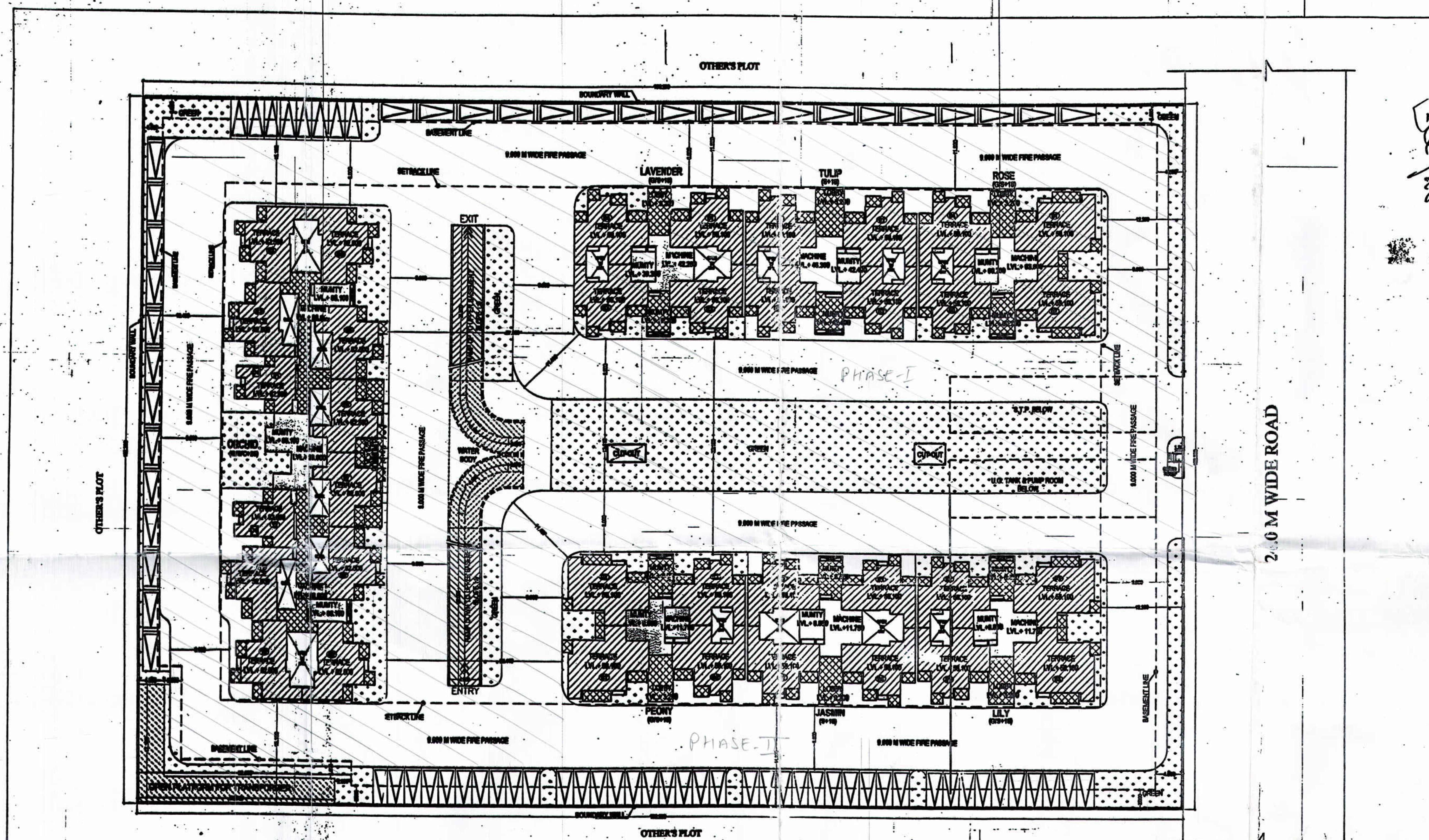




PLOT AREA

PERMISSIBLE FAR @ 2.5 Of Plot Area	4000.510 SQ MT.
PURCHASABLE FAR @ 1.25 Of Plot Area	2000.255 SQ MT.
TOTAL PERMISSIBLE + PURCHASABLE FAR	6000.765 SQ MT.
TOTAL PROPOSED FAR	6000.765 SQ MT.
PERMISSIBLE FACILITIES AREA 6 %	360.046 SQ MT.
PROPOSED FACILITIES AREA 4.70 %	281.734 SQ MT.
PERMISSIBLE GROUND COVERAGE 40 %	2400.804 SQ MT.
PROPOSED GROUND COVERAGE 21.00 %	1260.157 SQ MT.

DENSITY ACHIEVED

1. PERMISSIBLE DENSITY 1000 PPH (330 DUS PER HECTARE)
2. PURCHASE DENSITY (80 %) = 800 PPH
3. HENCE TOTAL PERMISSIBLE DENSITY = 2470 PPH
4. TOTAL POPULATION ACHIEVED = 700 x 8 = 5600 PERSONS.
5. DENSITY ACHIEVED = $\frac{5600 \times 10,000}{10001.510} = 2300.126$ PPH

PARKING DETAILS

PARKING REQUIRED

ACHIEVED FAR x 1.5
108
= 60950.541 x 1.5 / 100 = 899.258 ECS
SAYS = 899 ECS

PARKING REQUIRED FOR VISITORS = 10% OF TOTAL REQUIRED PARKING
= 899 x 10% = 89.900 ECS
100
SAYS = 90 ECS

PARKING IN STILT (REF SHEET NO. S-08)
TOTAL STILT AREA FOR PARKING
= 1159.039 / 28 = 41.396 = SAYS 41 ECS
SHOWN = 34 CARS

PARKING IN UPPER BASEMENT (REF SHEET NO. S-07)
TOTAL UPPER BASEMENT AREA FOR PARKING
= 14236.996 - (30.332 + 373.690 + 255.050 + 263.633)
= 13314.291 SQ MT.
= 13314.291 / 32 = 416.072 = SAYS 416 ECS
SHOWN = 322 CARS

PARKING / MECHANICAL PARKING IN LOWER BASEMENT (REF SHEET NO. S-06)

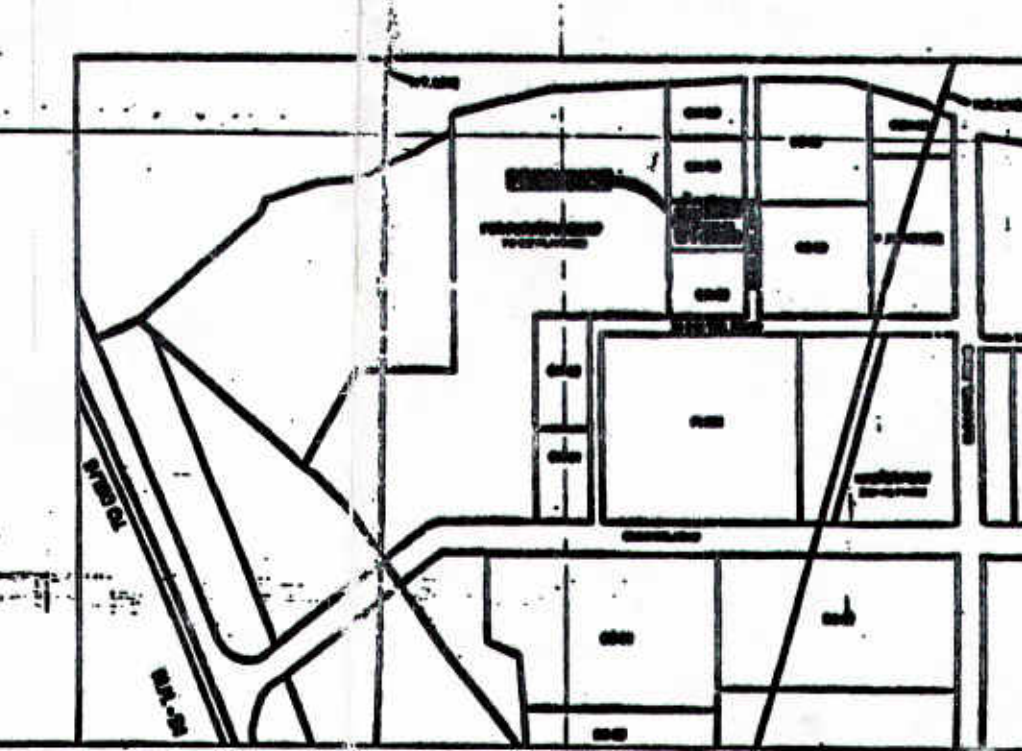
TOTAL LOWER BASEMENT AREA FOR PARKING
= 14236.996 - (30.332 + 373.690 + 255.050 + 263.633)
= 13314.291 SQ MT.
= 13314.291 / 32 = 416.072 = SAYS 416 ECS
= 416 x 2 = 832 ECS
SHOWN = 632 CARS

PARKING IN OPEN (REF SHEET NO. S-06)
TOTAL OPEN AREA FOR PARKING
= 2812.500 SQ MT.
= 2812.500 / 23 = 122.283 = SAYS 122 ECS
SHOWN = 79 CARS

TOTAL PARKING PROVIDED
TOTAL ECS PROVIDED = 41 + 416 + 416 + 416 + 122 = 1411 ECS
TOTAL PARKING SHOWN = 34 + 322 + 632 + 79 = 1067 CARS

TOTAL BUILT UP AREA

FAR AREA	= 39793.161 SQ.M.
TOTAL NON FAR AREA	= 51767.636 SQ.M.
FACILITIES AREA	= 1988.866 SQ.M.
TOTAL BUILT UP AREA	= 73547.861 SQ.M.



LAYOUT PLAN S-01

FOR RERA PHASE-I
LAND AREA - 11818.92 SGM

PROJECT TITLE:
PROPOSED & PURCHASABLE GROUP HOUSING PLAN FOR M/S FRAGRANCE DREAM HOMES PVT. LTD. (FORMERLY KNOWN AS AKO DREAM HOMES PVT. LTD.) AT PLOT NO 3 / GH - 04 SIDDARTH VIHAR NH-24 GHAZIABAD.

DRAWING TITLE:
LAYOUT PLAN S-01

SCALE: 1:300
DATE: 20190209
DEPT:
JOB NO:
ARCHITECTS SIGN:
FOR FRAGRANCE DREAM HOMES PVT. LTD.