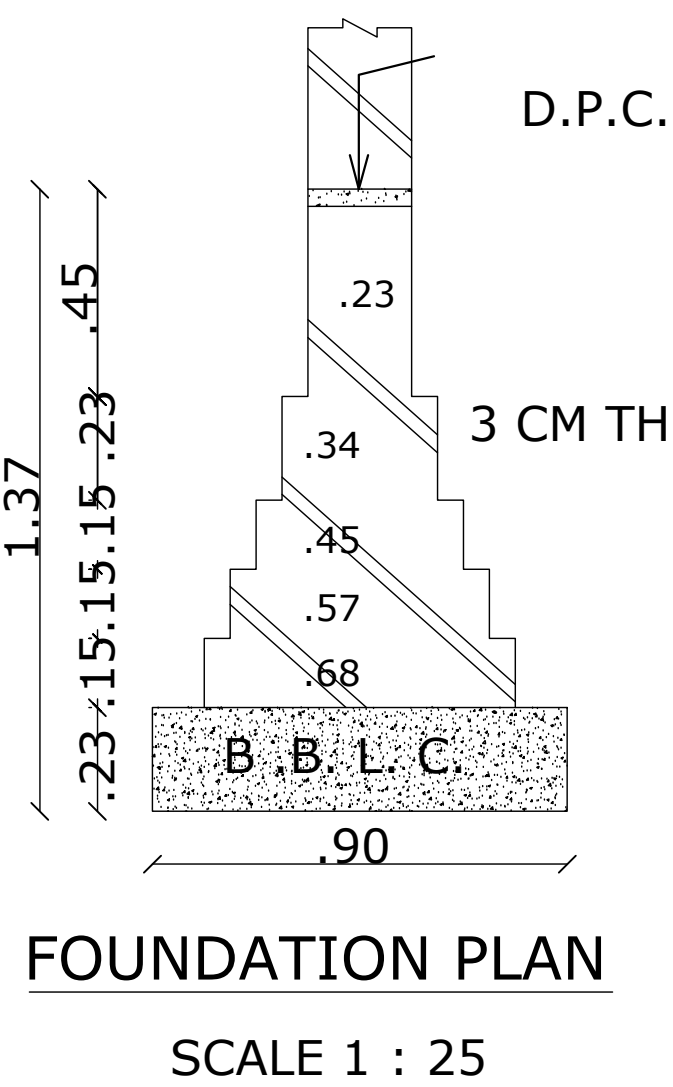
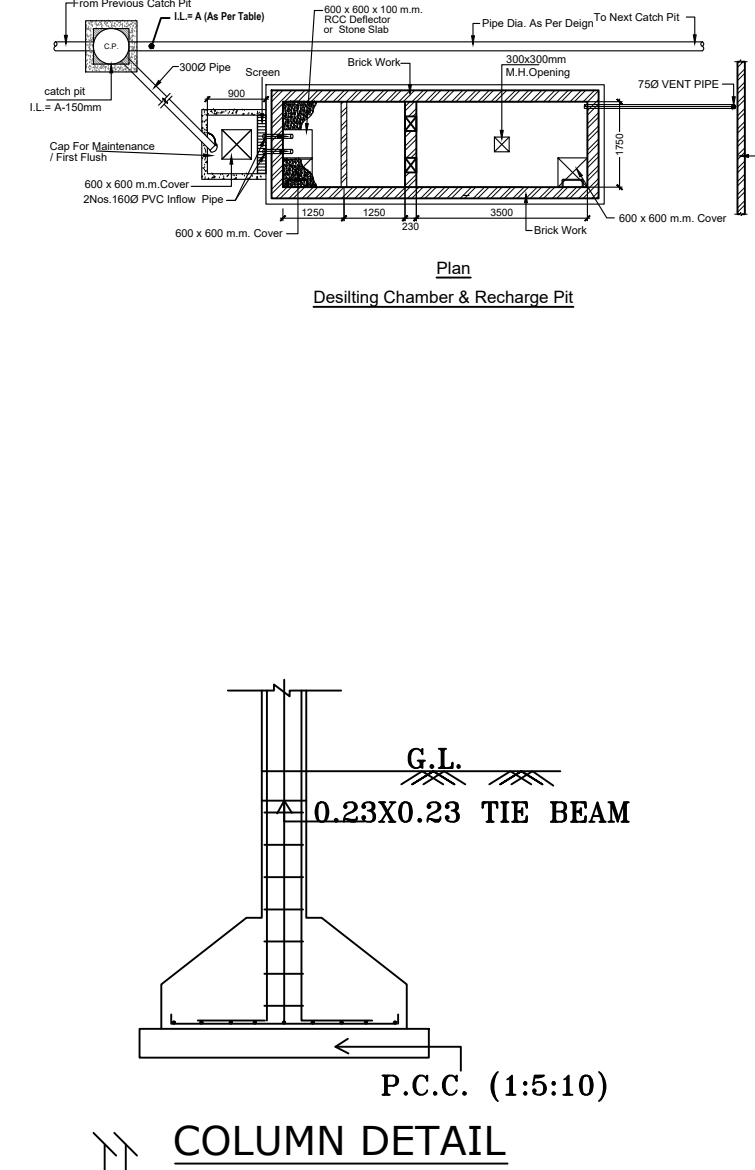
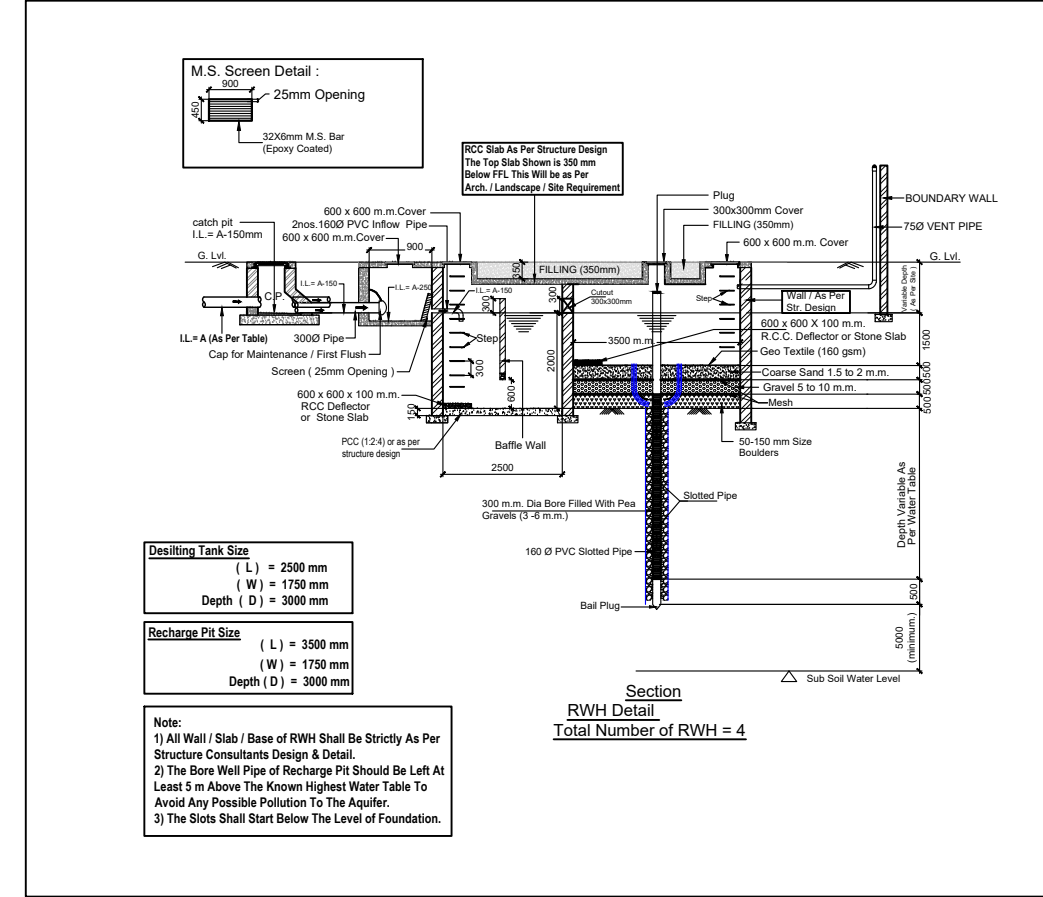
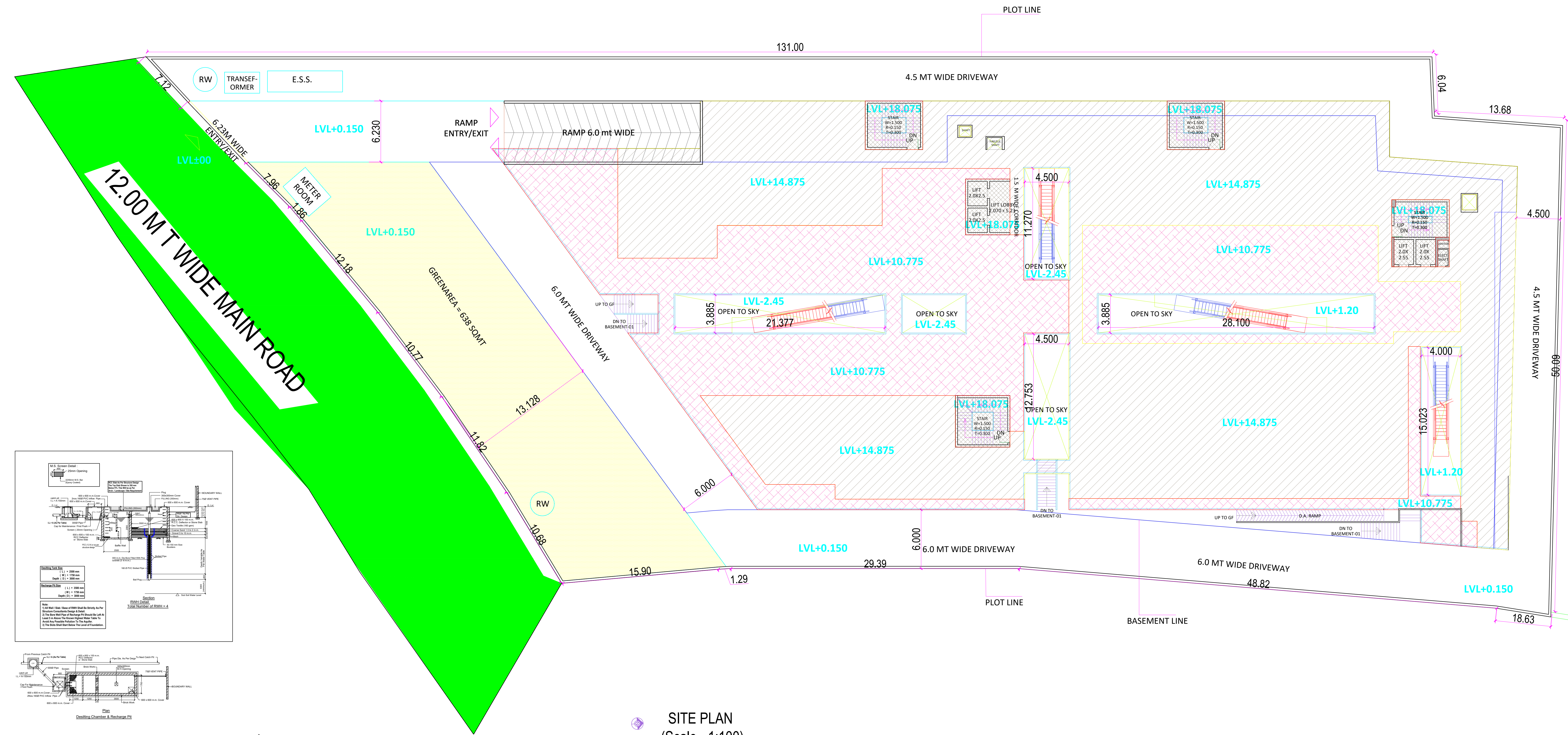




Foundation Details

Buildingwise Floor FSI Details													
Floor Name	Building Name										Total		
	C (COMMERCIAL)										Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement First Floor	3483.00	3439.08	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3483.00	3439.08	3483.00
Basement Second Floor	3737.07	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3737.07	0.00	3737.07
Ground Floor	3188.00	3119.60	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3188.00	3119.60	3188.00
First Floor	3188.00	3099.38	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3188.00	3099.38	3188.00
Second Floor	2084.44	1995.83	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2084.44	1995.83	2084.44
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total	15680.51	11653.89	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15680.51	11653.89	15680.51

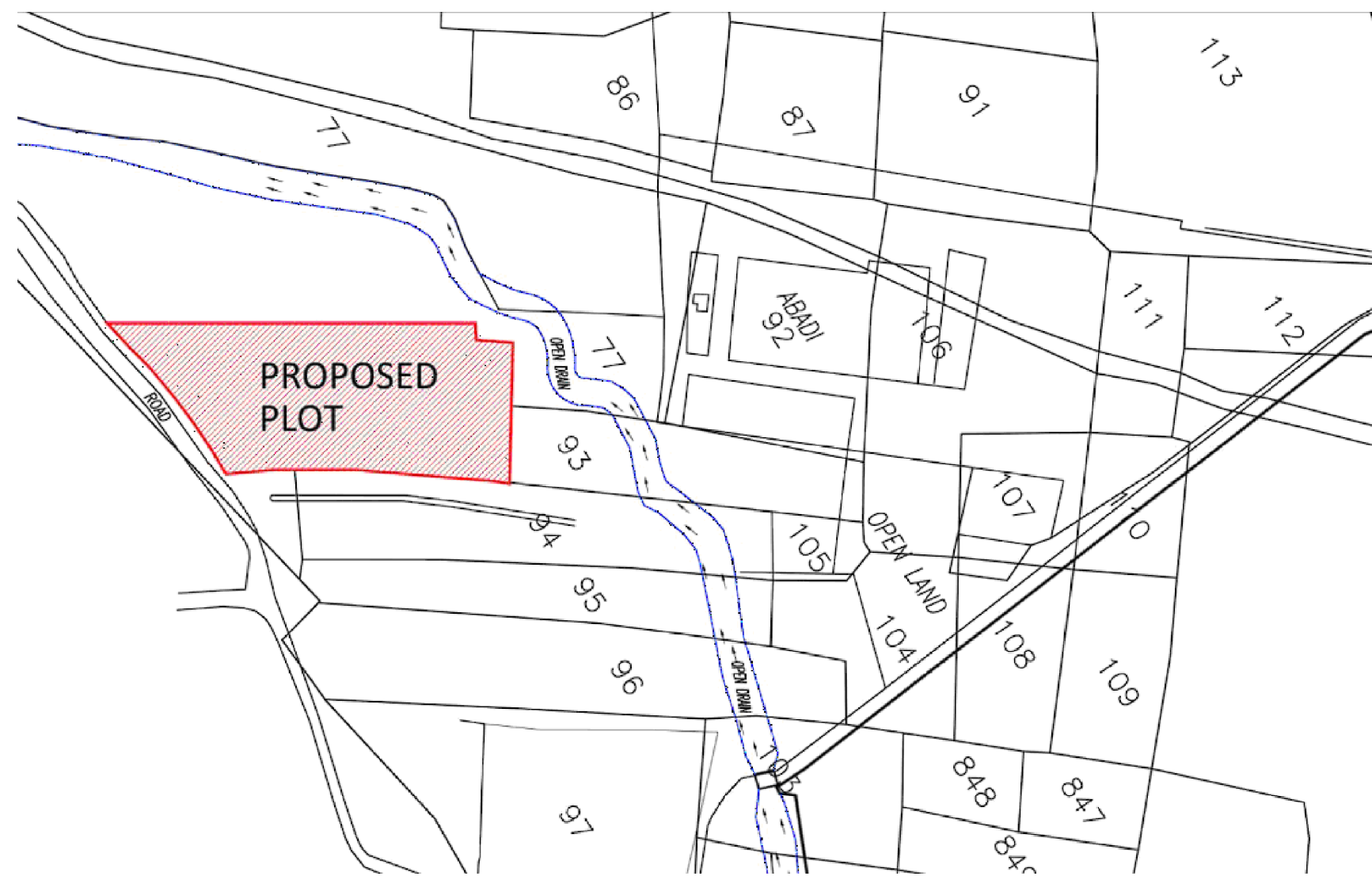
Note: - 1) This drawing is prepared as per the current prevailing Building Bye Laws.
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ISO_A0(841.00_x_1189.00_MM)

SCHEDULE OF WINDOW/VENTILATION:													
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS									
C (COMMERCIAL)	W	1.20	1.00	14									
C (COMMERCIAL)	W	1.80	1.00	01									
C (COMMERCIAL)	W	1.80	1.20	02									
C (COMMERCIAL)	W	1.80	1.20	02									
C (COMMERCIAL)	W	1.80	1.20	01									
C (COMMERCIAL)	W	10.12	1.00	01									
C (COMMERCIAL)	W	10.54	1.00	01									
C (COMMERCIAL)	W	2.00	1.20	01									
C (COMMERCIAL)	W	3.00	1.20	02									
C (COMMERCIAL)	W	5.00	1.20	02									
C (COMMERCIAL)	W	5.82	1.20	01									
C (COMMERCIAL)	W	6.78	1.20	01									
C (COMMERCIAL)	W	7.68	1.20	01									
C (COMMERCIAL)	W	7.33	1.20	01									
C (COMMERCIAL)	W	7.45	1.20	01									
C (COMMERCIAL)	W	8.48	1.00	01									
C (COMMERCIAL)	W	8.84	1.20	01									

Building USE/SUBUSE Details													
Building Name	Building Use	Building SubUse	Building Use Group	Building Type	Building Structure	No Of Non-Residential Units	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse	FAR
C (COMMERCIAL)	Commercial	Commercial Building		Lowrise Building	1		BASEMENT SECOND FLOOR PLAN	Commercial - Parking	Commercial Building	Commercial	Commercial	Commercial Building	3483.00
							BASEMENT FIRST FLOOR PLAN	Commercial	Commercial Building	Commercial	Commercial	Commercial Building	3737.07
							GROUND FLOOR PLAN	Commercial	Commercial Building	Commercial	Commercial	Commercial Building	3188.00
							FIRST FLOOR PLAN	Commercial	Commercial Building	Commercial	Commercial	Commercial Building	3188.00
							SECOND FLOOR PLAN	Commercial	Commercial Building	Commercial	Commercial	Commercial Building	2084.44
C (COMMERCIAL)	Commercial	Commercial Building		Lowrise Building	1		TERRACE FLOOR PLAN	Commercial	Commercial Building	Commercial	Commercial	Commercial Building	0.00
													0.00

KEY PLAN



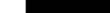
SITE PLAN
(Scale - 1:100)

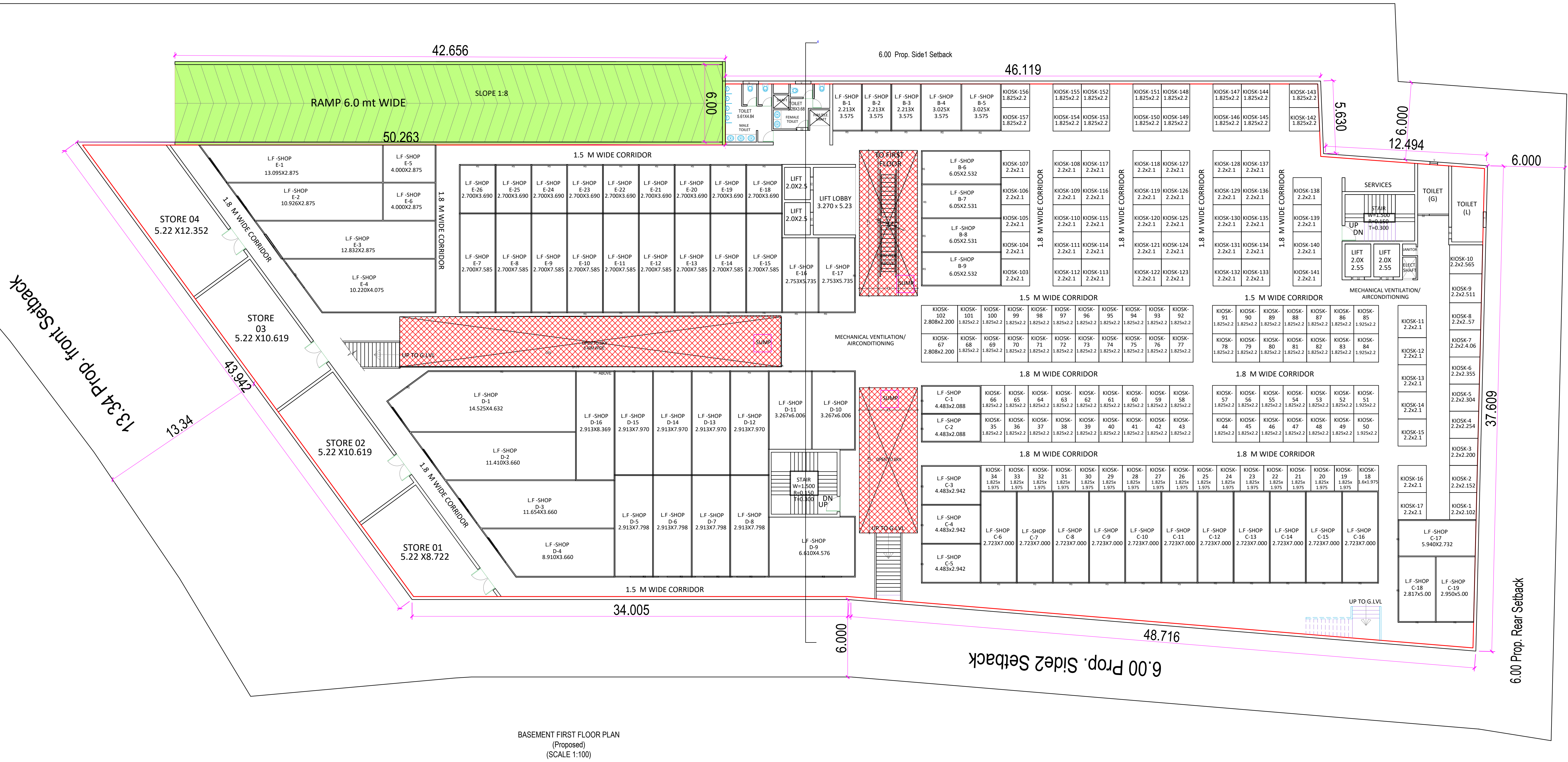
File No		GDA/BP/24-25/0100		Sheet		1/8	
Submission Date		2025-01-28		Scale		1:100	
A	AREA STATEMENT		VERSION NO: 1.0.96		VERSION DATE: 28/10/2024		
	PROJECT DETAIL:						
	Authority: Ghazabad Development Authority		Plot Use: Commercial				
	Authority/Class: Category A		Plot SubUse: Commercial Building				
	Authority/Grade: Development Authority (DA)		Development Plan: Master Plan				
	Consent: Regular		Land Use Zone: Commercial use zone				
	Project Type: Building Permission		Land SubUse Zone: NA				
	Nature of Development: NEW		Layout Type: NA				
	Development Area: New Area						
	SubDevelopment Area: Other Town Area						
	Special Project: NA						
	Site Address: District Ghazabad, Tehsil Ghazabad, Village NA						
	AREA DETAILS:		Sq. Mts.				
1	Area of Plot As per record						
	Document Area				7990.00		
	As per site condition				6378.00		
	Area of Plot Considered				6378.00		
	Deduction for						
	Up/Proposed roads				0.00		
	Any reservations				0.00		
	Totals (+/-)				6378.00		
	Net Area of plot (1 - 2) AREA OF PLOT				6378.00		
	Green and open space				638.80		
	Plot Area For Coverage				6378.00		
	Green and open space				638.80		
	Plot Area For FAR				6378.00		
	Perm. FAR Area (1.75)				11161.50		
	Basic Green Building FAR				558.07		
	Total Perm. FAR area (1.56)				11719.57		
5	Total Built up area permissible at:				3189.00		
	Permissible Coverage area (50.00 %)				3189.00		
	Proposed Coverage Area (49.98%)				3188.00		
	Total Prop. Coverage Area (49.98%)				3188.00		
	Balance coverage area (0.01 %)				1.00		
	Proposed Area at:						
	Proposed Built up		Existing Built-up		Proposed FAR		Existing FAR
	Basement First Floor		3483.00		0.00		3439.08
	Basement Second Floor		3737.07		0.00		0.00
	Ground Floor		3188.00		0.00		3119.60
	First Floor		3188.00		0.00		3099.38
	Second Floor		2084.44		0.00		1995.83
	Terrace Floor		0.00		0.00		0.00
	Total Area		15680.51		0.00		11653.89
	Total FAR Area						11653.89
	Total Building Area						15680.51
	Proposed FAR consumed						1.81
	Tenement Statement						
	Tenement Proposed At:						
	All Floors				1.00		
	Total Tenements (3 + 4)				1		
	Parking Statement						
2	Proposed Parking Space:						3056.87

Buildingwise Floor FSI Details					
Floor Name	Building Name				Total
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement First Floor	3483.00	3439.08	3483.00	3439.08	3483.00
Basement Second Floor	3737.07	0.00	3737.07	0.00	3737.07
Ground Floor	3188.00	3119.60	3188.00	3119.60	3188.00
First Floor	3188.00	3099.38	3188.00	3099.38	3188.00
Second Floor	2084.44	1995.83	2084.44	1995.83	2084.44
Terrace Floor	0.00	0.00	0.00	0.00	0.00
Total	15680.51	11653.89	15680.51	11653.89	15680.51

Green and open space Area					
10% GREEN					
638.80					
Required Parking (Table 7a)					
Building Name	Type	SubUse	Area (Sq.mt.)	Parking space reqd for every	Units
Total :				100	11684.83
				1.25	146
					149

Parking Check (Table 7b)					
Vehicle Type	No.	Reduced Road Parking (Increase of Plot having 0.5% surrendered FOC)	Area	No.	Area
Equivalent Car Space	146	-	2007.50	71	976.25
Two Stack Car	-	-	-	78	1072.50
Total Car	-	-	-	149	2048.75
Two Stack Parking	-	-	-	2	402.21
Other Parking	-	-	-	-	1508.12
Total	-	-	2007.50	-	3056.87

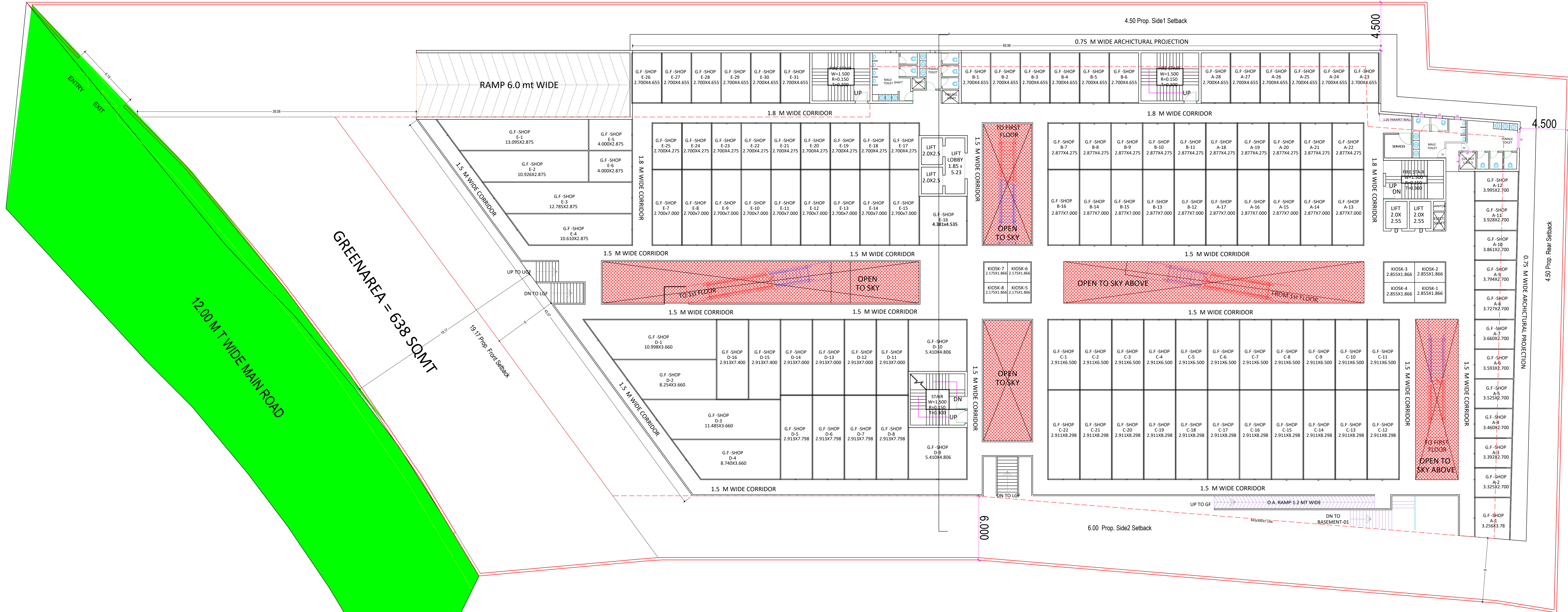
Color Notes	
COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD ALIGNMENT (ROAD WIDENING AREA)	
FUTURE T.P SCHEME DEDUCTION AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	



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Total Plot Area: - 6378.00
Total FAR Area: - 11653.89
Total Coverage Area: - 3188.00
Total BUA Area: - 15680.51

OWNER'S NAME AND SIGNATURE	
TRISOI RED DEVELOPERS LLP, trisoi.red@gmail.com, 9873611450 ASHOK KUMAR:CHATARPAR:DEEPAK KUMAR:DEEWAN CHAND:NETRAM:RAJKALI, trisoi.red@gmail.com, 9873611450 RAVINDER KUMAR:SOHAN PAL SINGH:SURAJ PRAKASH:TEKCHAND:VIRENDER KUMAR:YASHVIR SINGH, trisoi.red@gmail.com, 9873611450	
ARCHENG'S NAME AND SIGNATURE	RE
RAHUL GUPTA CA201048921	STRUCTURE ENGINEER
Ghaziabad Development Authority	
	
	
Building Plan Application Number GDA/BP/24-25/0100	
Sanctioned On 02 Feb 2025	
Valid Till 03 Feb 2030	
Approved By Arvind Kumar (Chief Architect and Town Planner)	
Examined By Bhagwan Das Maurya (Junior engineer)	
Deepthi Chauhan (Assistant Engineer)	
Arvind Kumar (Town Planner/ Executive engineer)	
Arvind Kumar (Chief Architect and Town Planner)	
Rajesh Kumar Singh (Secretary)	



GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)

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Total Coverage Area: -	3188.00	Total BUA Area: -	15680.51

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ARCHITECT'S NAME AND SIGNATURE	REGISTERED STRUCTURE ENGINEER
RAHUL GUPTA CA201048921	
	Ghaziabad Development Authority
Building Plan Application Number GDA/BP/24-25/0100	
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Deepthi Chauhan (Assistant Engineer)	
Arvind Kumar (Town Planner/ Executive engineer)	
Arvind Kumar (Chief Architect and Town Planner)	
Rajesh Kumar Singh (Secretary)	



FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)

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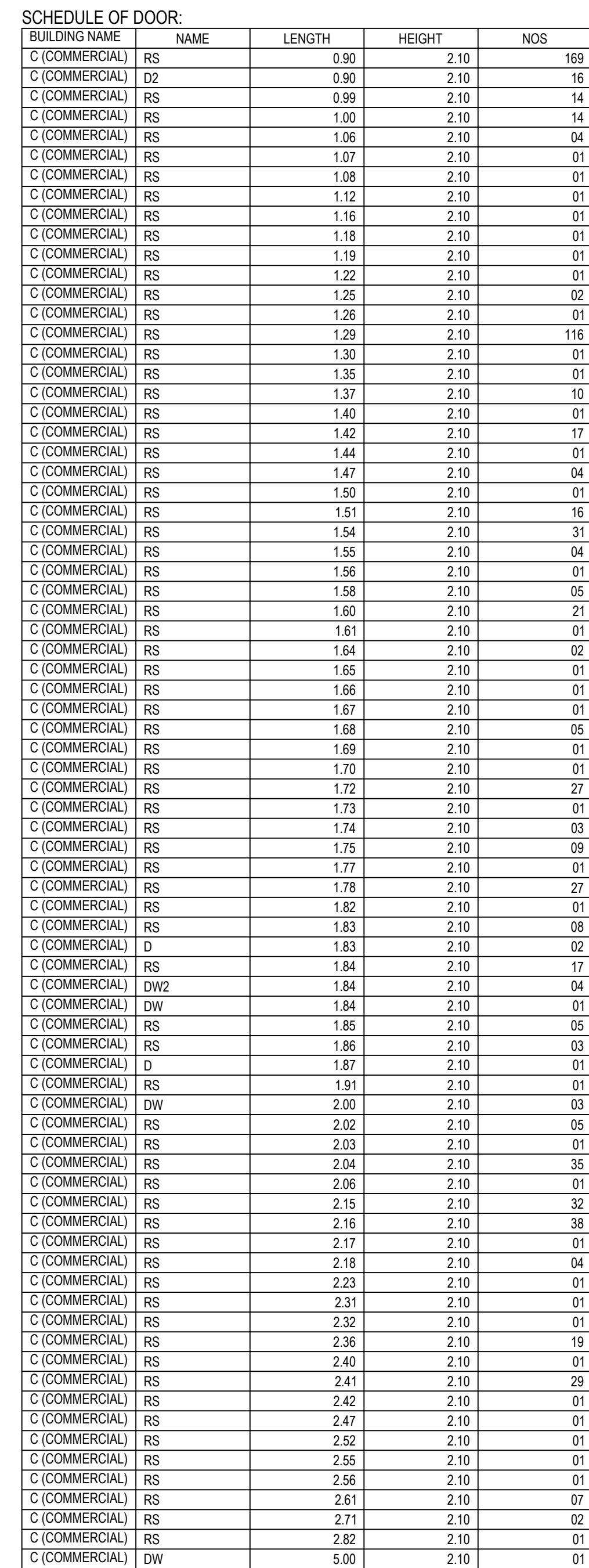
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ASHOK KUMAR:CHATARPAR:DEEPAK KUMAR:DEEWAN
CHAND:NETRAM:RAJKALI, trisol.red@gmail.com, 9873611450
RAVINDER KUMAR:SOHAN PAL SINGH:SURAJ
PRAKASH:TEKCHAND:VIRENDER KUMAR:YASHVIR SINGH,
trisol.red@gmail.com, 9873611450

ARCHITECT'S NAME AND SIGNATURE
RAHUL GUPTA
CA/2010/48921



Building Plan Application Number
GDA/BP/24-25/0100
Sanctioned On
02 Feb 2025
Valid Till
03 Feb 2030
Approved By
Arvind Kumar (Chief Architect and Town Planner)
Examined By
Bhagwan Das Maurya (Junior engineer)
Deepthi Chauhan (Assistant Engineer)
Arvind Kumar (Town Planner/ Executive engineer)
Arvind Kumar (Chief Architect and Town Planner)
Rajesh Kumar Singh (Secretary)

Arvind Kumar (Vice Chairman)

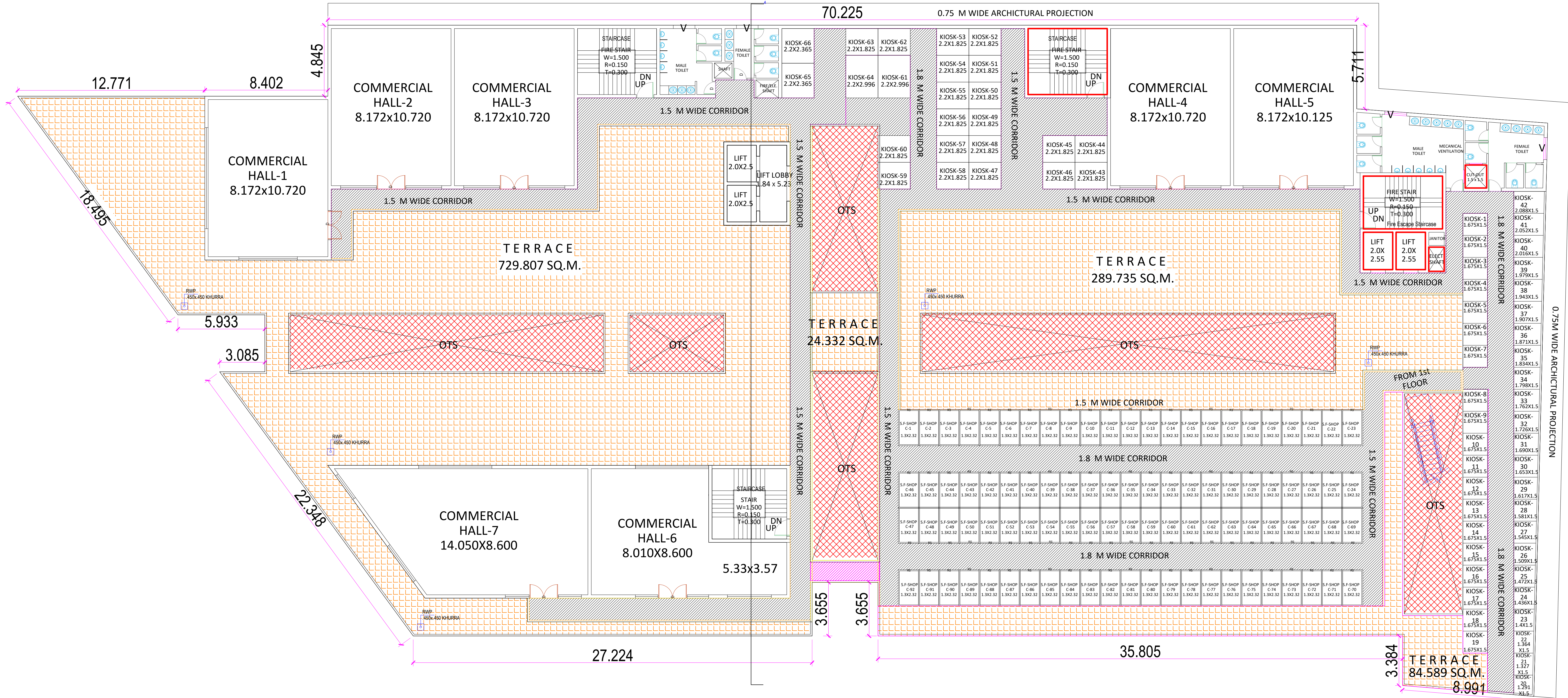


6.00 Prop. Side2 Setback

Floor Name	StairCase Name	Flight Width	Tread Width	Riser Height	Railing Mt
BASEMENT SECOND FLOOR PLAN	Fire Escape	1.50	0.300	0.000	1.00
	STAIRCASE	1.50	0.300	0.000	1.00
BASEMENT FIRST FLOOR PLAN	Fire Escape	1.50	0.300	0.000	1.00
	STAIRCASE	1.50	0.300	0.000	1.00
GROUND FLOOR PLAN	Fire Escape	1.50	0.300	0.000	1.00
	STAIRCASE	1.50	0.300	0.094	1.00
	Fire Escape	1.50	0.300	0.093	1.00
	STAIRCASE	1.50	0.300	0.116	1.00
	Fire Escape	1.50	0.300	0.093	1.00
	STAIRCASE	1.50	0.300	0.093	1.00
FIRST FLOOR PLAN	Fire Escape	1.50	0.300	0.137	1.00
	STAIRCASE	1.50	0.300	0.137	1.00
	Fire Escape	1.50	0.300	0.171	1.00
	STAIRCASE	1.50	0.300	0.137	1.00
SECOND FLOOR PLAN	Fire Escape	1.50	0.300	0.137	1.00
	STAIRCASE	1.50	0.300	0.171	1.00
	Fire Escape	1.50	0.300	0.137	1.00

Arvind Kumar (Chief Architect and Town Planner)

Total Coverage Area: - 3188.00	Total BUA Area: - 15680.51
--------------------------------	----------------------------



SECOND FLOOR PLAN
(Proposed)
(SCALE 1:100)

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ISO_A0_(841.00_x_1189.00_MM)

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
C (COMMERCIAL)	V	1.20	1.00	14
C (COMMERCIAL)	V	1.80	1.00	01
C (COMMERCIAL)	W	1.80	1.00	02
C (COMMERCIAL)	W	1.80	1.20	05
C (COMMERCIAL)	V	1.98	1.00	01
C (COMMERCIAL)	W	10.12	1.00	01
C (COMMERCIAL)	W	10.54	1.00	01
C (COMMERCIAL)	W2	2.00	1.20	01
C (COMMERCIAL)	W2	3.00	1.20	01
C (COMMERCIAL)	W	3.00	1.20	02
C (COMMERCIAL)	W	5.00	1.20	02
C (COMMERCIAL)	W	5.92	1.20	01
C (COMMERCIAL)	W	6.78	1.20	01
C (COMMERCIAL)	W	7.88	1.20	01
C (COMMERCIAL)	W	7.33	1.20	01
C (COMMERCIAL)	W	7.46	1.20	01
C (COMMERCIAL)	W	8.48	1.00	01
C (COMMERCIAL)	W	8.84	1.20	01

Total Plot Area: - 6378.00

Total FAR Area: - 11653.89

Total Coverage Area: - 3188.00

Total BUA Area: - 15680.51

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RAVINDER KUMAR:SOHAN PAL SINGH:SURAJ
PRAKASH:TEKCHAND:VIRENDER KUMAR:YASHVIR SINGH,
trisoil.red@gmail.com, 9873611450

ARCHITECT'S NAME AND SIGNATURE

RAHUL GUPTA
CA201048921

Ghaziabad Development Authority



Building Plan Application Number

GDA/BP24-25/0100

Sanctioned On

02 Feb 2025

Valid Till

03 Feb 2030

Approved By

Arvind Kumar (Chief Architect and Town Planner)

Examined By

Bhagwan Das Maurya (Junior engineer)

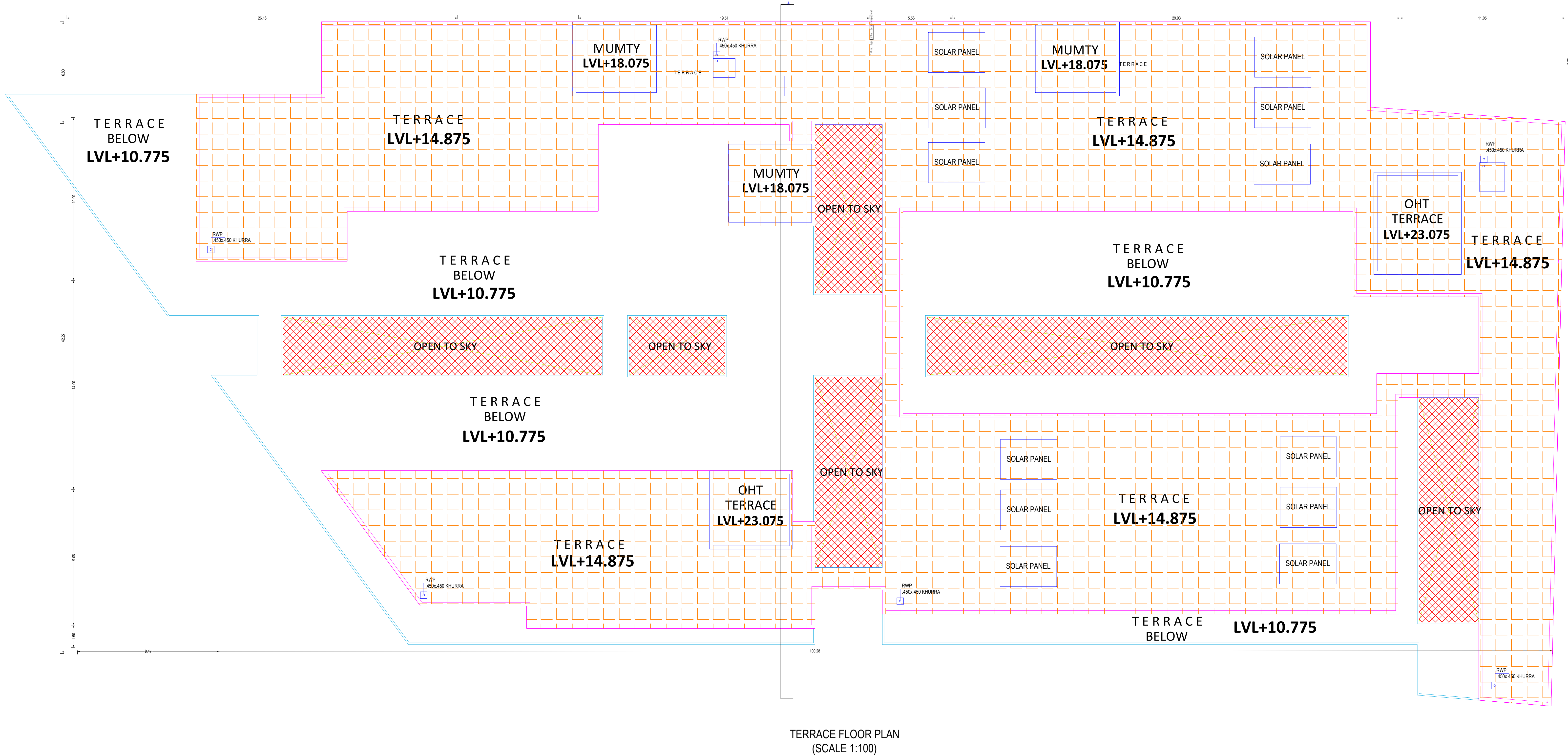
Deepti Chauhan (Assistant Engineer)

Arvind Kumar (Town Planner/ Executive engineer)

Arvind Kumar (Chief Architect and Town Planner)

Rajesh Kumar Singh (Secretary)

Arvind Kumar (Vice Chairman)



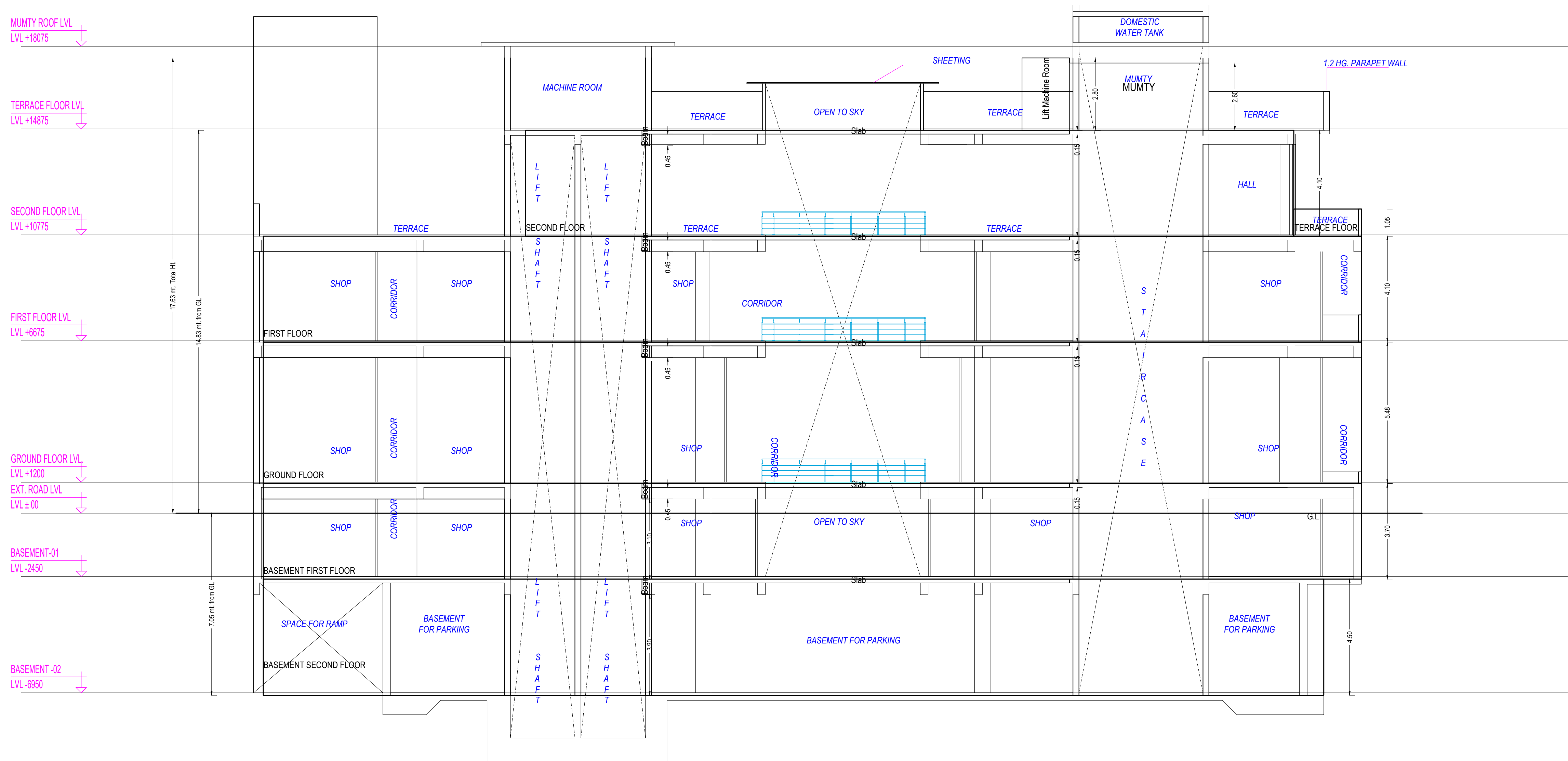
TERRACE FLOOR PLAN
(SCALE 1:100)

OWNER'S NAME AND SIGNATURE	
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RAHUL GUPTA CA/2010/48921	
Ghaziabad Development Authority	
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Sanctioned On 02 Feb 2025	
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Approved By Arvind Kumar (Chief Architect and Town Planner)	
Examined By Bhagwan Das Maurya (Junior engineer) Deepthi Chauhan (Assistant Engineer) Arvind Kumar (Town Planner/ Executive engineer) Arvind Kumar (Chief Architect and Town Planner) Rajesh Kumar Singh (Secretary)	

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ELEVATION



SECTION A-A

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Arul Nagesh (Vice Chairman)