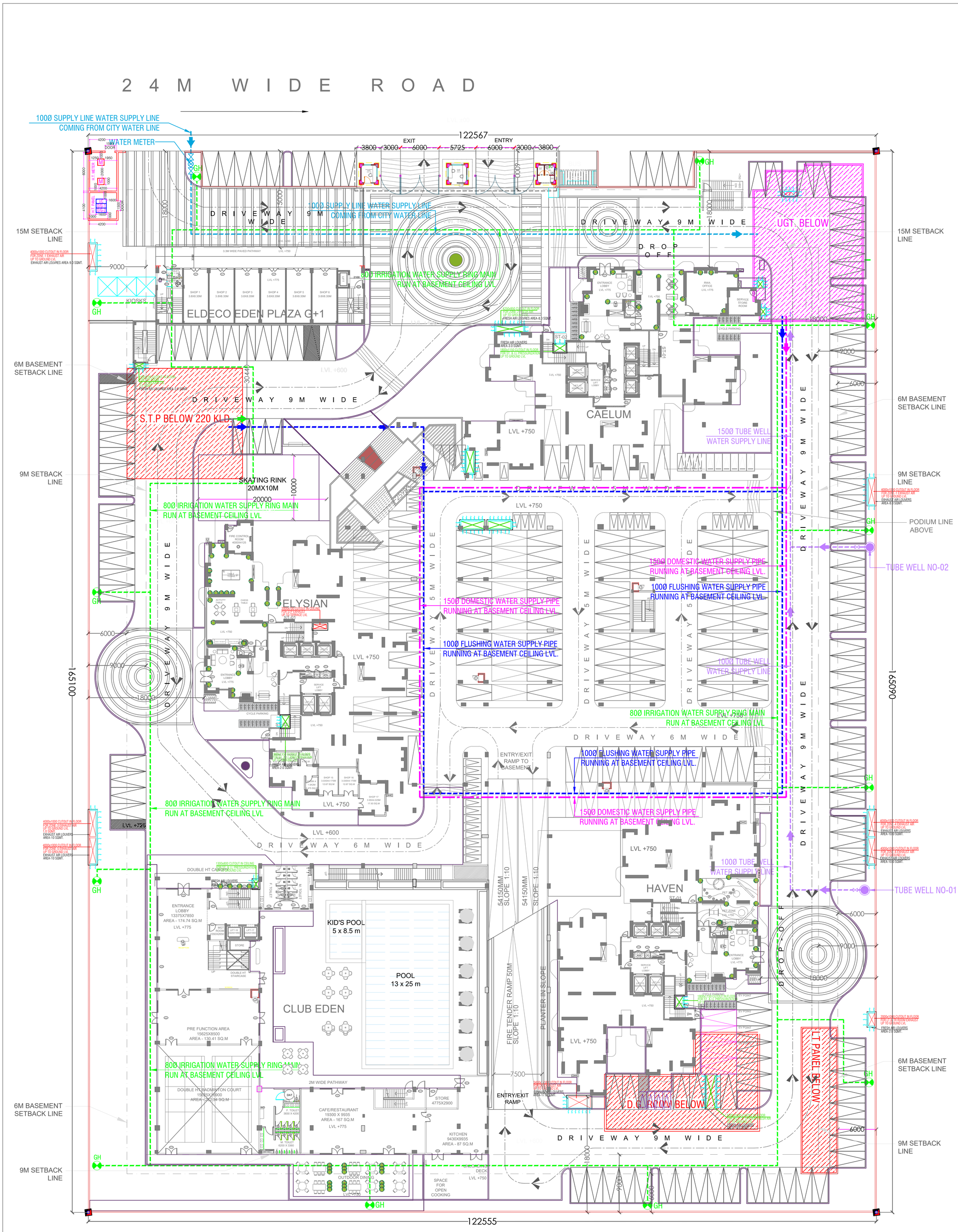

S.NO.	PARTICULARS	FAR	SQ.MTR.
1	TOTAL PLOT AREA		20235
2	PERMISSIBLE F.A.R. FOR HOUSING	3	60705
	PERMISSIBLE F.A.R. FOR HOUSING = 3.0 X 20235 = 60705.00 sq. mt.		
3	PERMISSIBLE 5 % GREEN BUILDING F.A.R. = 0.05 X 60705 = 3036.85 sq. mt.		3035.25
	TOTAL PERMISSIBLE F.A.R.		63740.25
	PERMISSIBLE 15% F.A.R. FOR FACILITY PERMISSIBLE 15% FOR FACILITY OF TOTAL MAIN F.A.R. AREA 15% OF 60705.0 = 9105.75 SQ.MT.	15%	9105.75
4	PERMISSIBLE GROUND COVERAGE 20235.00 Sqm. @ 35 % = 7082.25 sq. mt.	35%	7082.25
5	PROPOSED TOTAL GROUND COVERAGE 3TOWER)+COMMERCIAL+CLUB+GUARD+METER		4815.84
6	PERMISSIBLE AREA IN F.A.R. FOR COMMERCIA=607.50 SQM.		607.5
7	PROPOSED COMMERCIAL F.A.R. AREA DETAIL		607.45
8	TOTAL ACHIEVED F.A.R. AREA		63690.53
A	F.A.R. ACHIEVED FOR RESIDENTIAL & OTHERS	63083.08	
B	F.A.R. ACHIEVED FOR COMMERCIAL	607.45	
	TOTAL F.A.R. AREA	63690.53	
9	AREA ACHIEVED FOR FACILITY AREA IN 15 % FACILITY AREA FOR HOUSING =TOWERS+PODIUM+BASEMENT		9,012.430
10	PERMISSIBLE DENSITY = 1650+(50%-5%) PPH		
11 A	ACHIEVED DENSITY (ASSUMING 4.5 NO S. PERSONS PER UNIT) FOR 558 Nos. UNITS = 2511X 10,000 / 20235.00 = 1241. PPH		
B	ACHIEVED UNITS = 558 Nos.		
C	ACHIEVED PERSONS = UNITS X 4.5 = 558 X 4.5 =2511 PERSONS		
12	REQUIRED LANDSCAPE AREA REQUIRED LANDSCAPE AREA = 50 % OF OPEN AREA OPEN AREA = PLOT AREA - GROUND COVERAGE OPEN AREA		7709.58
13	PROPOSED LANDSCAPE AREA=		8368.422
14	REQUIRED TREE AS PER 1 No. OF TREE PER 100 SQ.MT. OF OPEN AREA = (PLOT AREA - GROUND COVERAGE) / 100 OPEN AREA = 20235- 4815.84=15419.16/100=155		155
15	NO. OF TREE PROPOSED = 220 No.S.		220
16	EVERGREEN TREE PROPOSED = 110 No.S.		110
17	PARKING REQUIRED @ 1 E.C.S. / 80 SQ.M. F.A.R. AREA = 63740 / 80 = 796 E.C.S.		796
18	PROPOSED PARKING		826
A	BASEMENT 01 PARKING MECHANICAL	304	
B	BASEMENT 01 PARKING	274	
C	PODIUM PARKING AREA	123	
D	SURFACE PARKING AREA	112	
E	OFF STREET PARKING	13	
	TOTAL PARKING		
19	TOTAL NON FAR AREA		36126.418
A	TOTAL NON FAR AREA ON BASEMENT	15696.49	
B	TOTAL NON FAR AREA ON PODIUM	5997.168	
C	TOTAL BALCONY AREA	14432.76	
20	TOTAL BUILT- UP AREA		108829.378
A	TOTAL NON FAR AREA	36126.418	
B	TOTAL FAR AREA	63690.53	
C	TOTAL 15% SERVICE FAR AREA	9,012.430	

HAVEN BLOCK-01						ELYSIAN BLOCK-02						CAELUM BLOCK-03					
S.NO.	FLOORS	F.A.R. AREA (SQ.M.)	Total 15% SERVICES FAR (SQ.M.)	Total Non FAR/ BALCONY AREA (SQ.M.)	NO. OF DWELLING UNITS	S.NO.	FLOORS	F.A.R. AREA (SQ.M.)	Total 15% SERVICES FAR (SQ.M.)	Total Non FAR/ BALCONY AREA (SQ.M.)	NO. OF DWELLING UNITS	S.NO.	FLOORS	F.A.R. AREA (SQ.M.)	Total 15% SERVICES FAR (SQ.M.)	Total Non FAR/ BALCONY AREA (SQ.M.)	NO. OF DWELLING UNITS
							BASEMENT						BASEMENT				
1	GROUND FLOOR/STILT			-		1	GROUND FLOOR/STILT	19.890		-		1	GROUND FLOOR			-	
2	1st FLOOR	678.780	72.250	153.390	6	2	1st FLOOR	678.780	72.250	153.390	6	2	1st FLOOR	678.780	72.250	153.390	6
3	2nd FLOOR	630.850	72.250	153.390	6	3	2nd FLOOR	630.850	72.250	153.390	6	3	2nd FLOOR	630.850	72.250	153.390	6
4	3rd FLOOR	630.850	72.250	153.390	6	4	3rd FLOOR	630.850	72.250	153.390	6	4	3rd FLOOR	630.850	72.250	153.390	6
5	4th FLOOR	630.850	72.250	153.390	6	5	4th FLOOR	630.850	72.250	153.390	6	5	4th FLOOR	630.850	72.250	153.390	6
6	5th FLOOR	630.850	72.250	153.390	6	6	5th FLOOR	630.850	72.250	153.390	6	6	5th FLOOR	630.850	72.250	153.390	6
7	6th FLOOR	630.850	72.250	153.390	6	7	6th FLOOR	630.850	72.250	153.390	6	7	6th FLOOR	630.850	72.250	153.390	6
8	7th FLOOR	630.850	72.250	153.390	6	8	7th FLOOR	630.850	72.250	153.390	6	8	7th FLOOR	630.850	72.250	153.390	6
9	8th FLOOR	630.850	72.250	153.390	6	9	8th FLOOR	630.850	72.250	153.390	6	9	8th FLOOR	630.850	72.250	153.390	6
10	9th FLOOR	630.850	72.250	153.390	6	10	9th FLOOR	630.850	72.250	153.390	6	10	9th FLOOR	630.850	72.250	153.390	6
11	10th FLOOR	630.850	72.250	153.390	6	11	10th FLOOR	630.850	72.250	153.390	6	11	10th FLOOR	630.850	72.250	153.390	6
12	11th FLOOR	630.850	72.250	153.390	6	12	11th FLOOR	630.850	72.250	153.390	6	12	11th FLOOR	630.850	72.250	153.390	6
13	12th FLOOR	630.850	72.250	153.390	6	13	12th FLOOR	630.850	72.250	153.390	6	13	12th FLOOR	630.850	72.250	153.390	6
14	13th FLOOR	630.850	72.250	153.390	6	14	13th FLOOR	630.850	72.250	153.390	6	14	13th FLOOR	630.850	72.250	153.390	6
15	14th FLOOR	630.850	72.250	153.390	6	15	14th FLOOR	630.850	72.250	153.390	6	15	14th FLOOR	630.850	72.250	153.390	6
16	15th FLOOR	630.850	72.250	153.390	6	16	15th FLOOR	630.850	72.250	153.390	6	16	15th FLOOR	630.850	72.250	153.390	6
17	16th FLOOR	630.850	72.250	153.390	6	17	16th FLOOR	630.850	72.250	153.390	6	17	16th FLOOR	630.850	72.250	153.390	6
18	17th FLOOR	630.850	72.250	153.390	6	18	17th FLOOR	630.850	72.250	153.390	6	18	17th FLOOR	630.850	72.250	153.390	6
19	18th FLOOR	620.990	117.070	144.480	6	19	18th FLOOR	620.990	117.070	144.480	6	19	18th FLOOR	620.990	117.070	144.480	6
20	19th FLOOR	630.850	72.250	153.390	6	20	19th FLOOR	630.850	72.250	153.390	6	20	19th FLOOR	630.850	72.250	153.390	6
21	20th FLOOR	630.850	72.250	153.390	6	21	20th FLOOR	630.850	72.250	153.390	6	21	20th FLOOR	630.850	72.250	153.390	6
22	21st FLOOR	630.850	72.250	153.390	6	22	21st FLOOR	630.850	72.250	153.390	6	22	21st FLOOR	630.850	72.250	153.390	6
23	22nd FLOOR	630.850	72.250	153.390	6	23	22nd FLOOR	630.850	72.250	153.390	6	23	22nd FLOOR	630.850	72.250	153.390	6
24	23rd FLOOR	630.850	72.250	153.390	6	24	23rd FLOOR	630.850	72.250	153.390	6	24	23rd FLOOR	630.850	72.250	153.390	6
25	24th FLOOR	630.850	72.250	153.390	6	25	24th FLOOR	630.850	72.250	153.390	6	25	24th FLOOR	630.850	72.250	153.390	6
26	25th FLOOR	630.850	72.250	153.390	6	26	25th FLOOR	630.850	72.250	153.390	6	26	25th FLOOR	630.850	72.250	153.390	6
27	26th FLOOR	630.850	72.250	153.390	6	27	26th FLOOR	630.850	72.250	153.390	6	27	26th FLOOR	630.850	72.250	153.390	6
28	27th FLOOR	620.990	117.070	144.480	6	28	27th FLOOR	620.990	117.070	144.480	6	28	27th FLOOR	620.990	117.070	144.480	6
29	28th FLOOR	630.850	72.250	153.390	6	29	28th FLOOR	630.850	72.250	153.390	6	29	28th FLOOR	630.850	72.250	153.390	6
30	29th FLOOR	630.850	72.250	153.390	6	30	29th FLOOR	630.850	72.250	153.390	6	30	29th FLOOR	630.850	72.250	153.390	6
31	30th FLOOR	630.850	72.250	153.390	6	31	30th FLOOR	630.850	72.250	153.390	6	31	30th FLOOR	630.850	72.250	153.390	6
32	31st FLOOR	640.740	67.480	158.100	6	32	31st FLOOR	640.740	67.480	158.100	6	32	31st FLOOR	640.740	67.480	158.100	6
33	32nd FLOOR	518.290	65.680	68.940		33	32nd FLOOR	518.290	65.680	68.940		33	32nd FLOOR	518.290	65.670	68.940	
34	MUMTY		68.920	0	0	34	MUMTY		68.920	0	0	34	MUMTY		68.920	0	0
35	WATER TANK		96.66	-	0	35	WATER TANK		96.66	-	0	35	WATER TANK		96.66	-	0
7167	TOTAL	20,112.740	2,555.880	4,810.920	186		TOTAL	20,132.630	2,555.880	4,810.920	186		TOTAL	20,112.740	2,555.870	4,810.920	186

CLUB				COMMERCIAL				METER ROOM	OTHER15% ON BASEMENT/PODIUM +WATER TANK	OTHER FAR BASEMENT/PODIUM	GUARD	GRAND TOTAL			
S.NO.	FLOORS	15%	F.A.R. AREA (SQ.M.)	S.NO.	FLOORS	F.A.R. AREA (SQ.M.)	15%	FAR	15%	FAR	FAR	Total F.A.R. AREA (SQ.M.)	Total 15% SERVICES FAR (SQ.M.)	Total Non FAR/ BALCONY AREA (SQ.M.)	Total NO. OF DWELLING UNITS
	BASEMENT				BASEMENT				910.08	99.37					
1	GROUND FLOOR	0	1,164.200	1	GROUND FLOOR	311.050	34.230	50.000	237.200	496.600	30.000	2,671.740	271.480	5997.168	
2	1st FLOOR	0	866.410	2	1ST FLOOR	276.810	36.550					3,179.560	253.300	460.170	18
3	2nd FLOOR	90.26	37.980	3			36.430					1,930.530	343.440	460.170	18
4				4								1,892.550	216.750	460.170	18
5				5								1,892.550	216.750	460.170	18
6				6								1,892.550	216.750	460.170	18
7				7								1,892.550	216.750	460.170	18
8				8								1,892.550	216.750	460.170	18
9				9								1,892.550	216.750	460.170	18
10				10								1,892.550	216.750	460.170	18
11				11								1,892.550	216.750	460.170	18
12				12								1,892.550	216.750	460.170	18
13				13								1,892.550	216.750	460.170	18
14				14								1,892.550	216.750	460.170	18
15				15								1,892.550	216.750	460.170	18
16				16								1,892.550	216.750	460.170	18
17				17								1,892.550	216.750	460.170	18
18				18								1,892.550	216.750	460.170	18
19				19								1,862.970	351.210	433.440	18
20				20								1,892.550	216.750	460.170	18
21				21								1,892.550	216.750	460.170	18
22				22								1,892.550	216.750	460.170	18
23				23								1,892.550	216.750	460.170	18
24				24								1,892.550	216.750	460.170	18
25				25								1,892.550	216.750	460.170	18
26				26								1,892.550	216.750	460.170	18
27				27								1,892.550	216.750	460.170	18
28				28								1,862.970	351.210	433.440	18
29				29								1,892.550	216.750	460.170	18
30				30								1,892.550	216.750	460.170	18
31				31								1,892.550	216.750	460.170	18
32				32								1,922.220	202.440	474.300	18
33				33								1,554.870	197.030	206.820	
34				34					206.760						
35				35					289.580						
	TOTAL	90.26	2,068.590		TOTAL	587.560	114.990	50	595.97	30		63,690.530	9,012.430	36,126.418	558

MOHAMMAD NAFEES QURESHI
Digitally signed by MOHAMMAD NAFEES QURESHI
Date: 2026.02.04 12:24:20 +05'30'

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Disclaimer

Drawings and written material appearing herein constitute original and unpublished work of the Consultant and may not be duplicated, used or disclosed without written consent of the Consultant.

Notes

1. Unless otherwise mentioned all dimensions are in Millimeters.
2. Unless otherwise mentioned all levels including finished floor levels are in Meters.
3. Unless otherwise mentioned all dimensions are shown exclusive of finishes & frames.
4. Dimensions are not to be scaled from the drawing.
5. Any discrepancies, either between written dimensions and site dimensions or within these drawings should be brought to the immediate attention of the consultant before executing the works.
6. This drawing is to be read in conjunction with all other documentation forming the construction document.

No	Date	Description

Revisions

PLUMBING SERVICES LEGEND :

	STORM WATER MANHOLE (600 x 600) MM
	STORM WATER MANHOLE (900 x 800) MM
	SEWER MANHOLE (800 x 900) MM
	SEWER MANHOLE (900 x 800) MM
	EXTERNAL SEWER LINE
	EXTERNAL STORM WATER LINE
	DOMESTIC WATER SUPPLY LINE
	FLUSHING WATER SUPPLY LINE
	EXTERNAL FIRE HYDRANT LINE
	MUNICIPAL LINE WATER SUPPLY
	MUNICIPAL LINE WATER SUPPLY
	GARDEN IRRIGATION WATER SUPPLY LINE
EFH	EXTERNAL FIRE HYDRANT (750x600x250) MM
GH	GARDEN HYDRANT
D.T.	DISPERSON TRENCH SIZE:- (5000X2500) MM.
D.C.	DESILTING CHAMBER (2500 X 1500) MM
	VALVE WITH CHAMBER
N	NON RETURN VALVE WITH CHAMBER (N.R.V.)

No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan

Project Name

ELDECO ECHOES OF EDEN

Project Address

PLOT NO.GH-01B/1 SECTOR-22D, YEIDA, GAUTAM BUDDHA NAGAR, UTTAR PRADESH-201308

Drawing Title

SITE PLAN
WATER SUPPLY LAYOUT

Project No 24.ED2.GN

Scale 1:300

Date MAY 07 , 2025

Drawing No PL-PC-EEOE-SITE-WS-103

XX	XX	X	XXX	

SHEET SIZE A1 : 841 X 594