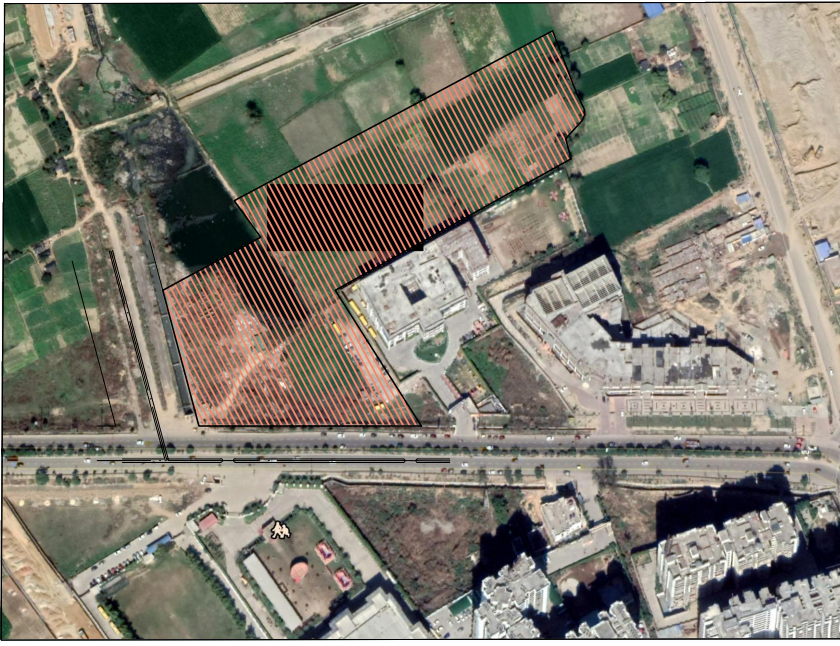


AS PER 50 No. OF TREE PER HECTARE OF PLOT AREA = (50 X 20,793.856 / 10,000 = 103.96 SAY 104 Nos. TREES	104 TREES
No. OF TREE PROPOSED = 110 Nos. TREES	110 TREES

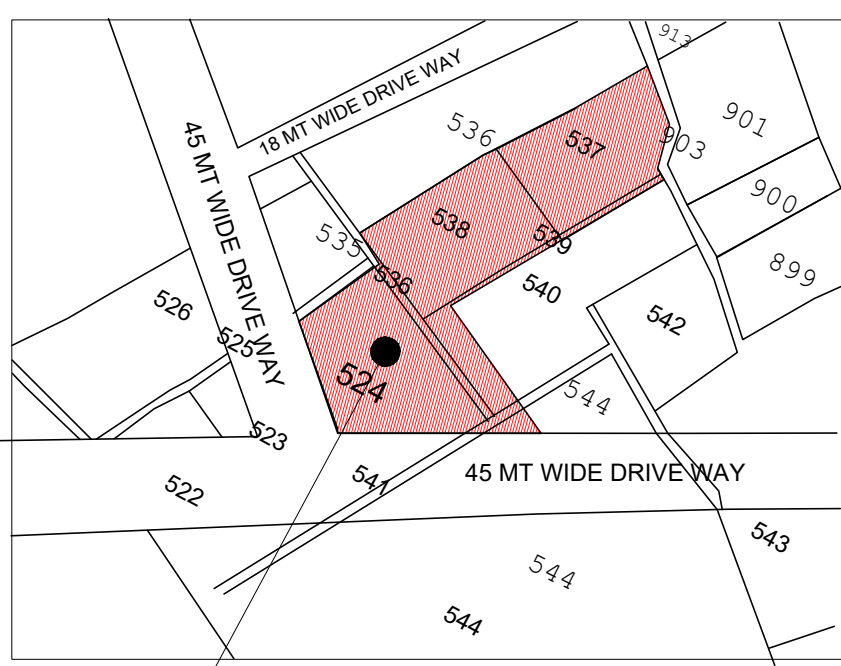
ALONG BOUNDARY WALL			
SCHEDULE OF PLANTS			
S.NO	SYMBOL	BOTANICAL NAME	TYPE
1		ALSTONIA SCHOLARIS	55 No. S.
2		LAGERSTROEMIA FLOSREGINAE	55 No. S.
TOTAL = 110 No.S.			



SITE LOCATION ON GOOGLE EARTH



PROPOSED SITE
SAZRA PLAN (KEY PLAN)



PROPOSED SITE
KHASRA PLAN (KEY PLAN)

F.A.R.AREA DISTRIBUTION

No. OF FLOOR	AREA DETAIL BLOCK-1		BRIDGE CONNECTION 1&2		AREA DETAIL BLOCK-2		BRIDGE CONNECTION 2&3		AREA DETAIL BLOCK-3	
	COMMERCIAL F.A.R.AREA (IN SQ.MT.)	MULTIPLY F.A.R. AREA (IN SQ.MT.)	MULTIPLY F.A.R. AREA (IN SQ.MT.)	COMMERCIAL F.A.R.AREA (IN SQ.MT.)	MULTIPLY F.A.R. AREA (IN SQ.MT.)	MULTIPLY F.A.R. AREA (IN SQ.MT.)	COMMERCIAL F.A.R.AREA (IN SQ.MT.)	MULTIPLY F.A.R. AREA (IN SQ.MT.)	COMMERCIAL F.A.R.AREA (IN SQ.MT.)	MULTIPLY F.A.R. AREA (IN SQ.MT.)
GROUND COVERAGE										
GROUND FLOOR	1936.91	1891.62		2245.6	2564.25		377.13	421.28		
1st FLOOR	1462.58	2145.95	75.28	1866.72	2478.91	30.0	42.52	235.48		
2ND FLOOR	463.1	2844.87	75.28	962.64	3382.99			108.98		
3RD FLOOR		1481.95			1720.12					
4TH FLOOR		632.52			1829.88					
5TH FLOOR					113.82					
TOTAL AREA	3862.59	8796.91	156.56	5074.96	12089.97	30.00	419.65	765.74		
TOTAL COMMERCIAL AREA	9357.200	30% OF 31190.38								
TOTAL MULTIPLY AREA	21833.180	70% OF 31190.38								
TOTAL PROPOSED F.A.R.	31190.38									

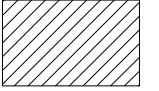
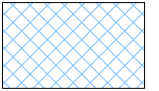
LAND DETAIL

KHASRA NO.S OF NOOR NAGAR LAND PLOT-A	PURCHASED AREA (SQ.MT.)	ROAD AREA IN BAND ROAD FURTHER UP TO 45 MT.	ROAD AREA MASTER PLAN ROAD	NET PLOT (SQ.MT.)
KHASRA No.524	9523.00 SQ.MT.	256.34 SQ.MT.	1574.0 SQ.MT.	7692.66 SQ.MT.
KHASRA No.540	1105.00 SQ.MT.			1105.00 SQ.MT.
KHASRA No.544	465.32 SQ.MT.	104.71 SQ.MT.		360.61 SQ.MT.
KHASRA No.537,538	12730.00 SQ.MT.			12730.0 SQ.MT.
TOTAL SCHEME AREA	23823.32 SQ.MT.			21888.27 SQ.MT.

AREA STATEMENT

S.NO	PARTICULARS	SQ.MTR.
1	PURCHASED LAND AREA	23,823.32
2	ROAD AREA IN LAND	1,935.05
3	BALANCE PLOT AREA = (1-2)	21,888.27
4	REQUIRED 5% LAYOUT GREEN AREA	1094.41
5	NET PLOT AREA FOR PROJECT = (3-4)	20,793.856
6	PERMISSIBLE F.A.R	1.5
7	PERMISSIBLE F.A.R AREA= 1.5 X 20,793.856 = 31190.784 SQ.MT.	31190.784
8	A PERMISSIBLE F.A.R AREA FOR COMMERCIAL = 30 % OF TOTAL PERMISSIBLE F.A.R. AREA = 30 % OF 31190.784 = 9357.235 SQ.MT. B PERMISSIBLE F.A.R AREA FOR MULTIPLEX = 70 % OF TOTAL PERMISSIBLE F.A.R. AREA = 70 % OF 31190.784 = 21,833.548 SQ.MT. TOTAL A + B = 31,190.783 SQ.MT.	
10	PERMISSIBLE GROUND COVERAGE = 50 % OF NET PLOT AREA = 50% OF 20,793.856 = 10,396.928 SQ.MT.	10,396.928
11	PROPOSED GROUND COVERAGE= 9650.21 SQ.MT.	46.40 % 9,650.21
12	ACHIVED F.A.R AREA	31,190.38
A	PROPOSED F.A.R AREA IN COMMERCIAL = 9,357.20 sq.mt	
B	PROPOSED F.A.R AREA IN MULTIPLEX = 21,833.18	
TOTAL = A + B = 9,357.20 + 21,833.18 = 31,190.38 SQ.MT.		
13	ACHIVED MULTIPLEX AUDI AREA = 3,629.31 SQ.MT.	
14	OTHER COMMERCIAL ACTIVITY AREA = TOTAL ACHIVED F.A.R AREA - ACHIVED COMMERCIAL F.A.R AREA - MULTIPLEX AUDI AREA = 31,190.38 - 9,357.20 - 3,629.31 = 18,203.87 SQ.MT.	
15	REQUIRED PARKING	
A	FOR TOTAL PROPOSED COMMERCIAL F.A.R. AREA = 9,357.20 SQ.MT. @ 2 E.C.S PER 100 SQ.MT. AREA = 6357.20 / 100 X 2 = 127.14 SAY 128 E.C.S.	668 E.C.S.
B	FOR MULTIPLEX AUDI= 115 E.C.S @ 1 No. ON 10 SEAT = 115 / 10 = 11.5 SAY 12 E.C.S. @ AREA = 3411.28 SQ.MT.	
C	FOR OTHER MULTIPLEX COMMERCIAL F.A.R. AREA = 18,833.68 SQ.MT. @ 2 E.C.S PER 100 SQ.MT. AREA = 2366.68 / 100 X 2 = 47.33 SAY 48 E.C.S.	
TOTAL = A + B + C = 128 + 12 + 48 = 188 E.C.S.		
16	PROPOSED 1st BASEMENT AREA (NON F.A.R.)	15940.13
A	PROPOSED 1st BASEMENT FOR CAR PARKING AREA (NON F.A.R.) = 12409.77 SQ.MT.	
B	1st BASEMENT DEDUCTION AREA (COMMON CIRCULATION AREA) = 1443.68 SQ.MT.	
C	PROPOSED 1st BASEMENT AREA FOR STORAGE (NON F.A.R.) = 2086.68 SQ.MT.	
TOTAL AREA IN 1ST BASEMENT = 12409.77 + 1443.68 + 2086.68 = 15940.13		
17	PROPOSED 2nd BASEMENT AREA (NON F.A.R.)	10247.27
A	PROPOSED 2nd BASEMENT FOR CAR PARKING AREA (NON F.A.R.) = 8596.68 SQ.MT.	
B	2nd BASEMENT DEDUCTION AREA = 851.61 SQ.MT.	
TOTAL BASEMENT AREA = A + B = 8596.68 - 851.61 = 7745.07 SQ.MT.		
TOTAL AREA IN 1st & 2nd BASEMENT = 15940.13 + 7745.07 = 23685.20		
18	PROPOSED CAR PARKING AS PER LAYOUT	698 No.
A	1st BASEMENT CAR PARKING	298 No.
B	2nd BASEMENT CAR PARKING	253 No.
C	GROUND SURFACE CAR PARKING	147 No.
TOTAL (A+B+C) = 298+253+147 = 698 No.		
19	TOTAL BUILT-UP AREA	59,310.88
A	TOTAL F.A.R. AREA = 31,190.38 SQ.MT.	
B	TOTAL NON F.A.R. AREA (FIRE STAIRS+MUMTY+MACHINE ROOM) = 1,531.50 SQ.MT.	
C	TOTAL 1st BASEMENT AREA = 15940.13 SQ.MT.	
D	TOTAL 2nd BASEMENT AREA = 10,247.27 SQ.MT.	
E	TOTAL NON F.A.R. AREA I.S.S & GUARD ROOM, METER ROOM = 23,661.50 + 3,200.46 = 26,861.96	
F	TOTAL NON F.A.R. AREA S.T.P = 82.27 SQ.MT.	
G	TOTAL NON F.A.R. AREA U.G.T = 207.06 SQ.MT.	
TOTAL (A+B+C+D+E+F+G) = 59,310.89 SQ.MT.		
20	ACHIVED 5% LAYOUT GREEN AREA = GREEN - A - GREEN - B = 20,793.856 - 9,357.20 - 3,629.31 = 10,807.345	1096.00
21	AS PER 50 No. OF TREE PER HECTARE OF PLOT AREA = (50 X 20,793.856 / 10,000 = 103.96 SAY 104 Nos. TREES	104 TREES
22	No. OF TREE PROPOSED = 115 Nos. TREES	115 TREES

LEGEND

	30% COMMERCIAL SALE AREA
	70% MULTIPLY AREA

CAR PARKING DETAIL

PARKING REQUIRED				
TOTAL F.A.R. AREA	31190.38	SAY	SQ.MT.	
COMMERCIAL	187.15	188.00	9357.200	2 E.C.S @ 100 SQ.MT.
MULTIPLY AUDI	114.9	115	1149 SEAT	3629.31 (1 CAR @ 10 SEATS)
OTHER COMMERCIAL ACTIVITY	364.074	365	36203.870	
TOTAL	666.12	668.00	692 CARS	
PROVIDED PARKING				
CARS				PROPOSED AREA FOR PARKING
OPEN PARKING AT GROUND FLOOR	147.00		NO.S	
UPPER BASEMENT	298.00		NO.S	12395.14
UPPER BASEMENT FOR STORAGE				2092.47
LOWER BASEMENT CIRCULATION-01	253.00		NO.S	9395.55
CIRCULATION-02				1452.46
TOTAL NO.S OF CAR	698.00		NO.S	851.61
TOTAL BASEMENT AREA WITH STORE				26187.23

AUDI SEAT CALCULATION			
BLOCK NAME	NOS. OF AUDI SEAT	NOS. OF AUDI	TOTAL SEAT
BLOCK -01	131	2	262
	119	1	119
BLOCK-02	128	6	768
TOTAL		9	1149

F.A.R AREA STATEMENT

FLOORS	BLOCK-1		BLOCK-2		BLOCK-3		TOTAL F.A.R. AREA	TOTAL FIRE STAIRCASE (NON F.A.R.)	TOTAL BASEMENT AREA(NON F.A.R.)	GUARD ROOM AREA(NON F.A.R.)	U.G.WATER TANK AREA(NON F.A.R.)	S.T.P AREA(NON F.A.R.)	E.S.S AREA(NON F.A.R.)	METER ROOM AREA(NON F.A.R.)	TOTAL NON F.A.R. AREA	TOTAL GROUND COVERAGE AREA	TOTAL BUILT-UP AREA
	F.A.R. AREA	FIRE STAIRCASE	CONNECTING BRIDGE-01 F.A.R AREA	FIRE STAIRCASE	CONNECTING BRIDGE-02 F.A.R AREA	FIRE STAIRCASE											
GROUND COVERAGE AREA	3759.09	75.28	4943.57	30.00	796.41				3.2					40.66		9650.21	
LOWER BASEMENT AREA								10247.27									
UPPER BASEMENT AREA								15940.13		207.06	82.27		73.36	40.66			
GROUND FLOOR	3628.53	52.59	4809.85	133.72	796.41		9236.790	186.51	3.2								
1st FLOOR	3608.53	52.59	4345.63	115.19	278.00		8232.180	167.78	3.2								
2nd FLOOR	3307.97	52.59	4345.63	115.19	30.00	108.98	7867.860	167.78									
3rd FLOOR	1481.95	50.24	75.28	1720.12	115.19		3077.350	165.43									
4th FLOOR	632.52			1829.88	115.19		2462.400	115.19									
5th FLOOR				113.82	53.85		113.820	53.85									
MUMTY AREA & MACHINE ROOM AREA	189.95		436.83			40.40											
TOTAL F.A.R. AREA	12659.50		150.56	17164.93	30.00	1185.39	31190.38										
TOTAL 5% FACILITY AREA																	
TOTAL UNITS																	
TOTAL FIRE STAIRCASE (NON F.A.R.)	397.96		1085.16		40.40		1523.52										
TOTAL NON F.A.R. AREA								26187.400	6.400	207.060	82.270	73.360	40.660		28120.50		
TOTAL BUILT-UP AREA																	59310.88

PROJECT :-

PROPOSED MULTIPLEX AT KHASRA No. 524,540,544, 537,538 VILLAGE :- NOORNAGAR GHAZIABAD U.P.

BUILDERS & PROMOTER :- R.B.infraestate Pvt. Ltd. 7365 Praram Nagar Shakti Nagar Delhi - 7

DRAWING TITLE :-

LANDSCAPED SITE PLAN

DRAWN BY :- CHECKED BY :- SCALE 1 : 300 DATED :-

ARCHITECT'S SIGN.
DRG.NO. - 01A