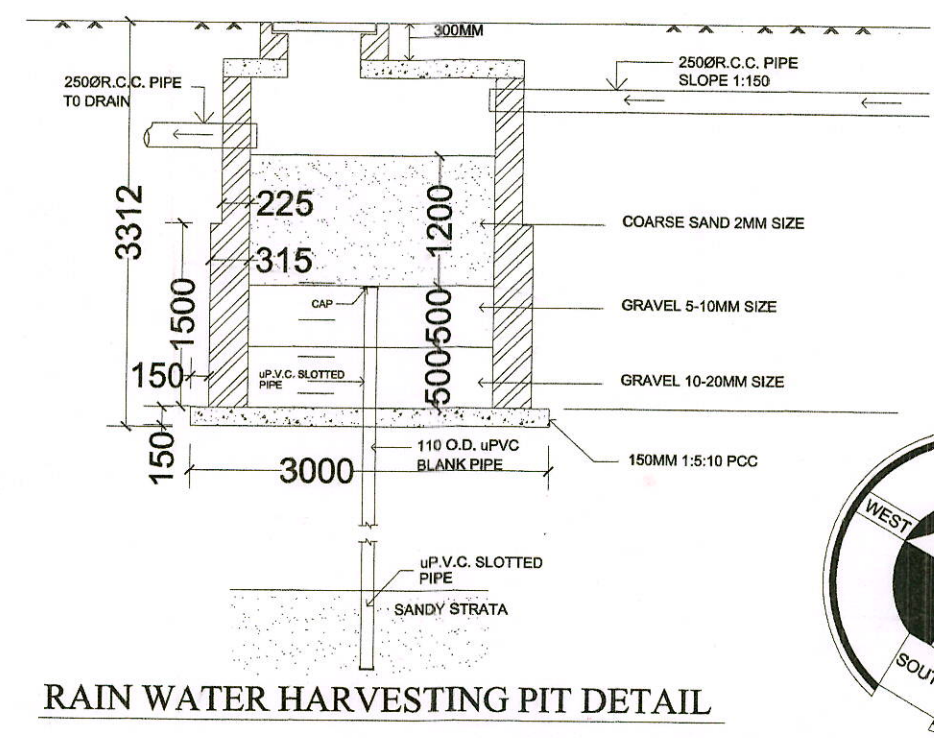
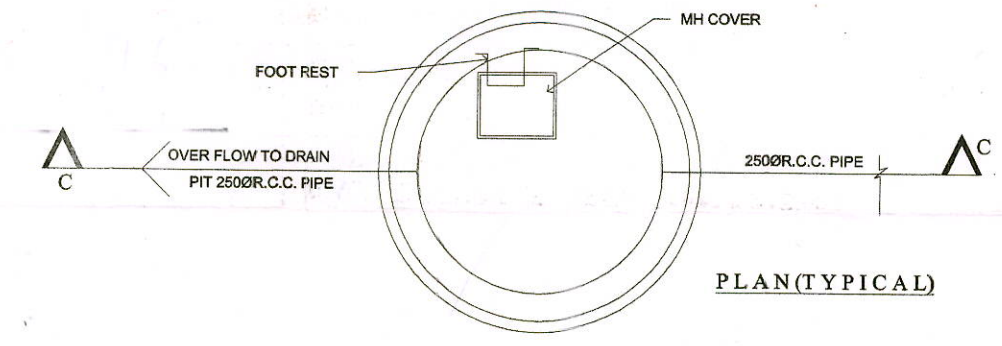
BUILDERS & PROMOTER :-  
MAHALUXMI BUILTECH  
CONSORTIUM PVT.LTD.  
ADD :- C-1,C2, MAHALUXMI METRO  
TOWER, SECTOR - 4, VAISHALI GZB.

DRAWING TITLE :-  
SITE PLAN

ARCHITECTS :-  
Space Designers International  
B - 34, SECTOR-67, NOIDA  
PH : +91 9711633717, 18, 19 & 20  
Mob: 9811070399, 9811336231  
e-mail : spacesdi@gmail.com, www.spacedi.com

DRAWN BY :- SONU  
CHECKED BY :- VISHAL  
SCALE :- 1:250  
DATED :-

OWNER'S SIGN  
ARCHITECT'S SIGN  
DRG.NO. 01



ATAL CHOWK

स्थल संल्यापन किया गया है।  
20/10/2010