

PERMISSIBLE NORMS OF DEVELOPMENT OF PLOT AREA= 408545.00 SQ.MT.			
DESCRIPTION	PERCENTAGE(%)	AREA(SQ.MT.)	AREA(SQ.MT.)
A) RESIDENTIAL(PLOTTED/FLATTED)	MAX. 55%	224699.75	
B) COMMERCIAL	MAX. 5%	20427.25	
C) INSTITUTIONAL & FACILITIES	MIN. 5%	20427.25	
D) ROADS, PARK AND OPEN SPACES	MIN. 35%	142990.75	
TOTAL SITE AREA	100%	408545.000	

PROPOSED LANDUSE DISTRIBUTION		
DESCRIPTION	AREA(SQ.MT.)	PERCENTAGE(%)
A) RESIDENTIAL(PLOTTED/FLATTED)		
PLOTTED	95,361.329	
GROUP HOUSING-01	58,651.226	2,09,810.368
GROUP HOUSING-02	55,797.813	
COMMERCIAL-01	17,354.50	51.36%
COMMERCIAL-02	1,000.00	
COMMERCIAL-03	1,000.00	
COMMERCIAL-04	1,000.00	
B) INSTITUTIONAL & FACILITIES	22,500.00	5.51%
ROADS, PARK AND OPEN SPACES	1,55,880.13	38.15%
LANDSCAPE	61,290.00	15.00%
ROADS & OPEN	94,590.132	23.15%
TOTAL SITE AREA (A+B+C+D)	4,08,545.00	100.0%

DENSITY CALCULATION						
TYPE	SIZE (SQ.MT.)	EXISTING NO.S	PROPOSED NO.S	TOTAL NO.S	OCCUPANCY	POPULATION
PLOTTED	100	83.624	208	181	389	3501
PLOTTED	150	125.413	55	126	181	1629
PLOTTED	200	167.216	28	210	238	2142
PLOTTED	400	334.432	0	1	1	9
TOTAL		291	518	809		7281 PERSONS

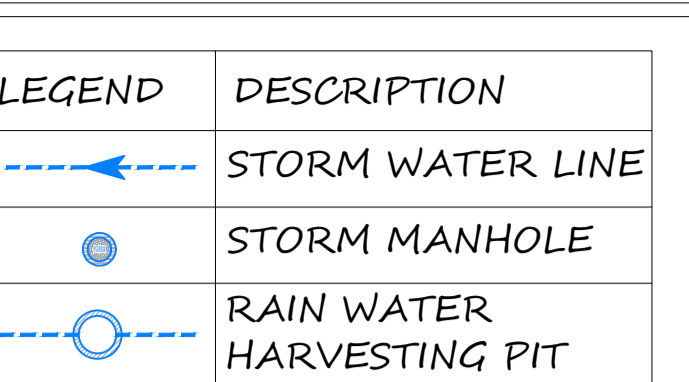
GROUP HOUSING-01			
GROUP HOUSING-01	AREA(SQ.MT.)	POPULATION	DENSITY AS/LEASE DEED
GROUP HOUSING-01	58,651.226	3498	4.5
GROUP HOUSING-02	55,797.813	217	4.5
TOTAL	209810.368		

PROPOSED FACILITIES AREA DETAIL IN GROUP HOUSING PLOT (GH-01 & GH-02)					
S. NO.	PARTICULARS	PERMISSIBLE FAR	PLOT AREA AS PER REQUIREMENT	PLOT AREA AS PER REQUIREMENT	PERMISSIBLE FAR AREA
1	COMMUNITY CENTRE	150	4000	1.6	6400
TOTAL					9600

ALL LEVELS ARE CALCULATED BASED ON MANNING'S EQUATION:

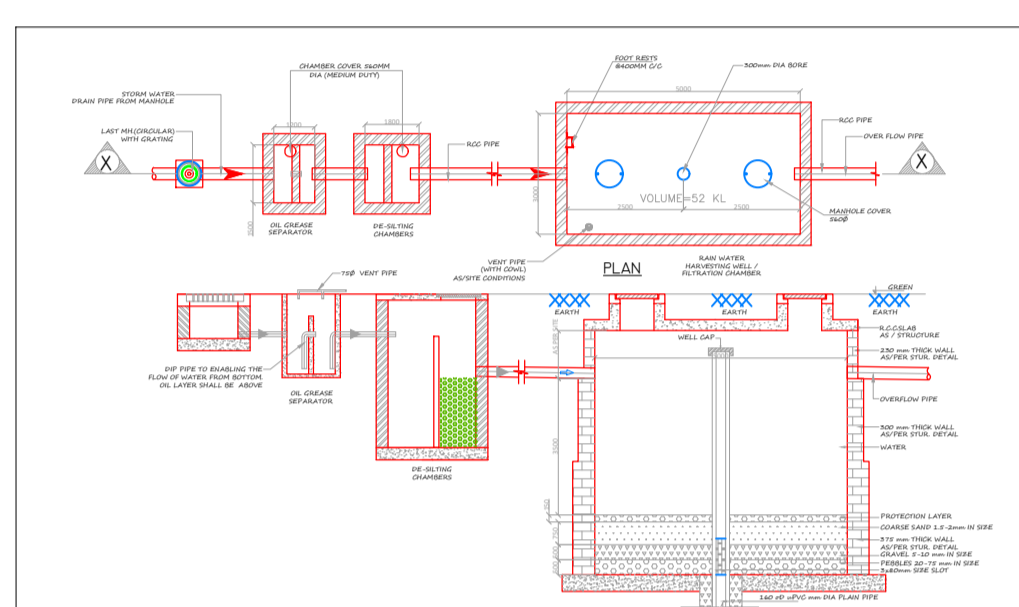
$$Q = VA \quad V = \frac{k}{n} \left(\frac{A}{P} \right)^{2/3} S^{1/2}$$

k is a unit conversion factor: k=1.49 for English units (feet and seconds), k=1.0 for SI units (meters and seconds).
A = Flow area of pipe, culvert, or channel.
P = Wetted perimeter which is the portion of the circumference that is in contact with water.
Q = Discharge (flow rate).
S = Downward (longitudinal) slope of the culvert.
V = Average velocity in the pipe, culvert, or channel.



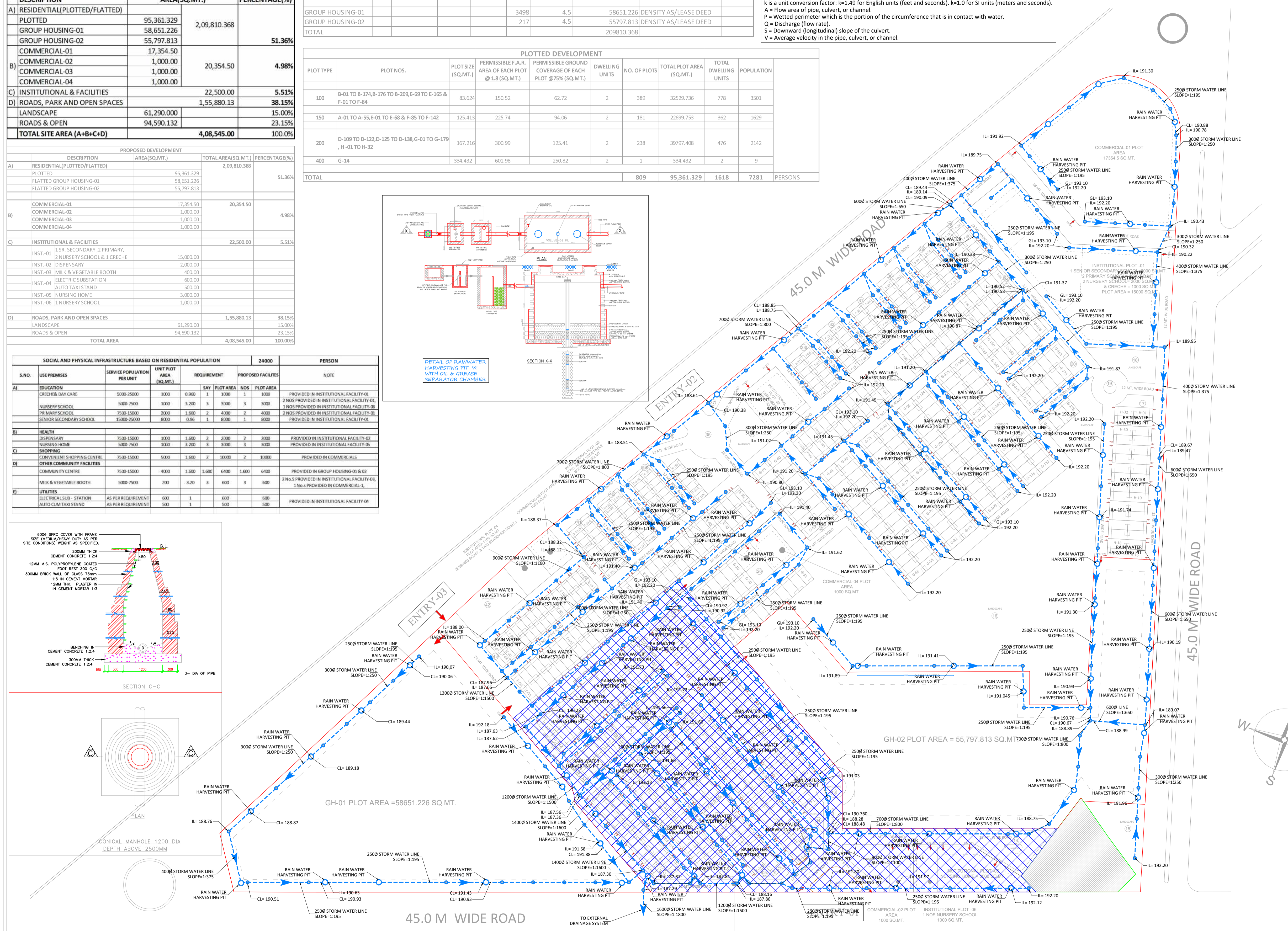
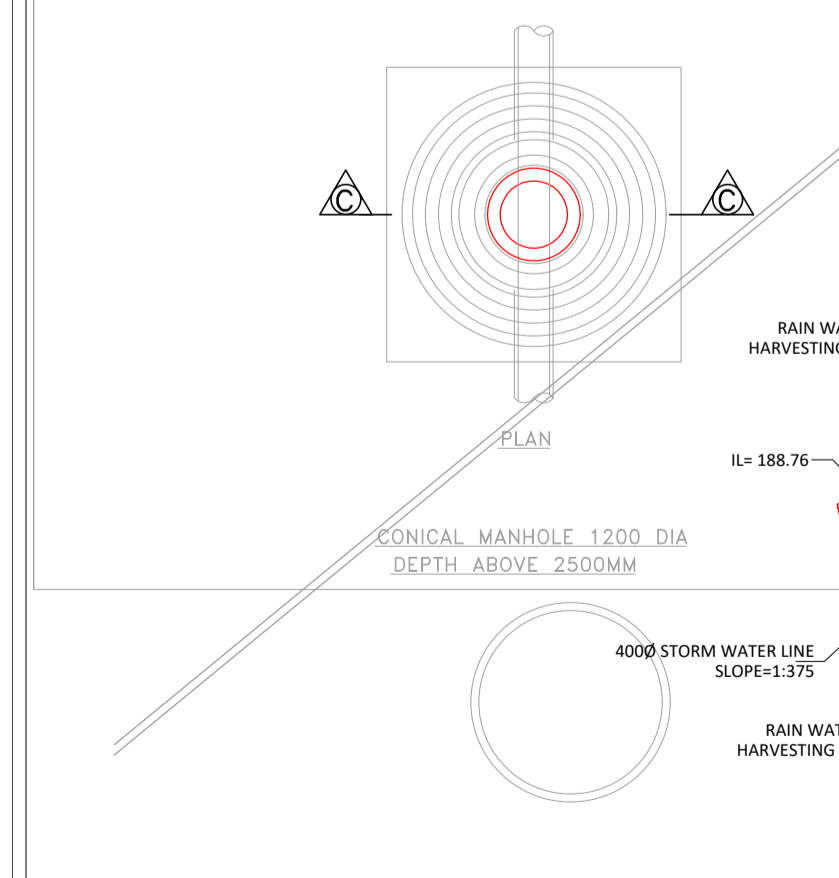
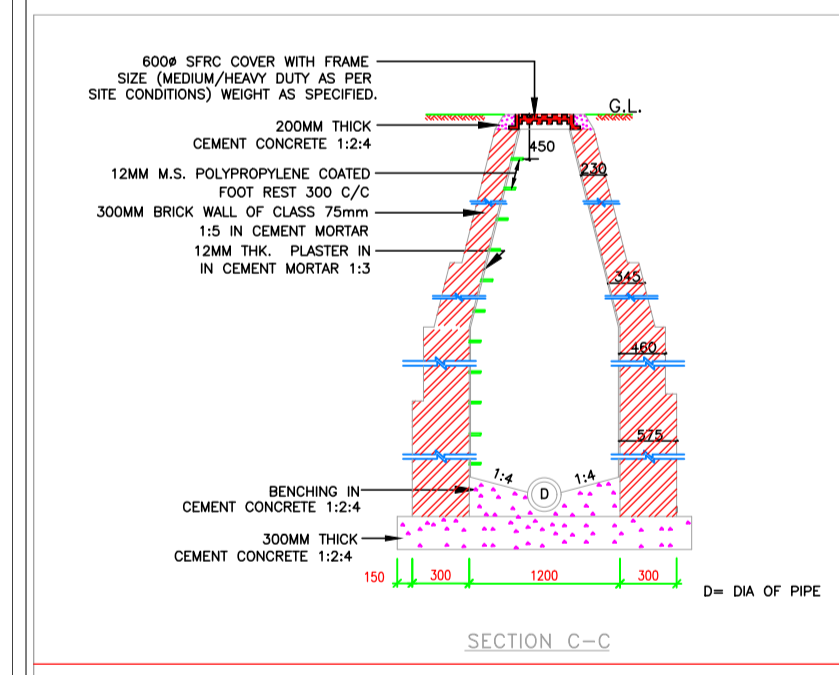
S.NO.	PLOT DESCRIPTION
01	TYPE-100 SIZE - 83.624 SQ.MT. (100 SQ.YDS.)
02	TYPE-150 SIZE - 125.413 SQ.MT. (150 SQ.YDS.)
03	TYPE-200 SIZE - 167.216 SQ.MT. (200.00 SQ.YDS.)
04	TYPE-400 SIZE - 334.432 SQ.MT. (400 SQ.YDS.)

PLOTTED DEVELOPMENT									
PLOT TYPE	PLOT NOS.	PLOT SIZE (SQ.MT.)	PERMISSIBLE F.A.R. AREA OF EACH PLOT @ 1.8 (SQ.MT.)	PERMISSIBLE GROUND COVERAGE OF EACH PLOT @75% (SQ.MT.)	DWELLING UNITS	NO. OF PLOTS	TOTAL PLOT AREA (SQ.MT.)	TOTAL DWELLING UNITS	POPULATION
100	B-01 TO B-174, B-176 TO B-209, E-69 TO E-165 & F-01 TO F-84	83.624	150.52	62.72	2	389	32529.736	778	3501
150	A-01 TO A-55, E-01 TO E-68 & F-85 TO F-142	125.413	225.74	94.06	2	181	22699.753	362	1629
200	D-109 TO D-122, D-125 TO D-138, G-01 TO G-179, H-01 TO H-32	167.216	300.99	125.41	2	238	39797.408	476	2142
400	G-34	334.432	601.98	250.82	2	1	334.432	2	9
TOTAL						809	95,361.329	1618	7281 PERSONS



PROPOSED DEVELOPMENT			
DESCRIPTION	AREA(SQ.MT.)	TOTAL AREA(SQ.MT.)	PERCENTAGE(%)
A) RESIDENTIAL(PLOTTED/FLATTED)			
PLOTTED	95,361.329	2,09,810.368	51.36%
FLATTED GROUP HOUSING-01	58,651.226		
FLATTED GROUP HOUSING-02	55,797.813		
COMMERCIAL-01	17,354.50	20,354.50	4.98%
COMMERCIAL-02	1,000.00		
COMMERCIAL-03	1,000.00		
COMMERCIAL-04	1,000.00		
C) INSTITUTIONAL & FACILITIES	22,500.00	22,500.00	5.51%
INST.-01 1 SR. SECONDARY, 2 PRIMARY, 2 NURSERY SCHOOL & 1 CRECHE	15,000.00		
INST.-02 DISPENSARY	2,000.00		
INST.-03 MILK & VEGETABLE BOOTH	400.00		
INST.-04 ELECTRIC SUBSTATION	600.00		
INST.-05 AUTO TAXI STAND	500.00		
INST.-05 NURSING HOME	3,000.00		
INST.-06 1 NURSERY SCHOOL	1,000.00		
D) ROADS, PARK AND OPEN SPACES	1,55,880.13	1,55,880.13	38.15%
LANDSCAPE	61,290.00		15.00%
ROADS & OPEN	94,590.132		23.15%
TOTAL AREA	4,08,545.00	4,08,545.00	100.00%

SOCIAL AND PHYSICAL INFRASTRUCTURE BASED ON RESIDENTIAL POPULATION							
S.NO.	USE PREMISES	SERVICE POPULATION PER UNIT	UNIT FLOOR AREA (SQ.MT.)	REQUIREMENT	PROPOSED FACILITIES	NOTE	
A)	EDUCATION	5000-25000	1000	0.960	1	1000	PROVIDED IN INSTITUTIONAL FACILITY-01
	CRèche/DAY CARE	5000-7500	1000	3.200	3	3000	2 NOS PROVIDED IN INSTITUTIONAL FACILITY-01
	NURSERY SCHOOL	7500-15000	2000	1.600	2	4000	1 NOS PROVIDED IN INSTITUTIONAL FACILITY-06
	PRIMARY SCHOOL	15000-25000	8000	0.36	1	8000	2 NOS PROVIDED IN INSTITUTIONAL FACILITY-08
	SENIOR SECONDARY SCHOOL	15000-25000	8000	0.36	1	8000	PROVIDED IN INSTITUTIONAL FACILITY-05
B)	HEALTH	7500-15000	1000	1.600	2	2000	PROVIDED IN INSTITUTIONAL FACILITY-02
	DISPENSARY	5000-7500	1000	3.200	3	3000	PROVIDED IN INSTITUTIONAL FACILITY-05
	NURSING HOME	15000-25000	8000	0.36	1	8000	PROVIDED IN INSTITUTIONAL FACILITY-05
C)	SHOPPING	7500-15000	5000	1.600	2	10000	PROVIDED IN COMMERCIALS
	GOVERNMENT SHOPPING CENTRE	7500-15000	5000	1.600	2	10000	PROVIDED IN COMMERCIALS
D)	OTHER COMMUNITY FACILITIES	7500-15000	4000	1.600	1,600	6400	PROVIDED IN GROUP HOUSING-01 & 02
	COMMUNITY CENTRE	7500-15000	4000	1.600	1,600	6400	PROVIDED IN GROUP HOUSING-01 & 02
	MILK & VEGETABLE BOOTH	5000-7500	200	3.20	3	600	2 No.S PROVIDED IN INSTITUTIONAL FACILITY-03, 1 No. & PROVIDED IN COMMERCIAL-1.
E)	UTILITIES	AS PER REQUIREMENT	600	1	600	600	PROVIDED IN INSTITUTIONAL FACILITY-GH
	ELECTRICAL SUB-STATION	AS PER REQUIREMENT	600	1	600	600	PROVIDED IN INSTITUTIONAL FACILITY-GH
	AUTO CLIM TAXI STAND	AS PER REQUIREMENT	500	1	500	500	PROVIDED IN INSTITUTIONAL FACILITY-GH



NOTES-

1-For all types of plots setback, ground coverage, building height and F.A.R. as per Yamuna Express Way prevailing byelaws.

2-On 18.0 meter and 24.0 meter wide road, alternate variety of everLANDSCAPE and ornamental trees shall be planted @ 7.5 meter center to center.

3-On road upto 12 meter ornamental trees will be planted @ 5 meter center to center of single variety in each pocket.

LANDUSE DISTRIBUTION			
PLOT AREA(SQ.MTS.)	AREA(SQ.MTS.)	%AGE	4,08,545.000
RESIDENTIAL			
PLOTTED	95,361.329		
GROUP HOUSING-01	58,651.226	2,09,810.368	51.36%
GROUP HOUSING-02	55,797.813		
COMMERCIAL	20,354.500		4.98%
INSTITUTIONAL	22,500.000		5.51%
ROADS, PARK & OPEN SPACES			
LANDSCAPE	61,290.000	1,55,880.132	15.00%
ROADS & OPEN	94,590.132		23.15%

PROJECT :- " GOLF COUNTRY "
AT PLOT NO. TS-05, SECT-22(D), AT YAMUNA EXPRESS WAY.

BUILDERS & PROMOTER :-
M/s SUPERTECH TOWNSHIP PROJECT LTD.
Off. :- B-28,29 , SECTOR-58, NOIDA (U.P.)

DRAWING TITLE :-
SITE PLAN-STORM WATER DRAINAGE LAYOUT

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

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 Building Services - MEP Consulting
 82,Sukhdev Vihar,
 New Delhi 110 025, India.
 Phone: 011.2632.4400, www.proion.net

DRAWN BY :- SANJAY **CHECKED BY :-** VISHAL **SCALE** 1 : 2000 **DATED :-**

OWNER SIGNATURE **ARCHITECT'S SIGN**
 DRG.NO.-PC-DR-01