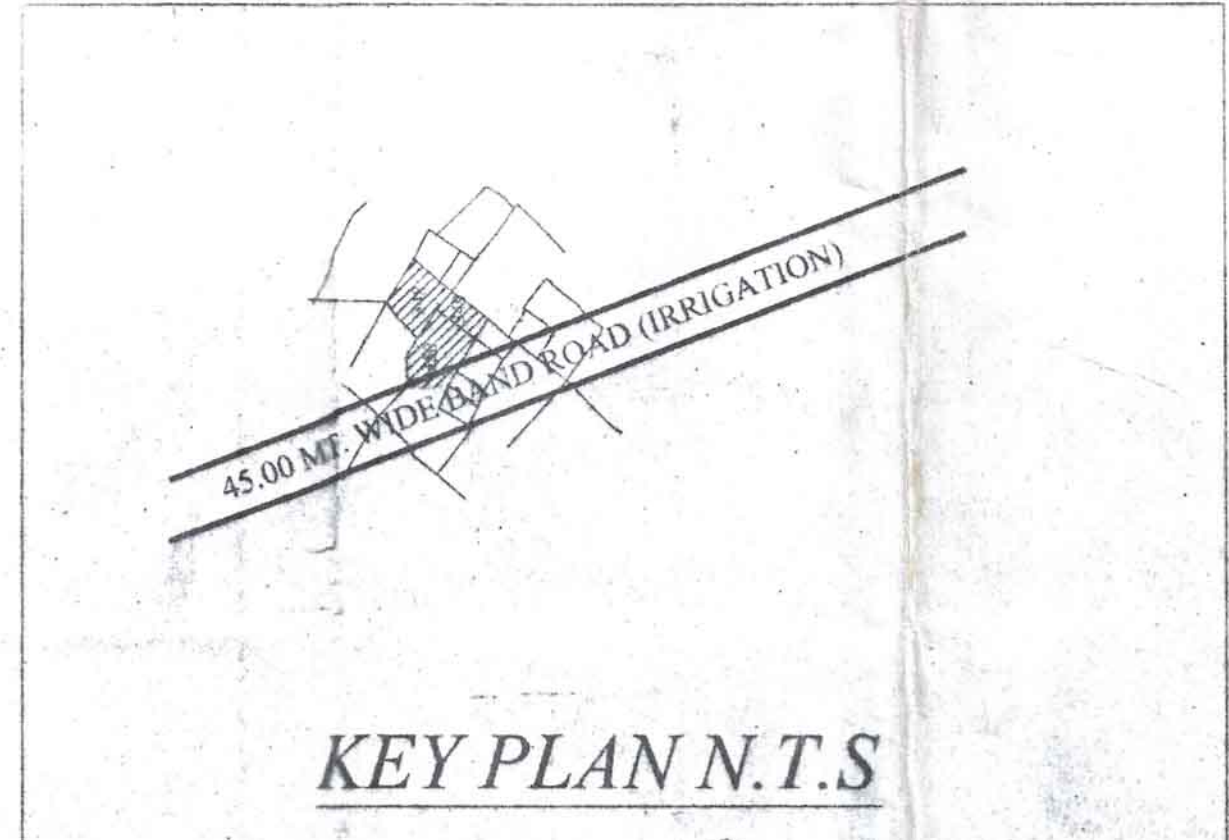
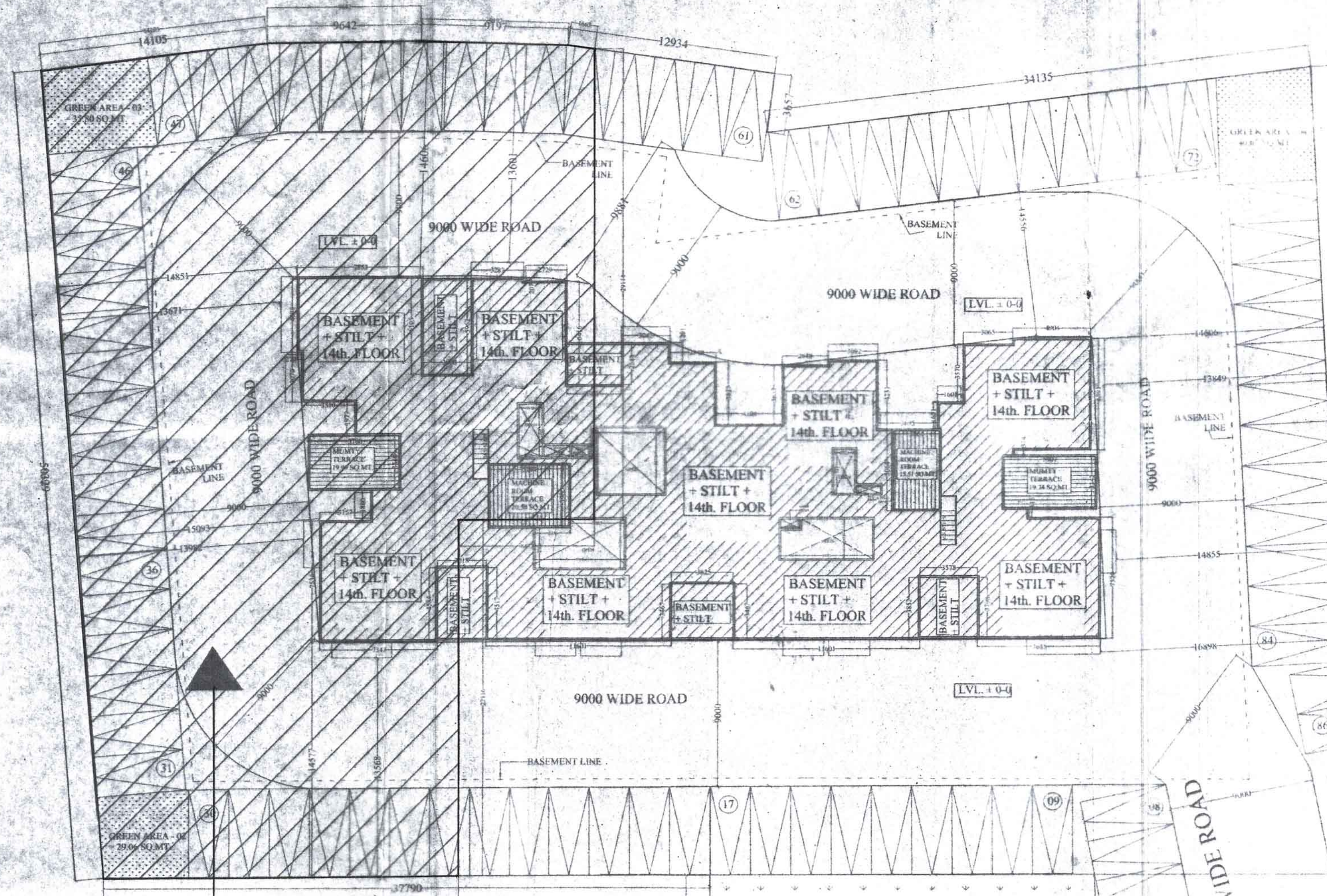




NOTE:-
 1. LAND AREA 1440 SQ.MT. LIEN IN FAVOR OF G.D.A. AGAINST E.D.C., C.D.C. & L.D.C. AMOUNTING Rs. 1,30,91,172/- AS PER DEVELOPER AGREEMENT & SECURITY BOND DATED FOR THIS LAND FIRST RIGHT WILL BE OF G.D.A.

2. चरमार्थ, गाली, नगर मार्ग, शाह सभाज/समर्पणी शुल्क पर कार्य निर्माण/विस्थापन कार्य तब ही होगा।
 3. आवासीय शर्त पूरा न होने पर चरमार्थ में ही शमी है। निर्माण अनुपालन आवासीय रूप से समीक्षा करा जाएगा।

SITE PLAN

45 mt. wide ROAD
 EXISTING ROAD CENTER LINE



बन विभाग
 गांधीवाड विकास प्राधिकरण
 गांधीवाड

प्रस्तावित भूखण्ड
 आवासीय भूखण्ड

आवासीय भूखण्ड

AREA STATEMENT

S.NO.	PARTICULARS	AMOUNT
1	TOTAL PLOT AREA	13,180.00
2	ROAD AREA IN PLOT	1,318.00
3	EXTRA ROAD AREA IN PLOT	1,318.00
4	NET PLOT AREA	10,544.00
5	REQUIRED 15% OF F.A.R. FOR GREEN	1,581.60
6	PROPOSED GREEN AREA	1,581.60
7	NET BALANCE PLOT AREA	8,962.40
8	PERMISSIBLE GROUND COVER	21.29%
9	PROPOSED GROUND COVER	21.29%
10	PERMISSIBLE F.A.R.	2.50
11	PERMISSIBLE F.A.R. AREA	22,406.00
12	PROPOSED F.A.R.	2,407%
13	F.A.R. AREA DETAIL OF COMMERCIAL	57.60
14	F.A.R. AREA DETAIL OF STILT FLOOR	38.50
15	DETAIL OF F.A.R. (RESIDENTIAL)	10,365.88
16	F.A.R. AREA DETAIL OF UPPER GROUND FLOOR TO 13th FLOOR	10,365.88
17	TOTAL PROPOSED F.A.R. AREA	10,461.88
18	TOTAL PERMISSIBLE RESIDENTIAL UNITS	144 UNITS
19	TOTAL PROPOSED RESIDENTIAL UNITS	144 UNITS
20	PERMISSIBLE F.A.R. AREA OF COMMERCIAL	57.60
21	PROPOSED COMMERCIAL	57.60
22	TOTAL MUMTY AREA (NON F.A.R.)	38.73
23	TOTAL MACHINE ROOM AREA (NON F.A.R.)	38.09
24	REQUIRED PARKING	155 E.O.S.
25	REQUIRED RESIDENTIAL PARKING	154 E.O.S.
26	NO. OF E.O.S. FOR COMMERCIAL	2
27	TOTAL REQUIRED PARKING	156 E.O.S.
28	PROPOSED PARKING	156 E.O.S.
29	PROPOSED BASEMENT AREA	2476.40
30	BASEMENT PARKING AREA	2260.00
31	BASEMENT DECK AREA	183.83
32	BASEMENT WALL AREA	32.20
33	TOTAL BASEMENT AREA	2752.43

PROJECT :
 RESIDENTIAL COMPLEX AT KHASRA NO.-348,349,350 VILLAGE :- NOORNAGAR GHAZIABAD

BUILDER & PROMOTER :-
 M/s. A.R. Buildtech Pvt. Ltd.
 THROUGH:- Mr. R.A. SHARMA
 PH. - 9810070991

DRAWING TITLE :-
 SITE PLAN & KEY PLAN

ARCHITECTS :-
SPACE DESIGNERS
 ARCHITECTS AND INTERIOR DESIGNERS, LANDSCAPE
 1306, SECTOR-3, VASUNDHARA, GHAZIABAD.
 PH: 425211, 425232 Mobile: 9810070991

DRAWN BY :- CHECKED BY :- **DATE :-**

For A.R. Buildtech Pvt. Ltd.

OWNER'S SIGN
 Director

Er. VIKAS K. GARG
 M.E. (Structure) IIT, Roorkee
 Structure Consultant
 82, Sector-3, Vasundhara
 Ghaziabad, Pin-201010
 Ph: 0120-2778171, 2778888
 Mobile: 9811232135

DRG.NO. 01