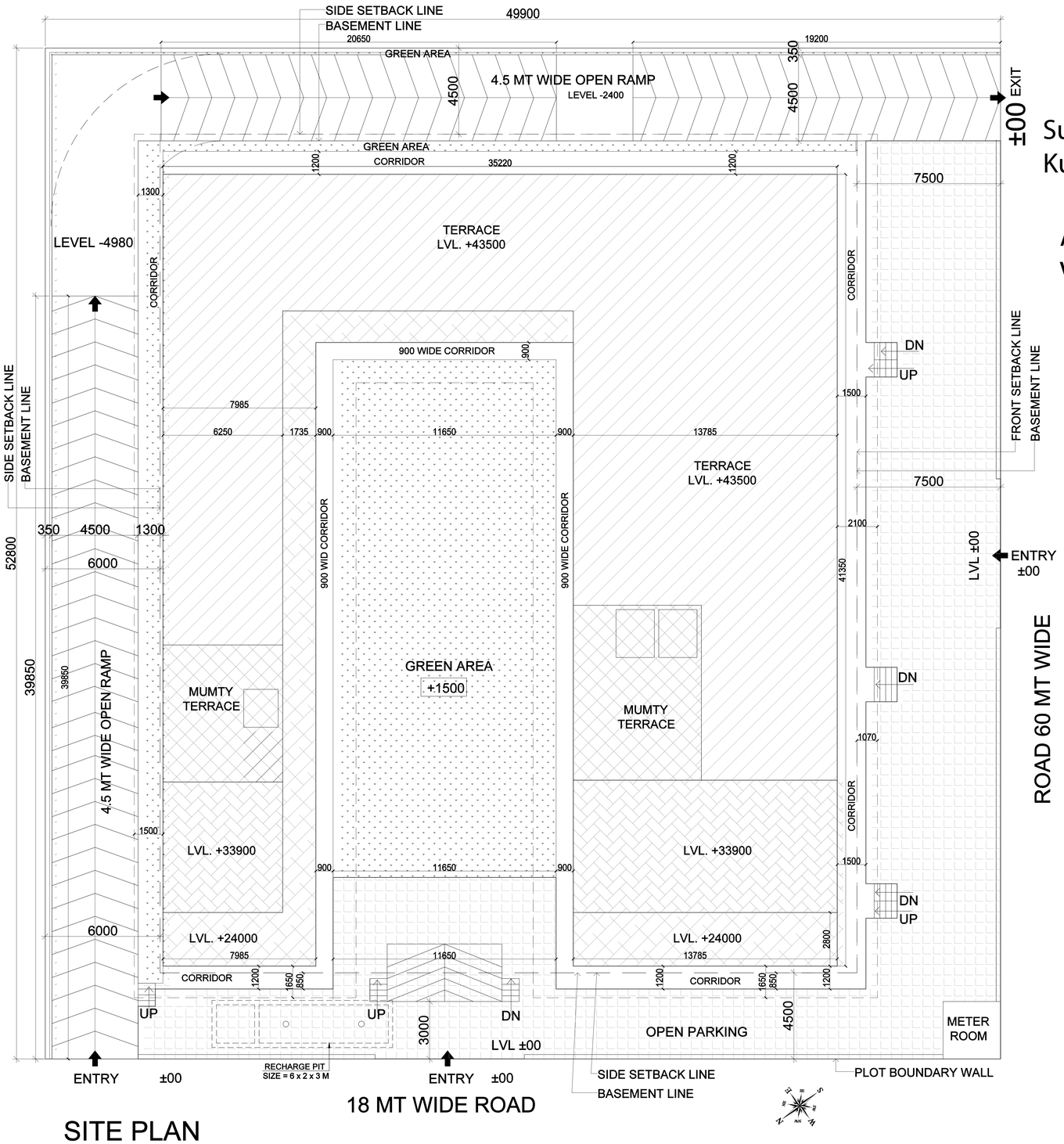
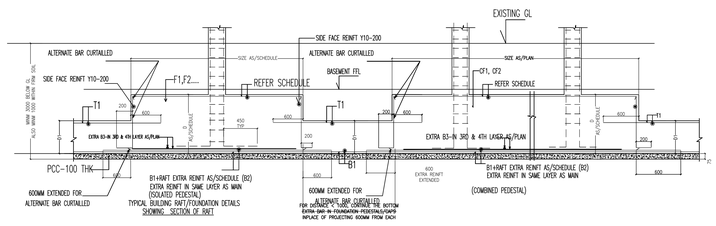
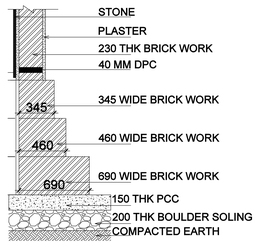
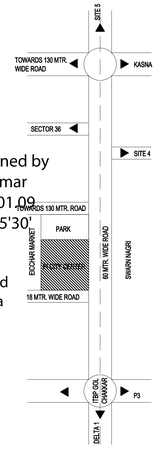


SITE PLAN





NDARY WALL DETAIL



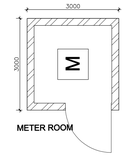
Sudheer Kumar — Digitally signed by Sudheer Kumar Date: 2025.01.09 16:10:29 +05'30'

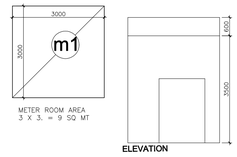
Amit Varma — Digitally signed by Amit Varma Date: 2025.01.08 14:27:57 +05'30'

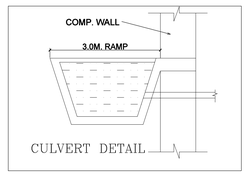
LEENU SAHGAL — Digitally signed by LEENU SAHGAL Date: 2025.01.20 11:30:12 +05'30'

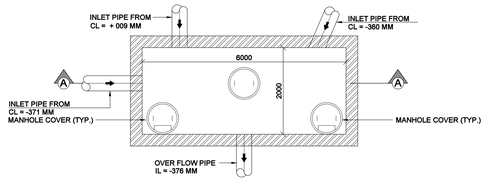
LAL SINGH — Digitally signed by LAL SINGH Date: 2025.01.08 19:23:36 +05'30'

KEY PLAN

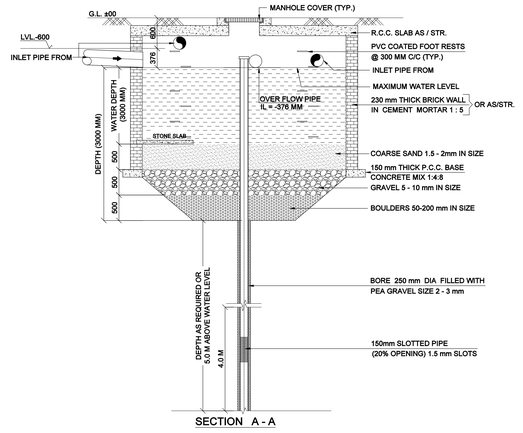








PLAN OF RECHARGE PIT



SECTION A - A

AREA CALCULATIONS

TOTAL PLOT AREA		2634.72	SQ.MT
PERMISSIBLE GROUND COVERAGE@	40%	1053.89	SQ.MT
PROPOSED GROUND COVERAGE @	39.93%	1052.093	SQ.MT
PERMISSIBLE FAR	@4	10538.88	SQ.MT
PROPOSED FAR	@3.85	10156.16	SQ.MT

PARKING REQUIRED			
PARKING REQUIRED (commercial)			
1ECS/50 SQ MT		126	ECS
PARKING REQUIRED (Hotel)			
TOTAL NO. OF ROOMS	129	65	ECS
TOTAL PARKING REQUIRED		**191**	ECS
PERMISSIBLE AREA FOR SERVICES@15% OF FAR		1523.42	SQ.MT
ACHIEVED 15% AREA FOR SERVICES @ 12.92 OF FAR		1312.32	SQ.MT
PARKING PROVIDED			
BASEMENT-2 AREA = (MECHANICAL PARKING @ 1 ecs 18/sq mt)	1516.33	84	ECS
BASEMENT-1 AREA = (MECHANICAL PARKING @ 1 ecs 18/sq mt)	1460.04	81	ECS
SURFACE PARKING AREA= (1 ECS @20 SQMT/ECS)	523.01	26	ECS
TOTAL PARKING PROVIDED		**191**	ECS

OPEN AREA (PLOT AREA-GC)	=(2634.72-1052.093)	1582.627	
GREEN AREA REQUIRED @ 25% OF OPEN AREA		395.66	SQ.MT
GREEN AREA PROPOSED	@25.55%	404.41	SQ.MT

COMMERCIAL FLOOR	FAR AREA (SQ.MT)	15% AREA (SQ.MT)	NON FAR AREA (SQ.MT)	TOTAL BUILT UP SQ.MT.	
METER ROOM	9			9	
BASEMENT-2 FLOOR		52.828	1541.492	1594.320	
BASEMENT-1 FLOOR		113.728	1485.207	1598.935	
LOWER GROUND FLOOR	1450.414	53.804		1504.218	
GROUND FLOOR	973.057	70.036		1043.093	
FIRST FLOOR	963.380	61.104		1024.484	
SECOND FLOOR	963.380	61.104		1024.484	
THIRD FLOOR	963.380	61.104		1024.484	
FOURTH FLOOR	963.380	61.104		1024.484	
FIFTH FLOOR SERVICE FLOOR		61.104	963.380	1024.484	
SUB TOTAL (COMMERCIAL)	**6285.991**			**10871.984**	
COMMERCIAL SUITE FLOOR					**NO. OF ROOMS**
6th FLOOR	826.528	161.288		987.816	27
7th FLOOR	826.528	75.859		902.388	27
8th FLOOR	826.528	75.859		902.388	27
9TH FLOOR	695.293	166.173		861.465	24
10th FLOOR SERVICE FLOOR		70.918	695.293	766.211	
11th FLOOR	695.293	70.918		766.211	24
MUMTY & MACHINE ROOM		95.385			
TOTAL FAR	**10156.161**	**1312.316**	**4685.371**	**16058.463**	**129**
	392.72	12.92%			

GROUND COVERAGE CALCULATION			
FLOOR	**FAR AREA**	**15% FAR AREA**	**TOTAL**
Ground Floor	973.057	70.036	1043.093
METER ROOM			9.000
TOTAL GROUND COVERAGE			**1052.093**

PROJECT : PROPOSED COMMERCIAL BUILDING "PI City Center" SITUATED AT PLOT NO. C-1, SECTOR-PI-1, GREATER NOIDA

CLIENT: M/S GOVINDA HOUSING LIMITED

TITLE : SITE PLAN & AREA DETAIL

DRG.NO.- 01

ARCHITECTS & PLANNERS
MANISH JAIN AND ASSOCIATES
E-131, East Of Kailash, New Delhi-110065
T : 011-41084019,
E : info@manishjainassociates.com
ar.manishjain@gmail.com

ARCHITECT'S SIGN — MANISH JAIN Digitally signed by MANISH JAIN Date: 2025.01.08 13:17:45 +05'30'

OWNER'S SIGN — GAURAV AGARWAL Digitally signed by GAURAV AGARWAL Date: 2025.01.08 14:00:10 +05'30'