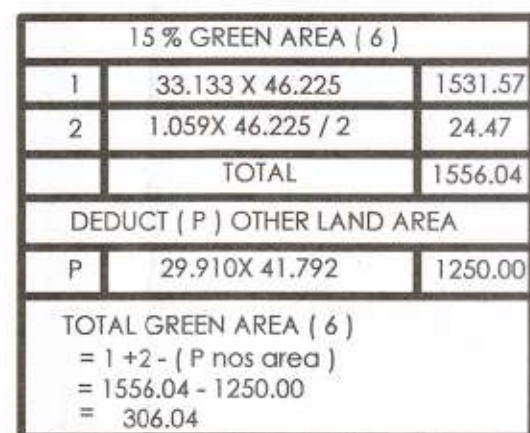
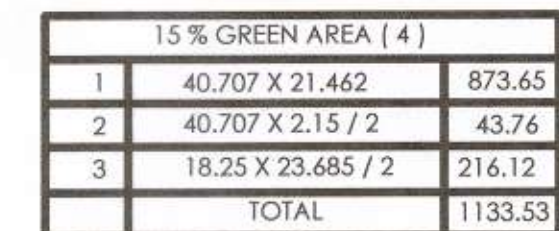
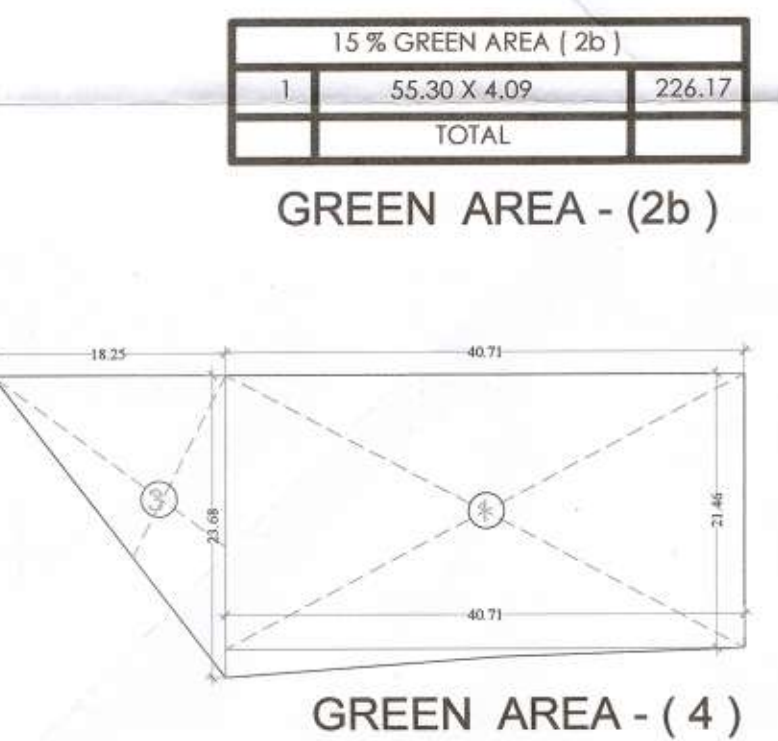
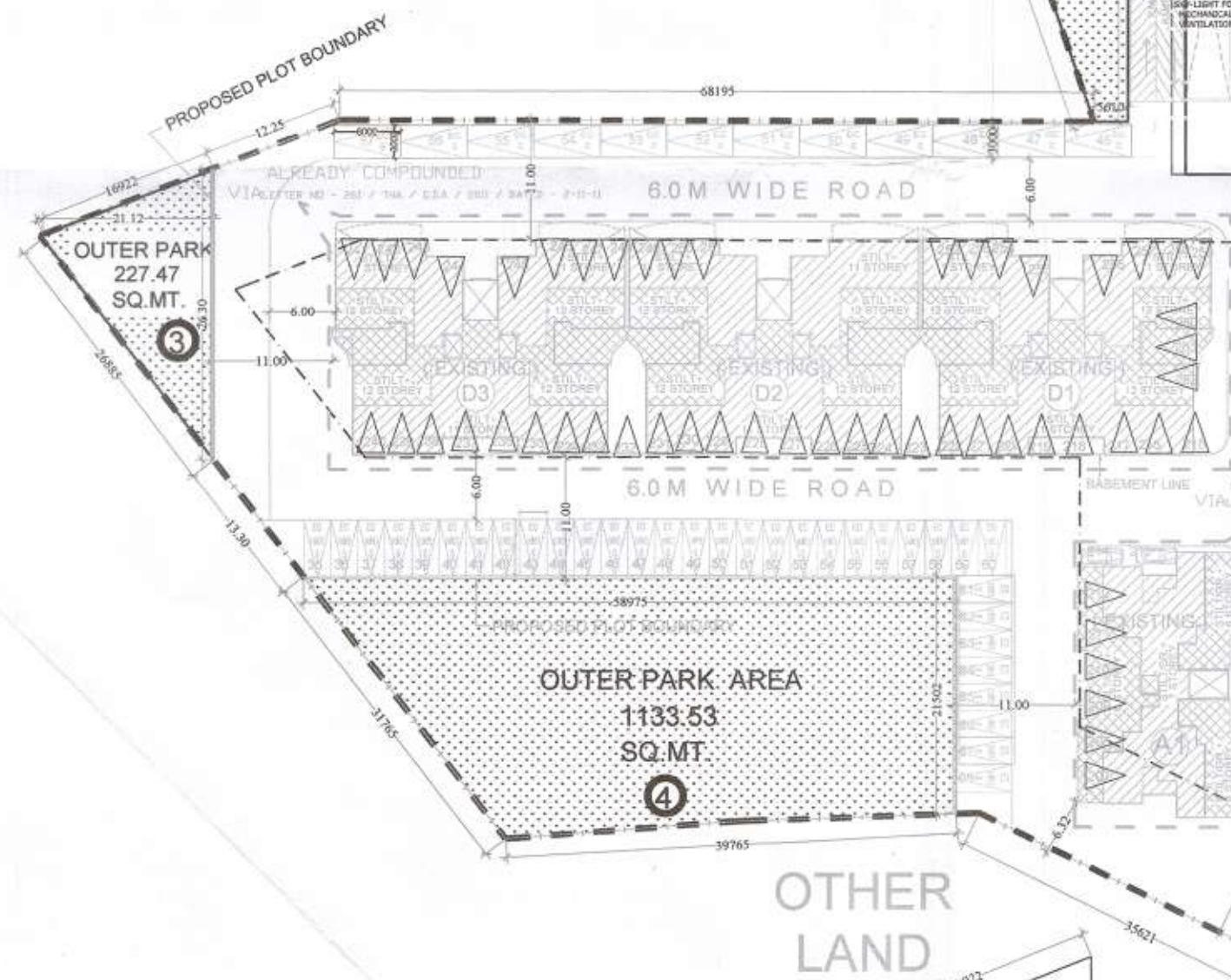
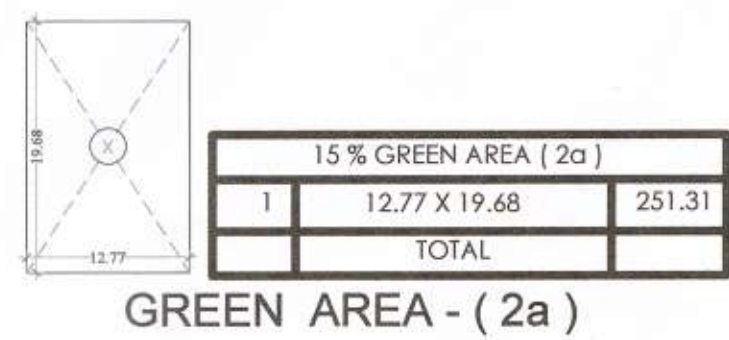
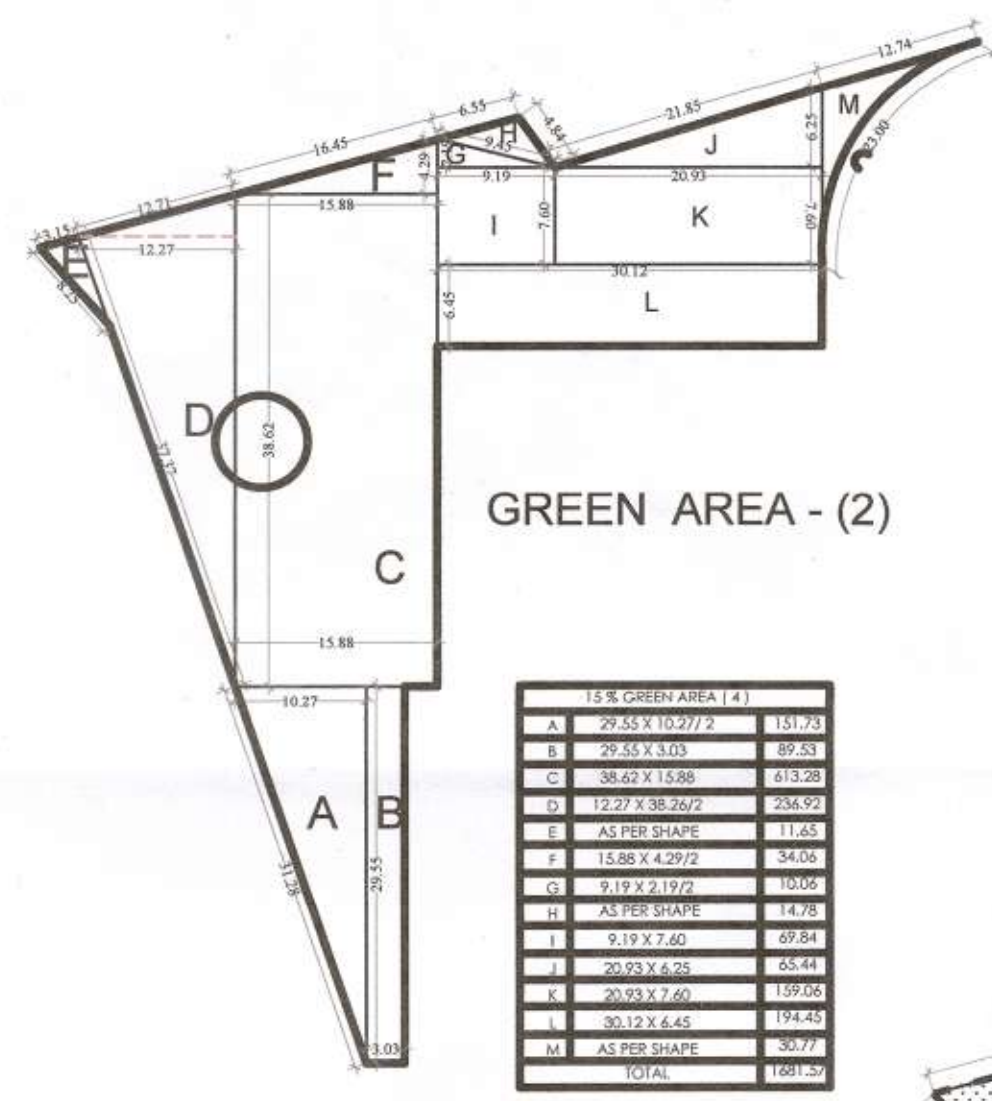


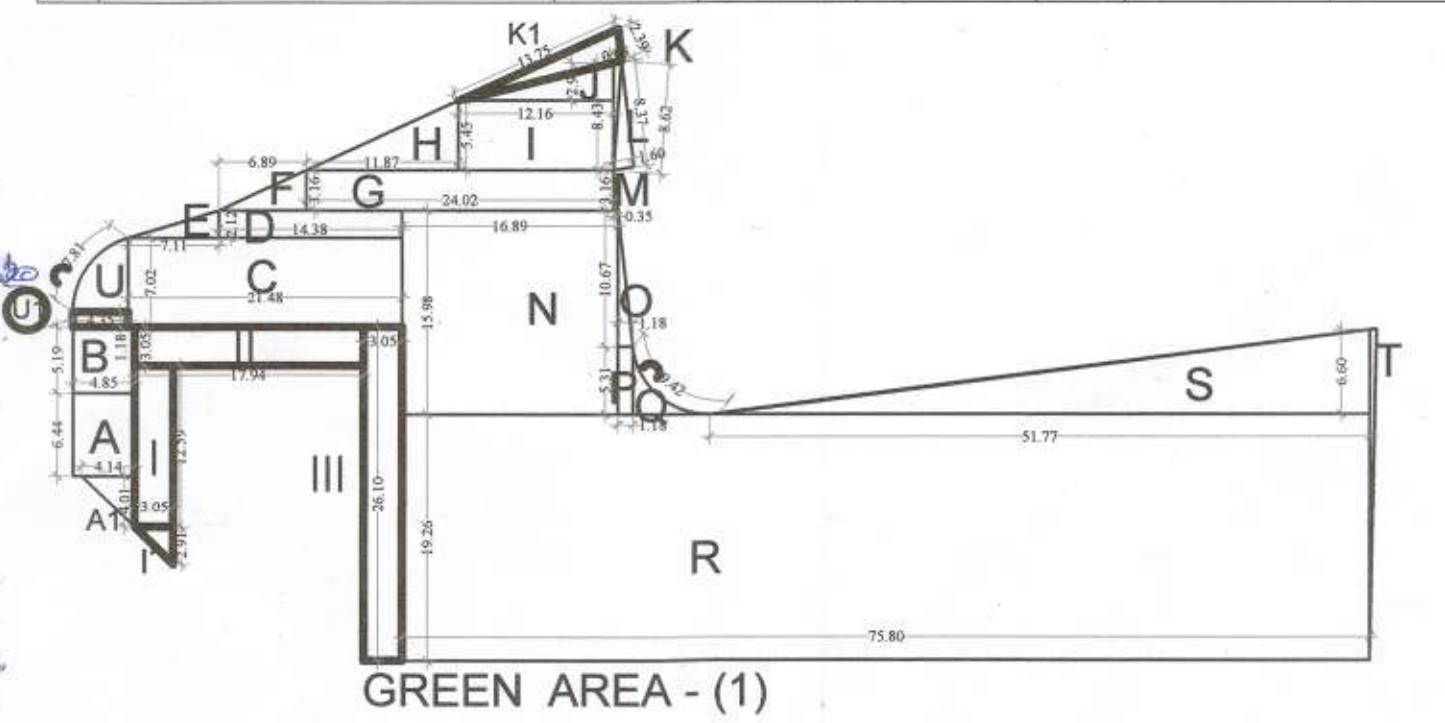


30.00 mt. WIDE PROPOSED MASTER PLAN

शमन मानचित्र  
गाजियाबाद विकास प्राधिकरण  
यह प्रस्तावित मानचित्र 18.12.2004 के अनुसार बनाया गया है।  
यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।  
यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।

1. यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।  
2. यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।  
3. यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।  
4. यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।  
5. यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।  
6. यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।  
7. यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।  
8. यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।  
9. यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।  
10. यह मानचित्र 18.12.2004 के अनुसार बनाया गया है।

| PARKING CALCULATION |                                                                                                                                                                                 |    |                  |                   |              |                            |                |           |         |
|---------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----|------------------|-------------------|--------------|----------------------------|----------------|-----------|---------|
| 1                   | E.C.S. AS PER PRE-SANCTIONED / COMPOUNDED FAR (102055.33 SQ.M) = 1089 (LETTER NO - (LETTER NO - 288/ MASTER PLAN / 2019 / GH / ZONE-6 / DATED - 4-6-19)                         |    |                  |                   |              |                            |                |           |         |
| 2                   | E.C.S. REQUIRED FOR NEW EXTRA FLOOR IN BLOCK OS AND AND EXTRA FLAT IN BLOCK OS                                                                                                  |    |                  |                   |              |                            |                |           |         |
| 2.1                 | BLOCK OS                                                                                                                                                                        | OS | PARTICULARS      | FLAT TYPE         | AREA OF FLAT | NO. OF FLAT                | FACTOR         | 2 WHEELER | CAR ECS |
|                     |                                                                                                                                                                                 |    |                  | TYPE-1            | 91.80        | 4                          | 1 ECS / FLAT   |           | 4.00    |
|                     |                                                                                                                                                                                 |    |                  | TYPE-2            | 81.20        | 6                          | 1 ECS / FLAT   |           | 6.00    |
|                     |                                                                                                                                                                                 |    |                  | TYPE-3            | 80.30        | 4                          | 1 ECS / FLAT   |           | 4.00    |
|                     |                                                                                                                                                                                 |    |                  | TYPE-4            | 61.80        | 3                          | 1 ECS / FLAT   |           | 3.00    |
|                     |                                                                                                                                                                                 |    |                  | TYPE-5            | 188.26       | 3                          | 1.5 ECS / FLAT |           | 4.50    |
|                     |                                                                                                                                                                                 |    |                  | TYPE-6            | 214.97       | 3                          | 1.5 ECS / FLAT |           | 4.50    |
|                     |                                                                                                                                                                                 |    | TYPE-7           | 135.33            | 3            | 1.5 ECS / FLAT             |                | 4.50      |         |
| 2.2                 | BLOCK OS                                                                                                                                                                        | OS | STUDIO APARTMENT | LESS THAN 50 SQ.M | 32           | 1 NOS. (TWO WHEELER )/FLAT | 32             |           | 28.00   |
| 2.3                 | FOR VISITORS (10%)                                                                                                                                                              |    |                  |                   |              |                            |                | 3.2       | 2.30    |
| 2.4                 |                                                                                                                                                                                 |    |                  |                   |              |                            |                | SAY=4     | SAY=3   |
| 2.5                 | TOTAL NO. OF ECS REQUIRED                                                                                                                                                       |    |                  |                   |              |                            |                | 26        |         |
| 2.6                 | TOTAL NOS. OF TWO WHEELER REQUIRED                                                                                                                                              |    |                  |                   |              |                            |                | 36.00     |         |
| 2.6                 | NET ECS REQUIRED                                                                                                                                                                |    |                  |                   |              |                            |                | 1085      |         |
| 4                   | PRE-EXISTING ECS AND TOW WHEELER PARKING (LETTER NO - 139/ MASTER PLAN / 017 / DATED - 6-06-17) & (LETTER NO - 590/ MASTER PLAN - 197 / GH / ZONE-6 / 17-18 / DATED - 26-12-17) |    |                  |                   |              |                            |                |           |         |
| 4a                  | ECS IN BASEMENT                                                                                                                                                                 |    |                  |                   |              |                            |                |           |         |
|                     | ECS AT STLT                                                                                                                                                                     |    |                  |                   |              |                            |                |           |         |
|                     | ECS IN OPEN SPACE                                                                                                                                                               |    |                  |                   |              |                            |                |           |         |
|                     | EXISTING MECHANICAL IN BASEMENT                                                                                                                                                 |    |                  |                   |              |                            |                |           |         |
| 4b                  | TOTAL ECS PARKING                                                                                                                                                               |    |                  |                   |              |                            |                |           |         |
| 4b                  | TOTAL TWO WHEELER PARKING                                                                                                                                                       |    |                  |                   |              |                            |                |           |         |
| 4.6                 | PREVIOUS SANCTIONED PARKING (LETTER NO - (LETTER NO - 288/ MASTER PLAN / 2019 / GH / ZONE-4 / DATED - 4-6-19)                                                                   |    |                  |                   |              |                            |                |           |         |
| 5                   | ECS IN BASEMENT BLOCK 01, 02 & 06                                                                                                                                               |    |                  |                   |              |                            |                |           |         |
|                     | PROPOSED PARKING                                                                                                                                                                |    |                  |                   |              |                            |                |           |         |
|                     | ECS IN UPPER BASEMENT IN BLOCK 01, 02 & 06 ON PREVIOUS NORMAL PARKING                                                                                                           |    |                  |                   |              |                            |                |           |         |
|                     | TOTAL                                                                                                                                                                           |    |                  |                   |              |                            |                |           |         |



| PARKING LEGEND |          |                  |
|----------------|----------|------------------|
| SL. NO.        | CAR TYPE | PARKING LOCATION |
| 1              | 1        | COMPOUNDED ECS   |
| 2              | 2        | PROPOSED CAR     |

1st SANCTIONED NO. - (FILE NO. - 94 / THA / GH / ZONE - 3 / 04-09)  
2nd SANCTIONED NO. - (LETTER NO - 241 / THA / O.D.A. / 2011 / DATED - 2-11-11)  
3rd COMPOUNDING NO. - (LETTER NO - 139 / MASTER PLAN / 017 / DATED - 4-06-17)  
4th SANCTIONED NO. - (LETTER NO - 590 / MASTER PLAN - 197 / GH / ZONE-4 / 17-18 / DATED - 26-12-17)  
5th COMPOUNDING NO. - (LETTER NO - 288 / MASTER PLAN / 2019 / GH / ZONE-4 / DATED - 4-6-19)

PROJECT:  
REVISED & PROPOSED DRAWING FOR THE GROUP HOUSING AT KHASRA # 5274A, 528, 549 TO 55, 556 TO 559 AT VILLAGE KANAWALI, INDRAPURAM, GHAZIABAD.

PROMOTERS  
(i) M/S NIHO CONSTRUCTION LTD.  
(ii) MR. SUNIL JINDAL  
(iii) M/S S.V. LIQUER (I) LTD.

AUTHORIZED SIGN.  
Mr. PRATEEK CHAUHAN

Architect Sign: Sandeep Tandon  
CA/97/21634  
For S.V. LIQUER (I) LTD.  
And M/s Niho Construction Ltd.

OWNER SIGN: Authorized Signatory  
DRAWING TITLE: STILT, PARKING & GREEN AREA CALCULATION  
REV. DATE: REV. NO. PROJECT NO.

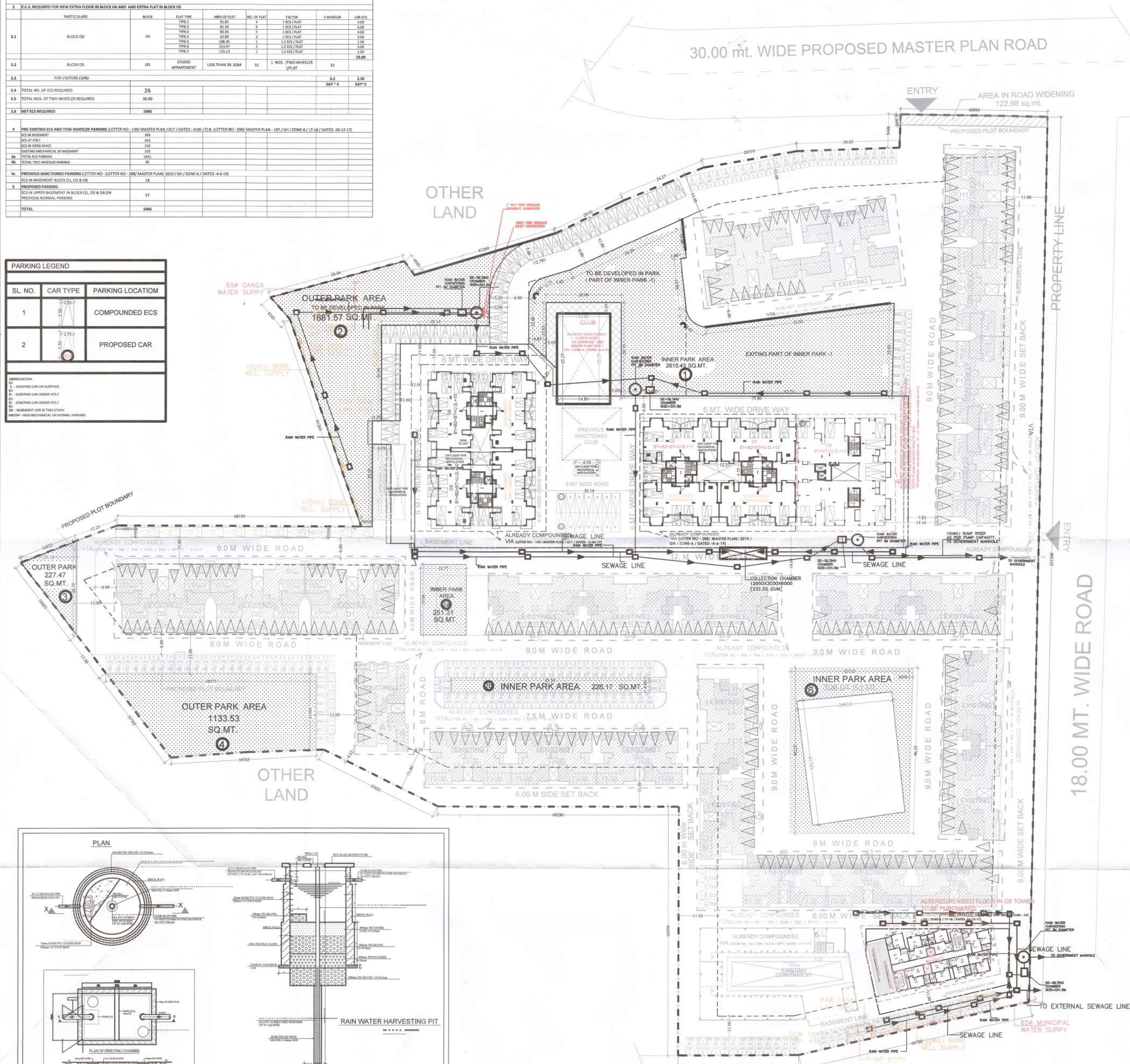
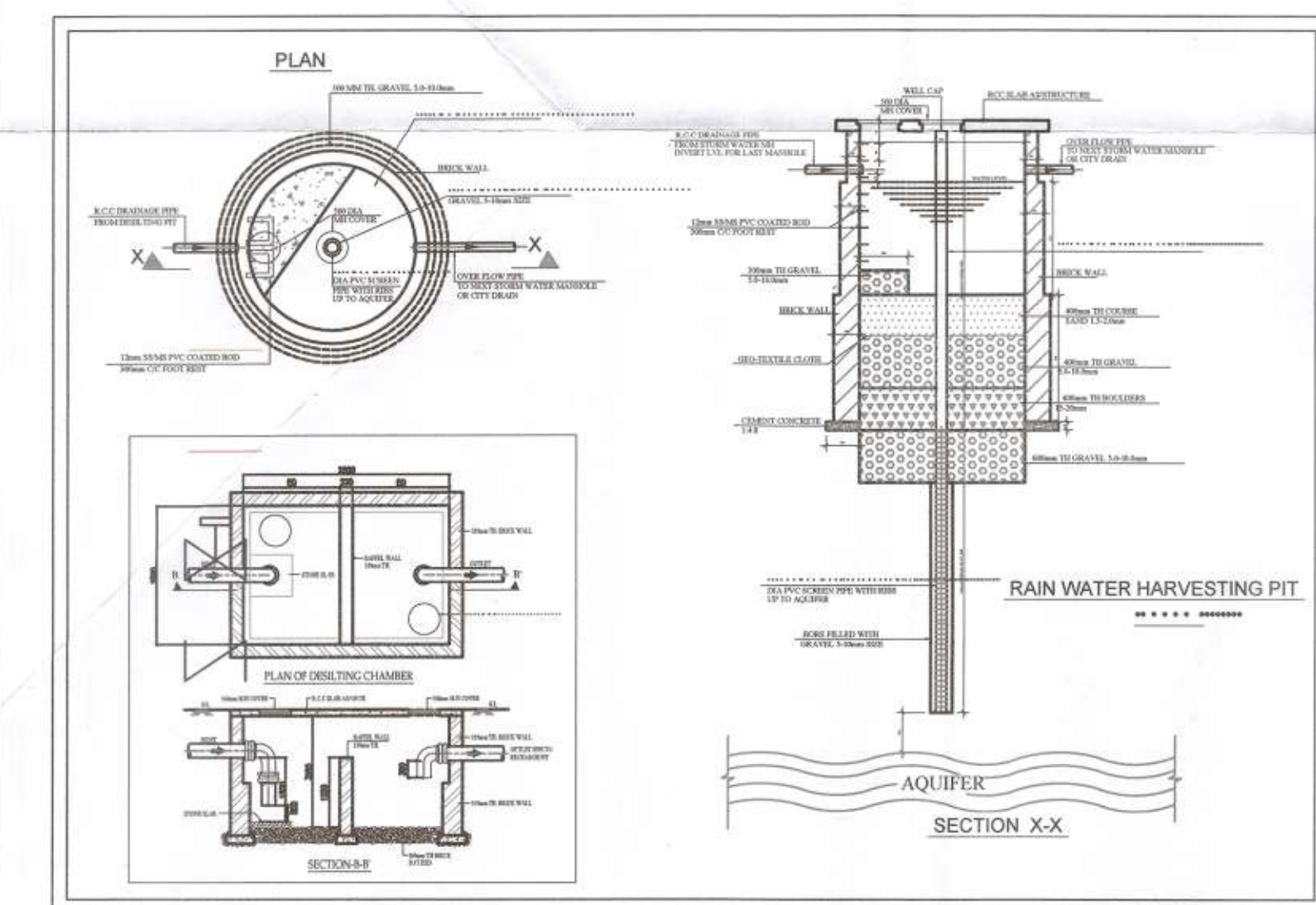
ARCHITECTS AND CONSULTANTS  
**AE STUDIO**  
B4/225, SAFDURJUNG ENCLAVE,  
NEW DELHI-110029. PH- 26161136  
Email - info@aeestudio.in  
SCALE: NTS  
DRAWN BY: SHEET NUMBER 02  
CHECKED BY: DATE 12-04-21

| REQUIRED GREEN 6435.75 sqm |                |
|----------------------------|----------------|
| TOTAL PROPOSED GREEN       |                |
| GREEN AREA                 | AREA (IN SQ.M) |
| GREEN AREA - 01            | #####          |
| GREEN AREA - 02            | #####          |
| GREEN AREA - 2a            | #####          |
| GREEN AREA - 2b            | #####          |
| GREEN AREA - 3             | #####          |
| GREEN AREA - 4             | #####          |
| GREEN AREA - 6             | #####          |
| GREEN AREA - 6             | ####           |





| PARKING LEGEND |                                                                                   |                  |
|----------------|-----------------------------------------------------------------------------------|------------------|
| SL. NO.        | CAR TYPE                                                                          | PARKING LOCATION |
| 1              |  | COMPOUNDED ECS   |
| 2              |  | PROPOSED CAR     |

[illegible]

- [illegible]

  
 प्रमुख अभियन्ता



  
 प्रमुख अभियन्ता

| LEGEND FOR WATER SUPPLY                                                             |                  |
|-------------------------------------------------------------------------------------|------------------|
|  | BORE WELL SUPPLY |
|  | MUNICIPAL SUPPLY |
|  | BUTTERFLY VALVE  |
|  | NON RETURN VALVE |

|                                                                                     |               |
|-------------------------------------------------------------------------------------|---------------|
| LEGEND FOR<br>STORM WATER                                                           |               |
|  | STORM MANHOLE |
|  | STORM LINE    |

| LEGEND FOR PLUMBING                                                                 |               |
|-------------------------------------------------------------------------------------|---------------|
|  | SEWER MANHOLE |
|  | SOIL PIPE     |

|                      |                                                                               |
|----------------------|-------------------------------------------------------------------------------|
| 1st SANCTIONED NO.-  | (FILE NO. - 94 / THA / GH / ZONE - 3 / 04.05)                                 |
| 2nd SANCTIONED NO.-  | (LETTER NO - 261 / THA / G.D.A. / 2011 / DATED - 2-11-11)                     |
| 3rd COMPOUNDING NO.- | (LETTER NO - 139/ MASTER PLAN / 2017 / DATED - 6-06-17)                       |
| 4th SANCTIONED NO.-  | (LETTER NO - 590/ MASTER PLAN - 197 / GH / ZONE-6 / 17-18 / DATED - 26-12-17) |
| 5th COMPOUNDING NO.- | (LETTER NO - 288/ MASTER PLAN / 2019 / 17 / ZONE - 6 / DATED - 4-4-19)        |

**PROJECT.**  
REVISED & PROPOSED DRAWING FOR THE GROUP HOUSING AT  
KHASRA # 527/4, 528, 549 TO 55, 556 TO 559 AT VILLAGE  
KANAWALI INDRAPURAM GHAZIABAD

**PROMOTERS**

(i) M/S NIHO CONSTRUCTION LTD.  
(ii) MR. SUNIL JINDAL  
(iii) M/S S.V. LIQUER (I) LTD.

AUTHORIZED SIGN.

Mr. PRATEEK CHAUHAN

ARCHITECT SIGN  Sandeep Tandon  
For SV LIQUOR And M/s Niha Construction Ltd.

OWNER SIGN \_\_\_\_\_

*Authorized Signatory*

**DRAWING TITLE :**

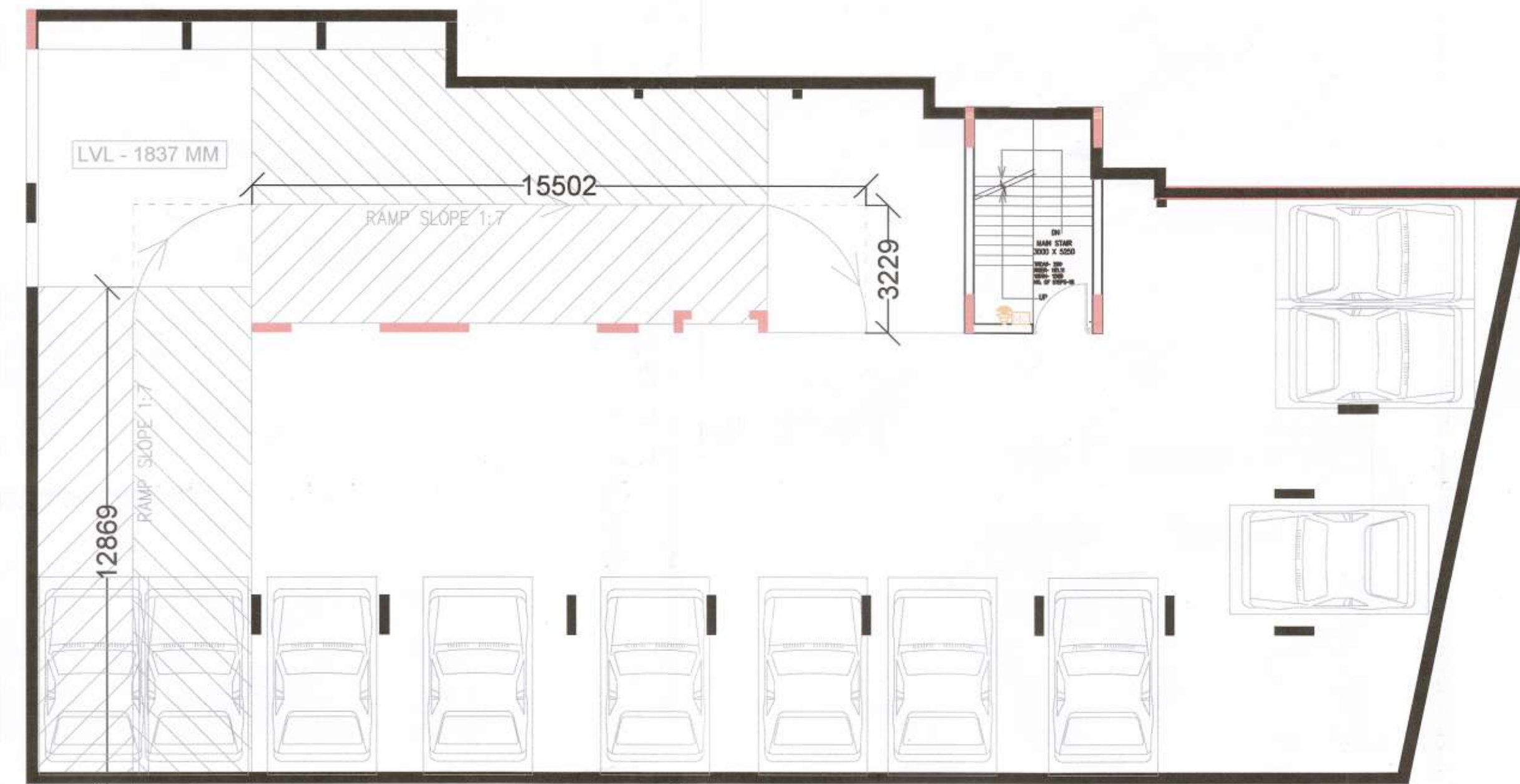
SERVICES SITE PLAN (STORM, SEVER & RAIN  
WATER)

ARCHITECTS AND CONSULTANTS

**AE STUDIO**

B4/225, SAFDURJUNG ENCLAVE  
NEW DELHI-110029. PH.- 26161  
Email - info@aestudio.in

|                                                                                       |                                                                                       |                        |  |
|---------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------|------------------------|--|
| WIND & RAIN                                                                           |                                                                                       | REV. DATE:             |  |
|                                                                                       |                                                                                       | REV. NO.               |  |
|  | PROJECT NO.                                                                           |                        |  |
|                                                                                       |  |                        |  |
|                                                                                       | SCALE: _____<br>NTS                                                                   |                        |  |
|                                                                                       | DRAWN BY: _____                                                                       |                        |  |
| CHECKED BY: _____<br>SANDEEP                                                          |                                                                                       | SHEET NO.: _____<br>5  |  |
| DATE _____<br>12-04-21                                                                |                                                                                       | DATE _____<br>12-04-21 |  |



BASEMENT FLOOR PLAN



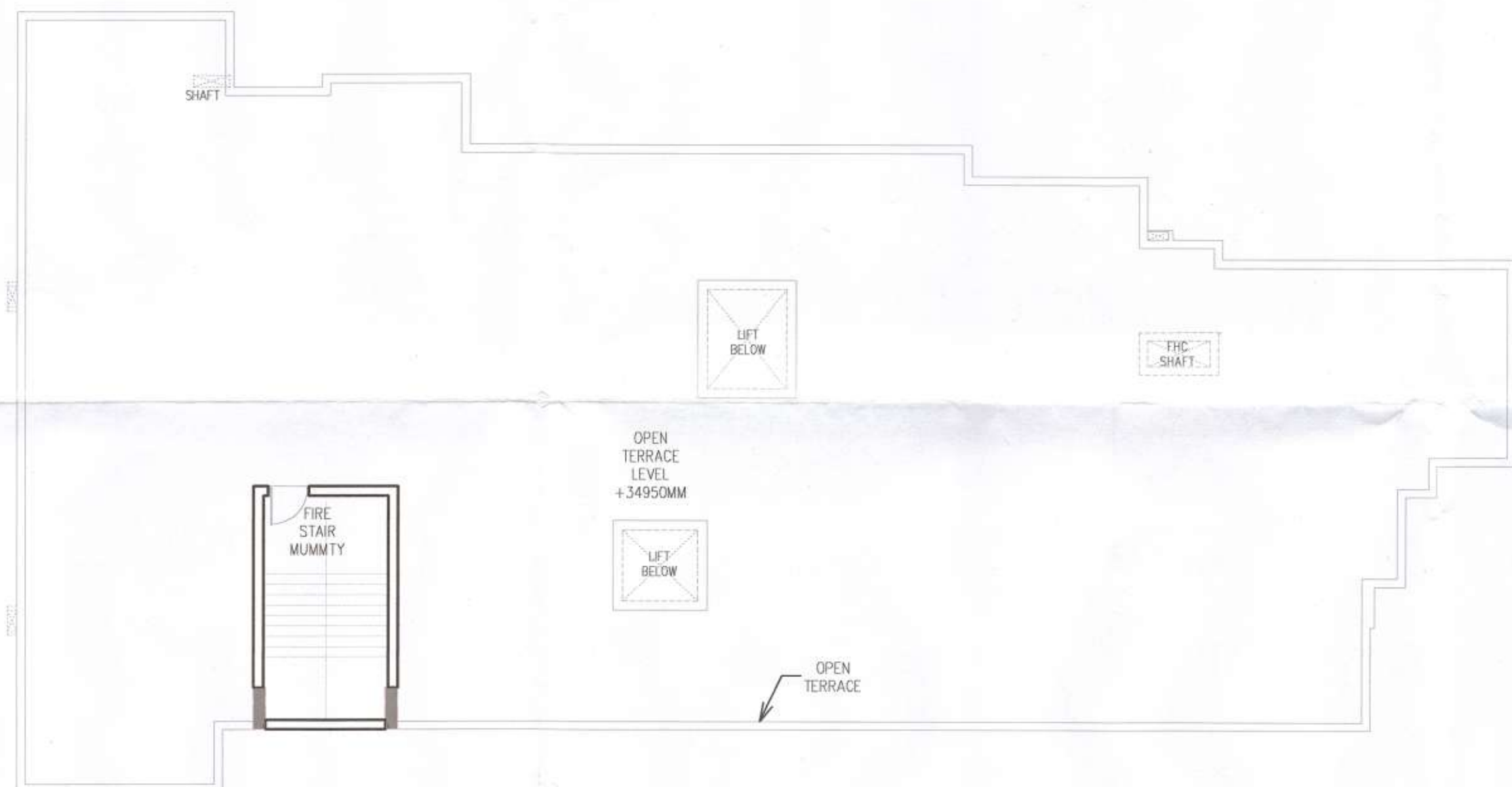
GROUND FLOOR PLAN



FIRST AND SECOND FLOOR PLAN



TYPICAL (THIRD-ELEVENTH) FLOOR PLAN



TERRACE PLAN

| F.A.R AREA STATEMENT (IN SQM) |                |                                |                         |                         |
|-------------------------------|----------------|--------------------------------|-------------------------|-------------------------|
| S. NO                         | FLOOR          | PREVIOUS SANCTIONED F.A.R(SQM) | ALTERED / REVISED F.A.R | COMPOUNDABLE F.A.R(SQM) |
|                               | BASEMENT FLOOR |                                |                         |                         |
| 1                             | GROUND FLOOR   | 332.24                         | 333.03                  | 0.79                    |
| 2                             | FIRST FLOOR    | 418.42                         | 419.72                  | 1.30                    |
| 3                             | SECOND FLOOR   | 418.42                         | 419.72                  | 1.30                    |
| 4                             | THIRD FLOOR    | 418.4                          | 419.72                  | 1.32                    |
| 5                             | FOURTH FLOOR   | 418.4                          | 419.72                  | 1.32                    |
| 6                             | FIFTH FLOOR    | 418.4                          | 419.72                  | 1.32                    |
| 7                             | SIXTH FLOOR    | 386.6                          | 419.72                  | 33.12                   |
| 8                             | SEVENTH FLOOR  | 340.13                         | 419.72                  | 79.59                   |
| 9                             | EIGHTH FLOOR   | 261.33                         | 419.72                  | 158.39                  |
| 10                            | NINTH FLOOR    | 238.3                          | 419.72                  | 181.42                  |
| 11                            | TENTH FLOOR    | 196.27                         | 419.72                  | 223.45                  |
| 12                            | ELEVENTH FLOOR | 196.27                         | 419.72                  | 223.45                  |
| ACHIEVED FAR                  |                | 4043.21                        | 4949.95                 | 906.77                  |

| NON F.A.R. AREA STATEMENT (IN SQM) |                |                           |                         |
|------------------------------------|----------------|---------------------------|-------------------------|
| S. NO                              | FLOOR          | PREVIOUS SANCTIONED (SQM) | ALTERED / REVISED (SQM) |
| 1                                  | BASEMENT FLOOR | 781.4                     | 781.4                   |
|                                    |                |                           |                         |
| 2                                  | GROUND FLOOR   | 33.06                     | 32.85                   |
| 3                                  | FIRST FLOOR    | 48.34                     | 32.85                   |
| 4                                  | SECOND FLOOR   | 48.34                     | 32.85                   |
| 5                                  | THIRD FLOOR    | 83.16                     | 90.2                    |
| 6                                  | FOURTH FLOOR   | 83.16                     | 90.2                    |
| 7                                  | FIFTH FLOOR    | 83.16                     | 90.2                    |
| 8                                  | SIXTH FLOOR    | 58.5                      | 90.2                    |
| 9                                  | SEVENTH FLOOR  | 62.64                     | 90.2                    |
| 10                                 | EIGHTH FLOOR   | 53.39                     | 90.2                    |
| 11                                 | NINTH FLOOR    | 50.42                     | 90.2                    |
| 12                                 | TENTH FLOOR    | 50.42                     | 90.2                    |
| 13                                 | ELEVENTH FLOOR | 50.42                     | 90.2                    |
| ACHIEVED NON FAR                   |                | 1483.41                   | 1691.75                 |

| UNIT CALCULATION |               |                          |                        |                       |
|------------------|---------------|--------------------------|------------------------|-----------------------|
| S.NO             | FLOOR         | PREVIOUS SANCTIONED UNIT | REVISED / ALTERED UNIT | NEW COMPOUNDABLE UNIT |
| 1                | GROUND FLOOR  | 7                        | 8                      | 1                     |
| 2                | FIRST FLOOR   | 9                        | 10                     | 1                     |
| 3                | SECOND FLOOR  | 9                        | 10                     | 1                     |
| 4                | THIRD FLOOR   | 9                        | 10                     | 1                     |
| 5                | FOURTH FLOOR  | 9                        | 10                     | 1                     |
| 6                | FIFTH FLOOR   | 9                        | 10                     | 1                     |
| 7                | SIXTH FLOOR   | 8                        | 10                     | 2                     |
| 8                | SEVENTH FLOOR | 8                        | 10                     | 2                     |
| 9                | EIGHTH FLOOR  | 6                        | 10                     | 4                     |
| 10               | NINTH FLOOR   | 6                        | 10                     | 4                     |
| 11               | TENTH FLOOR   | 3                        | 10                     | 7                     |
| 12               | 11TH FLOOR    | 3                        | 10                     | 7                     |
| TOTAL            |               | 86                       | 118                    | 32                    |

| OPENING SCHEDULE FOR DOORS AND WINDOWS |      |             |          |            |
|----------------------------------------|------|-------------|----------|------------|
| S.NO.                                  | TYPE | SIZE        | SILL LVL | LINTEL LVL |
| 01                                     | D    | 1050 X 2400 | 00       | 2400       |
| 02                                     | D1   | 975 X 2100  | 00       | 2100       |
| 03                                     | D2   | 800 X 2100  | 00       | 2100       |
| 04                                     | D3   | 750 X 2100  | 00       | 2100       |
| 05                                     | D/W1 | 750 X 1800  | 450      | 2100       |
| 06                                     | D/W2 | 750 X 1050  | 450      | 2100       |
| 07                                     | D/W3 | 750 X 750   | 1000     | 2500       |
| 08                                     | D/W4 | 750 X 550   | 450      | 2100       |
| 09                                     | W1   | 1800 X 1200 | 900      | 2100       |
| 10                                     | W2   | 1200 X 1200 | 900      | 2100       |
| 11                                     | V1   | 600 X 900   | 1200     | 2100       |

### शमन मानवित्त गाजियाबाद विकास प्राधिकरण

पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- रसीद संख्या 01/07/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।  
पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।  
पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।

### शर्तें:-

- श. 1. पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।
- श. 2. पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।
- श. 3. पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।
- श. 4. पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।
- श. 5. पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।
- श. 6. पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।
- श. 7. पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।
- श. 8. पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।
- श. 9. पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।
- श. 10. पक्ष द्वारा प्रस्तुत शमन प्रार्थना पत्र दिनांक 07/06/2017 पर शमन दाखिली के शमन आदेश दिनांक 07/06/2017 के अनुसार शमन धनराशि रु. 112,50,000/- प्राप्त किया गया है।

1st SANCTIONED NO. - (FILE NO. - 94 / THA / GH / ZONE - 3 / 04 / 05)  
2nd SANCTIONED NO. - (LETTER NO. - 241 / THA / G.D.A. / 2011 / DATED - 2-11-11)  
3rd COMPOUNDING NO. - (LETTER NO. - 139 / MASTER PLAN / 017 / DATED - 6-04-17)  
4th SANCTIONED NO. - (LETTER NO. - 890 / MASTER PLAN - 197 / GH / ZONE-4 / 17-18 / DATED - 24-12-17)  
5th COMPOUNDING NO. - (LETTER NO. - 890 / MASTER PLAN - 197 / GH / ZONE-4 / 17-18 / DATED - 24-12-17)

PROJECT.  
REVISED & PROPOSED DRAWING FOR THE GROUP HOUSING AT KHASRA # 527/4, 528, 549 TO 55, 556 TO 559 AT VILLAGE KANAWALI, INDRAPURAM, GHAZIABAD.

PROMOTERS  
(i) M/S NIHO CONSTRUCTION LTD.  
(ii) MR. SUNIL JINDAL  
(iii) M/S S.V. LIQUOR (P) LTD.

AUTHORIZED SIGN.  
MR. PRADEEP CHAUHAN

ARCHITECT SIGN. Sandeep Tandon  
Architect  
And M/s Niho Construction Ltd.

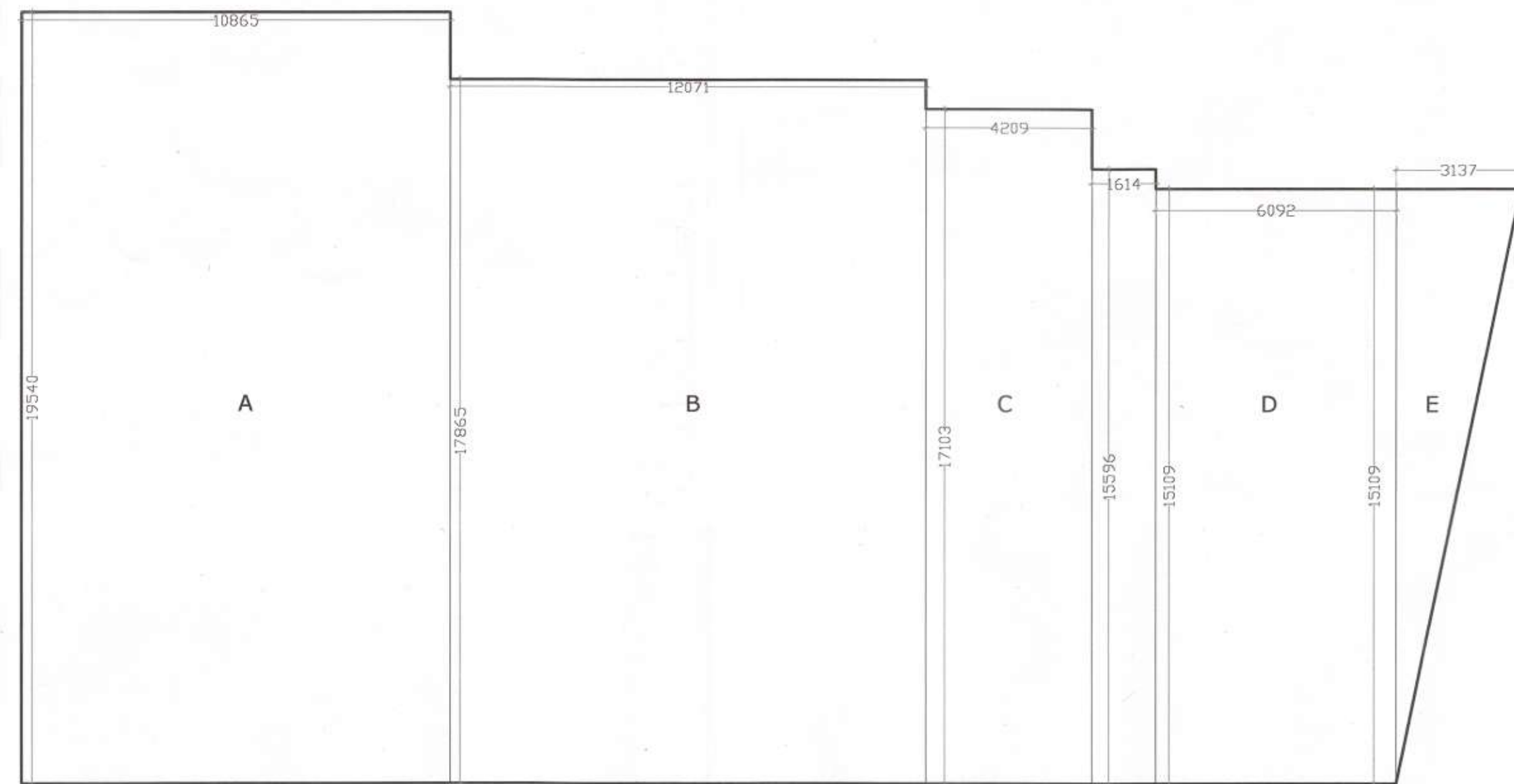
OWNER SIGN. Authorized signatory

DRAWING TITLE : (BLOCK - 05)  
FLOOR PLAN AND AREA CALCULATION

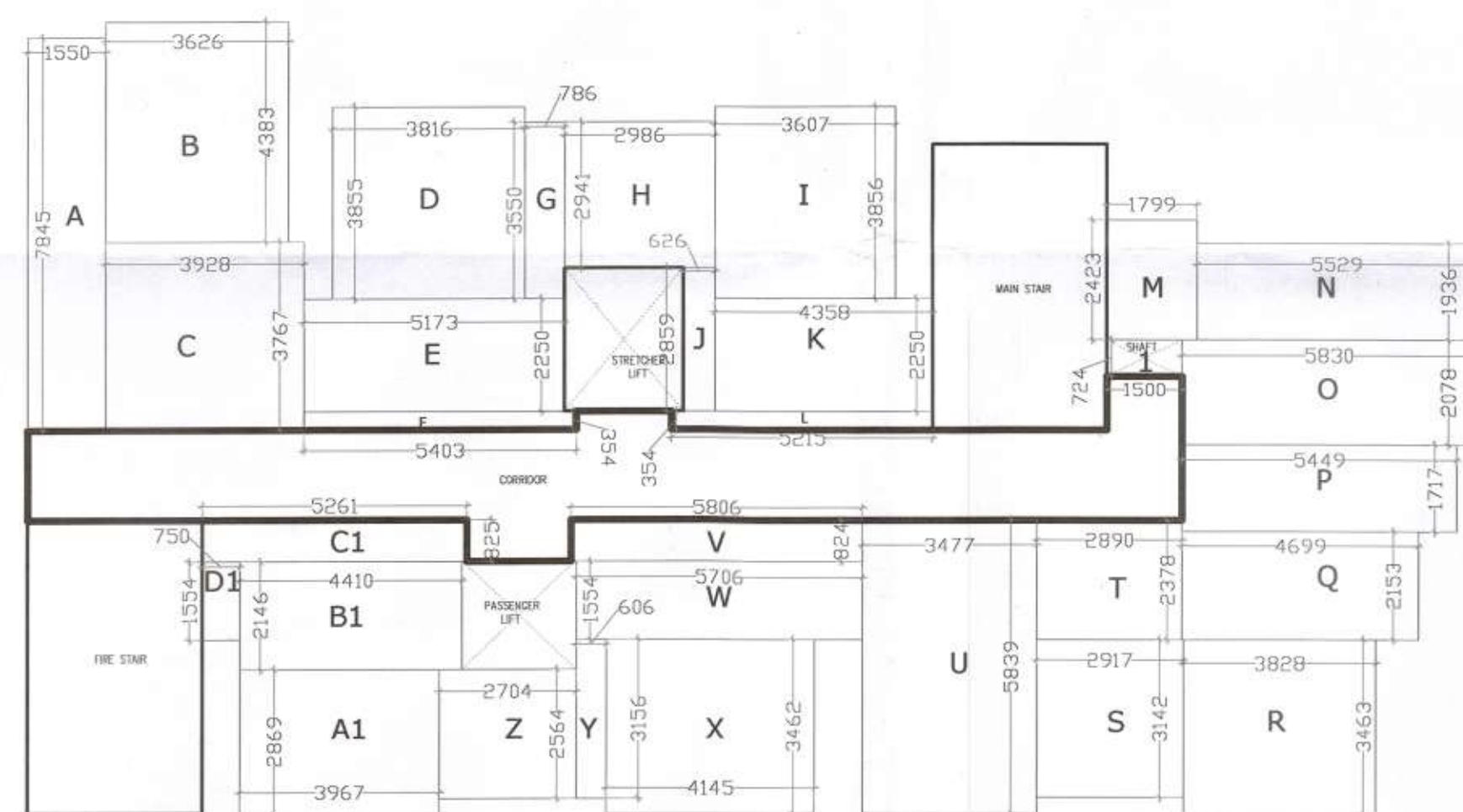
ARCHITECTS AND CONSULTANTS

AE STUDIO  
B4/225, SAFDRJUNG ENCLAVE,  
NEW DELHI-110029. PH: 26161136  
Email - info@aesstudio.in

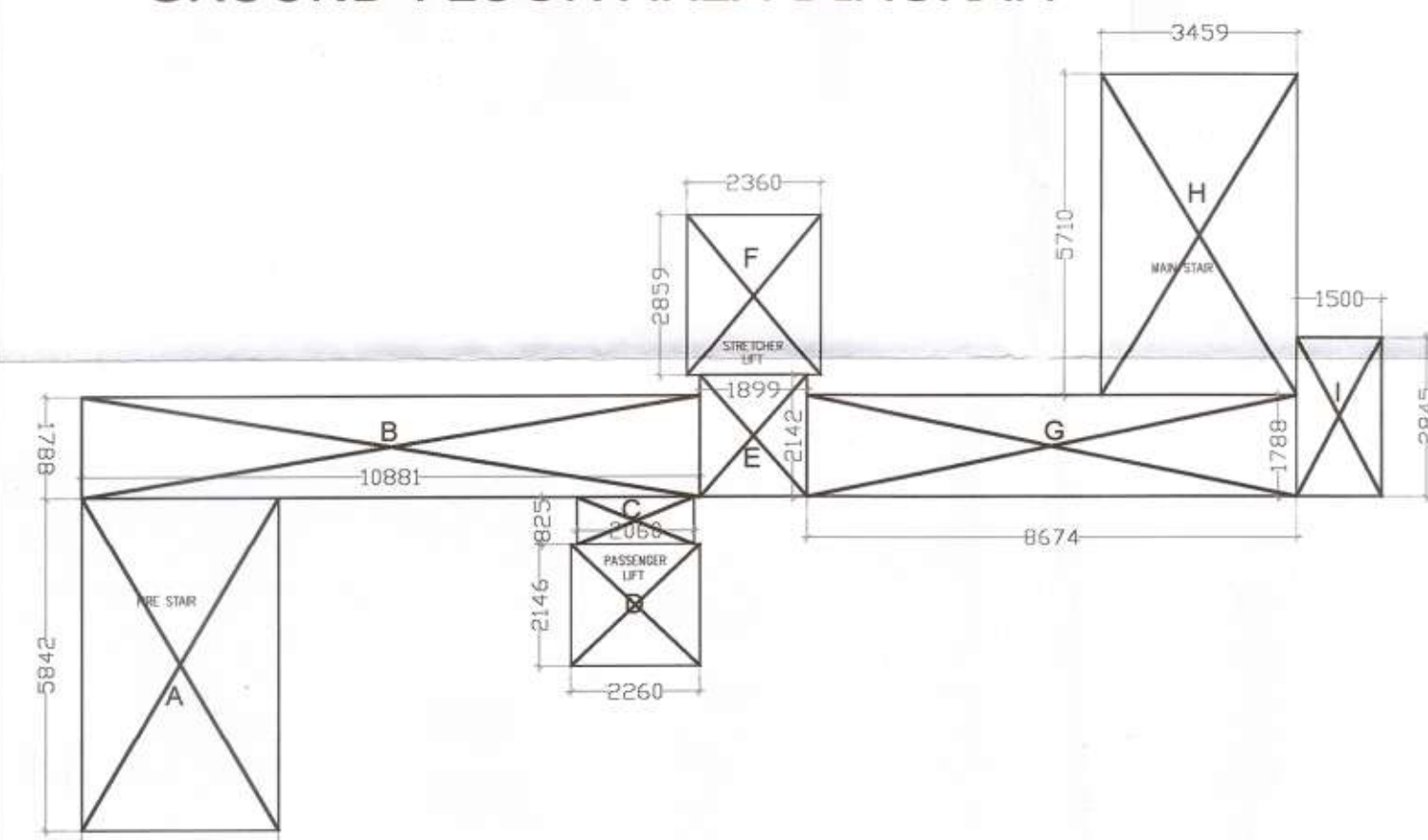
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DRAWN BY: SK  
CHECKED BY: ST  
SHEET NO: 06  
DATE: 12-04-21



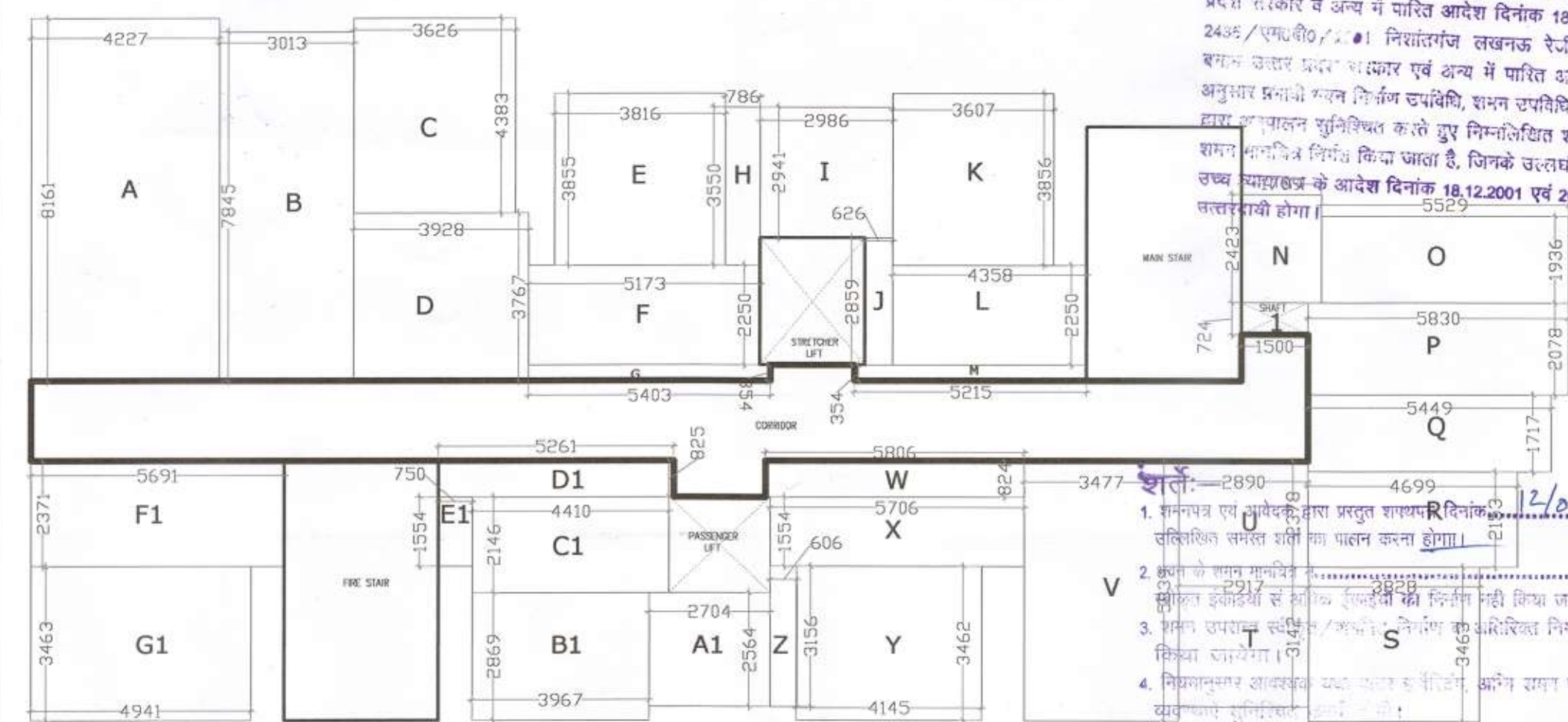
| ALTERED/REVISED BASEMENT AREA CHART(NON F.A.R) |        |         |        |
|------------------------------------------------|--------|---------|--------|
|                                                | LENGTH | BREADTH | F.A.R  |
| A                                              | 10.86  | 19.54   | 212.20 |
| B                                              | 12.07  | 17.86   | 215.57 |
| C                                              | 4.2    | 17.1    | 71.82  |
| D                                              | 6.09   | 15.1    | 91.96  |
| E                                              | 3.13   | 15.1    | 23.69  |
| TOTAL                                          |        |         | 615.19 |



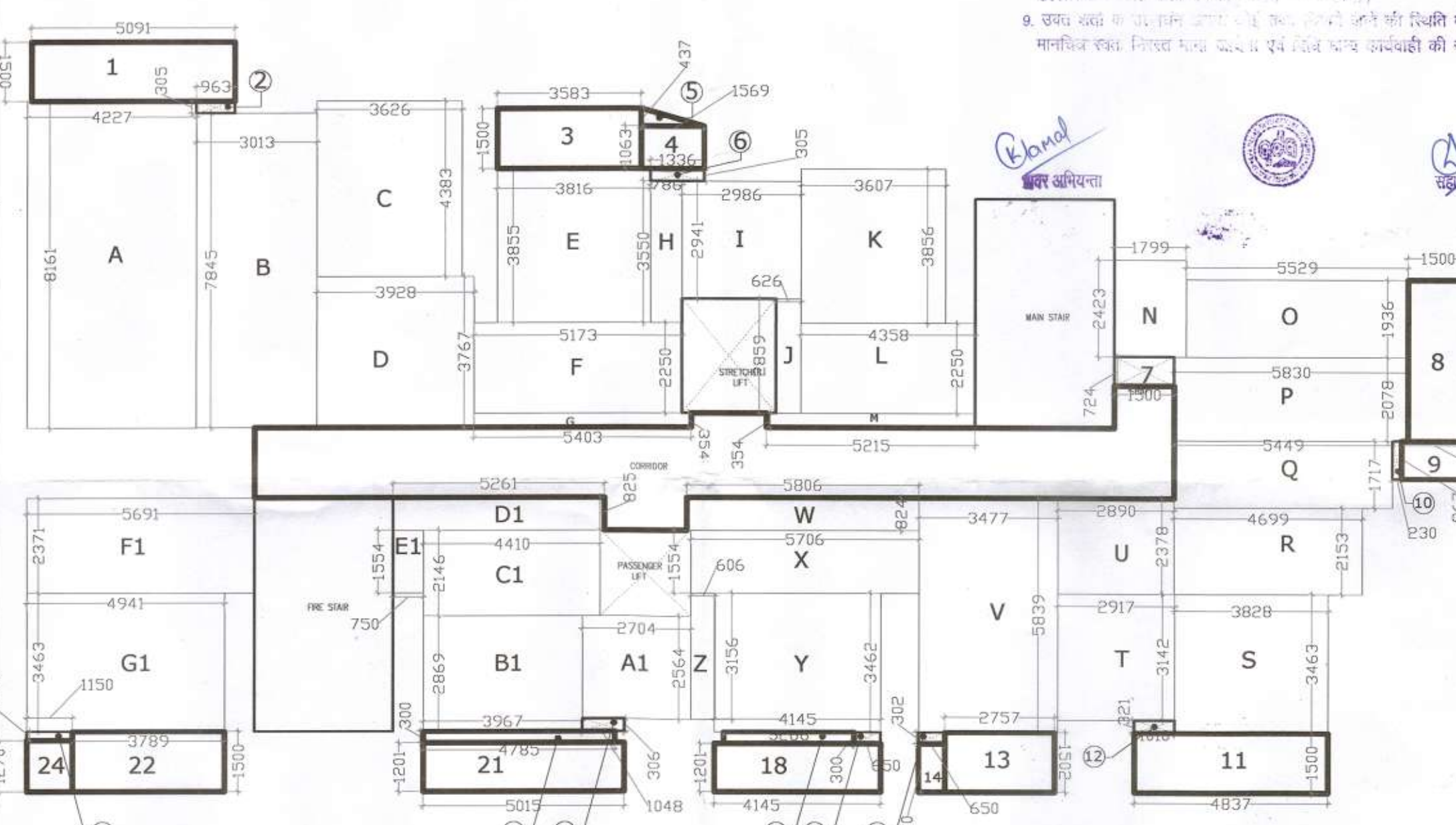
| GROUND FLOOR (F.A.R. & NON F.A.R.) CALCULAT |        |         |        |            |
|---------------------------------------------|--------|---------|--------|------------|
| SL. NO.                                     | LENGTH | BREADTH | F.A.R. | NON F.A.R. |
| A                                           | 3.55   | 7.84    | 12.15  |            |
| B                                           | 3.61   | 6.38    | 15.86  |            |
| C                                           | 3.92   | 3.76    | 14.74  |            |
| D                                           | 3.81   | 3.85    | 14.61  |            |
| E                                           | 5.17   | 2.25    | 11.63  |            |
| F                                           | 5.4    | 0.35    | 1.89   |            |
| G                                           | 0.78   | 3.55    | 2.77   |            |
| H                                           | 2.98   | 2.94    | 8.76   |            |
| I                                           | 3.6    | 3.83    | 13.86  |            |
| J                                           | 0.62   | 2.85    | 1.77   |            |
| K                                           | 4.35   | 2.25    | 9.79   |            |
| L                                           | 5.21   | 0.35    | 1.82   |            |
| M                                           | 1.79   | 2.42    | 4.33   |            |
| N                                           | 5.52   | 1.93    | 10.65  |            |
| O                                           | 5.83   | 2.07    | 12.07  |            |
| P                                           | 5.44   | 1.71    | 9.30   |            |
| Q                                           | 4.69   | 2.15    | 10.08  |            |
| R                                           | 3.82   | 3.46    | 13.22  |            |
| S                                           | 2.91   | 3.14    | 9.14   |            |
| T                                           | 2.89   | 2.37    | 6.85   |            |
| U                                           | 3.47   | 5.83    | 20.23  |            |
| V                                           | 5.8    | 0.82    | 4.76   |            |
| W                                           | 5.7    | 1.55    | 8.84   |            |
| X                                           | 4.14   | 3.46    | 14.32  |            |
| Y                                           | 0.6    | 3.15    | 1.89   |            |
| Z                                           | 2.7    | 2.56    | 6.91   |            |
| A1                                          | 3.96   | 2.86    | 11.33  |            |
| B1                                          | 4.41   | 2.14    | 9.44   |            |
| C1                                          | 5.26   | 0.82    | 4.31   |            |
| D1                                          | 0.75   | 1.55    | 1.16   |            |
| I                                           | 1.5    | 0.72    | 0.00   | 1.08       |
| CIRCULATION(P)                              |        |         | 64.49  | 31.77      |
| TOTAL                                       |        |         | 333.03 | 32.85      |



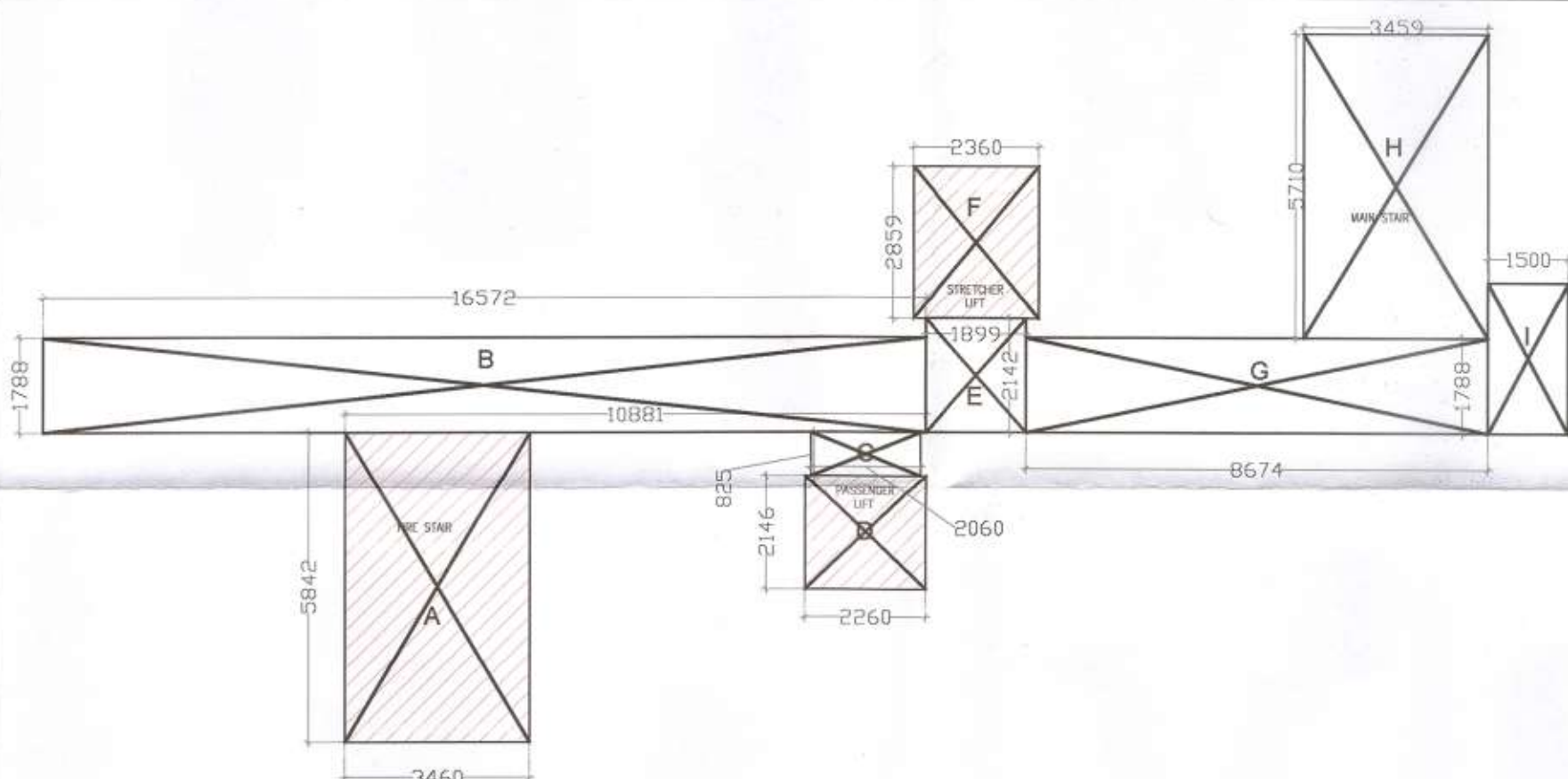
| GROUND CIRCULATION AREA CALCULATION=P |        |         |        |            |
|---------------------------------------|--------|---------|--------|------------|
| SL. NO.                               | LENGTH | BREADTH | F.A.R. | NON F.A.R. |
| A                                     | 3.46   | 5.84    |        | 20.21      |
| B                                     | 10.88  | 1.78    | 19.37  |            |
| C                                     | 2.06   | 0.82    | 1.69   |            |
| D                                     | 2.26   | 2.14    |        | 4.84       |
| E                                     | 1.89   | 2.14    | 4.04   |            |
| F                                     | 2.36   | 2.85    |        | 6.73       |
| G                                     | 8.67   | 1.78    | 15.43  |            |
| H                                     | 3.45   | 5.71    | 19.70  |            |
| I                                     | 1.5    | 2.84    | 4.26   |            |
| TOTAL                                 |        |         | 64.49  | 31.77      |



| FIRST & SECOND FLOOR F.A.R. & F.A.R. |        |         |        |           |
|--------------------------------------|--------|---------|--------|-----------|
| CALCULATION                          |        |         |        |           |
| SL. NO.                              | LENGTH | BREADTH | AREA   | NON F.A.R |
| A                                    | 4.22   | 8.16    | 34.452 |           |
| B                                    | 3.01   | 7.84    | 23.60  |           |
| C                                    | 3.62   | 4.38    | 15.86  |           |
| D                                    | 3.92   | 3.76    | 14.74  |           |
| E                                    | 3.81   | 3.85    | 14.67  |           |
| F                                    | 5.17   | 2.25    | 11.63  |           |
| G                                    | 5.4    | 0.35    | 1.89   |           |
| H                                    | 0.78   | 3.55    | 2.77   |           |
| I                                    | 2.98   | 2.94    | 8.76   |           |
| J                                    | 0.62   | 2.85    | 1.77   |           |
| K                                    | 3.6    | 3.85    | 13.86  |           |
| L                                    | 4.35   | 2.25    | 9.79   |           |
| M                                    | 5.21   | 0.35    | 1.82   |           |
| N                                    | 1.79   | 2.42    | 4.33   |           |
| O                                    | 5.52   | 1.93    | 10.65  |           |
| P                                    | 5.83   | 2.07    | 12.07  |           |
| Q                                    | 5.44   | 1.71    | 9.30   |           |
| R                                    | 4.69   | 2.15    | 10.08  |           |
| S                                    | 3.82   | 3.46    | 13.22  |           |
| T                                    | 2.91   | 3.14    | 9.14   |           |
| U                                    | 2.89   | 2.37    | 6.85   |           |
| V                                    | 3.47   | 5.83    | 20.23  |           |
| W                                    | 5.8    | 0.82    | 4.76   |           |
| X                                    | 5.7    | 1.55    | 8.84   |           |
| Y                                    | 4.14   | 3.46    | 14.32  |           |
| Z                                    | 0.6    | 3.15    | 1.89   |           |
| A1                                   | 2.74   | 2.56    | 7.01   |           |
| B1                                   | 3.96   | 2.86    | 11.33  |           |
| C1                                   | 4.41   | 2.14    | 9.44   |           |
| D1                                   | 5.26   | 0.82    | 4.31   |           |
| E1                                   | 0.75   | 1.55    | 1.16   |           |
| F1                                   | 5.69   | 2.37    | 13.49  |           |
| G1                                   | 4.91   | 3.46    | 17.09  |           |
| SHAFTS                               | 1.5    | 0.72    | 0.00   | 1.08      |
| CIRCULATION ( P1)                    |        |         | 74.62  | 31.77     |
| TOTAL                                |        |         | 419.72 | 32.85     |



| TYPICAL FLOOR(THIRD - ELEVENTH)<br>(F.A.R. & NON F.A.R.) CALCULATION |        |         |         |           | TYPICAL FLOOR(THIRD - ELEVENTH) SHAFT<br>AREA CALCULATION = Q |        |         |       |  |
|----------------------------------------------------------------------|--------|---------|---------|-----------|---------------------------------------------------------------|--------|---------|-------|--|
| SL.NO.                                                               | LENGTH | BREADTH | F.A.R   | NON F.A.R | SL.NO.                                                        | LENGTH | BREADTH | AREA  |  |
| A                                                                    | 4.22   | 8.16    | 34.4352 |           | 0                                                             | 0.36   | 0.3     | 0.29  |  |
| B                                                                    | 3.01   | 7.84    | 24.0324 |           | 0                                                             | 1.91   | 0.3     | 0.60  |  |
| C                                                                    | 3.62   | 4.38    | 15.86   |           | 7                                                             | 1.35   | 0.79    | 1.06  |  |
| D                                                                    | 3.92   | 3.76    | 14.74   |           | 8                                                             | 0.22   | 0.98    | 0.22  |  |
| E                                                                    | 3.81   | 3.85    | 14.67   |           | 10                                                            | 1.01   | 0.52    | 0.53  |  |
| F                                                                    | 5.17   | 2.25    | 11.63   |           | 10                                                            | 0.45   | 0.3     | 0.33  |  |
| G                                                                    | 5.4    | 0.35    | 1.89    |           | 10                                                            | 0.60   | 0.3     | 0.39  |  |
| H                                                                    | 0.78   | 3.55    | 2.77    |           | 10                                                            | 1.06   | 0.3     | 0.33  |  |
| I                                                                    | 2.98   | 2.94    | 8.76    |           | 20                                                            | 1.15   | 0.29    | 0.29  |  |
| J                                                                    | 0.62   | 2.85    | 1.77    |           | TOTAL                                                         |        |         |       |  |
| K                                                                    | 3.6    | 3.88    | 13.86   |           |                                                               |        |         |       |  |
| L                                                                    | 4.35   | 2.25    | 9.79    |           | 1                                                             | 5.01   | 1.5     | 7.50  |  |
| M                                                                    | 5.21   | 0.35    | 1.82    |           | 4                                                             | 1.56   | 1.96    | 3.02  |  |
| N                                                                    | 1.79   | 2.42    | 4.33    |           | 5                                                             | 1.56   | 0.41    | 0.56  |  |
| O                                                                    | 5.52   | 1.93    | 10.65   |           | 6                                                             | 1.5    | 0.01    | 0.02  |  |
| P                                                                    | 5.83   | 2.07    | 12.07   |           | 11                                                            | 4.68   | 1.5     | 7.29  |  |
| Q                                                                    | 5.44   | 1.71    | 9.30    |           | 13                                                            | 2.75   | 1.5     | 4.13  |  |
| R                                                                    | 4.69   | 2.15    | 10.08   |           | 24                                                            | 10.05  | 1.4     | 14.26 |  |
| S                                                                    | 3.82   | 3.46    | 13.22   |           | 17                                                            | 3.26   | 0.5     | 1.63  |  |
| T                                                                    | 2.91   | 3.14    | 9.14    |           | 18                                                            | 2.16   | 1.1     | 2.37  |  |
| U                                                                    | 2.89   | 2.37    | 6.85    |           | 30                                                            | 4.78   | 0.3     | 1.43  |  |
| V                                                                    | 3.47   | 5.83    | 20.23   |           | 21                                                            | 5.01   | 1.2     | 6.01  |  |
| W                                                                    | 5.8    | 0.82    | 4.76    |           | 22                                                            | 3.26   | 1.2     | 3.91  |  |
| X                                                                    | 5.7    | 1.55    | 8.84    |           | 23                                                            | 3.26   | 1.4     | 3.97  |  |
| Y                                                                    | 4.14   | 3.46    | 14.32   |           | 24                                                            | 3.15   | 1.77    | 5.48  |  |
| Z                                                                    | 0.6    | 3.15    | 1.89    |           | TOTAL                                                         |        |         |       |  |
| A1                                                                   | 2.74   | 2.56    | 7.01    |           |                                                               |        |         |       |  |
| B1                                                                   | 3.96   | 2.86    | 11.31   |           |                                                               |        |         |       |  |
| CL                                                                   | 4.41   | 2.14    | 9.44    |           |                                                               |        |         |       |  |
| DL                                                                   | 5.26   | 0.82    | 4.31    |           |                                                               |        |         |       |  |
| E1                                                                   | 5.69   | 1.55    | 1.16    |           |                                                               |        |         |       |  |
| F1                                                                   | 0.77   | 2.37    | 13.49   |           |                                                               |        |         |       |  |
| GL                                                                   | 4.94   | 3.46    | 17.09   |           |                                                               |        |         |       |  |
| BALCONIES ( R )                                                      |        |         |         |           | 55.15                                                         |        |         |       |  |
| SHAFTS ( Q )                                                         |        |         |         |           | 3.28                                                          |        |         |       |  |
| CIRCULATION ( P3 )                                                   |        |         |         |           | 74.62                                                         |        |         |       |  |
| TOTAL                                                                |        |         |         |           | 419.72                                                        |        |         |       |  |
|                                                                      |        |         |         |           | 50.20                                                         |        |         |       |  |



| SL.NO. | LENGTH | BREADTH | F.A.R | NON F.A.R |
|--------|--------|---------|-------|-----------|
| A      | 2.46   | 5.84    |       | 20.21     |
| B      | 16.57  | 1.78    | 29.49 |           |
| C      | 2.06   | 0.92    | 1.69  |           |
| D      | 2.26   | 2.14    |       | 4.84      |
| E      | 1.89   | 2.14    | 4.04  |           |
| F      | 2.36   | 2.85    |       | 6.79      |
| G      | 8.67   | 1.76    | 15.43 |           |
| H      | 3.45   | 5.71    | 19.70 |           |
| I      | 1.5    | 2.84    | 4.26  |           |
| TOTAL  |        |         | 74.62 | 31.77     |

1st SANCTIONED NO.-(FILE NO. - 94 / THA / GH / ZONE - 3 / 04 ,05)  
2nd SANCTIONED NO. - (LETTER NO - 261 / THA / G.D.A / 2011 / DATED - 2-11-11)  
3rd COMPOUNDING NO.-(LETTER NO - 139/ MASTER PLAN / 017 / DATED - 4-04-17)  
4th SANCTIONED NO. - (LETTER NO - 590/ MASTER PLAN - 197 / GH / ZONE-4 / 17-18 / DATED -26-12-17)  
5th COMPOUNDING NO. - (LETTER NO - 590/ MASTER PLAN - 197 / GH / ZONE-4 / 17-18 / DATED -26-12-17)

**निजीकरण विकास प्राधिकरण**

पक्ष द्वारा प्रस्तुत प्रमाण पत्रिका एवं 5/6/2014 के संक्षेप अंकवली के  
समान संख्या 01/6/2014 के संक्षेप अंकवली के  
समान संख्या 08/5/2014 के संक्षेप अंकवली के  
म्यागावत द्वारा यथोक्त संख्या 43852 / 2001 एग्रीमेंट बर्लीन व अन्य प्रमाण पत्रिका  
प्रस्तुत संस्कार व अन्य पत्रिका संख्या 2435/5/2001 विस्तारित सार्वजनिक रूढ़िवादी निवेशक एग्रीमेंट संख्या  
2435/5/2001 विस्तारित सार्वजनिक रूढ़िवादी निवेशक एग्रीमेंट संख्या  
अनुसार प्रामाणीय प्रमाण पत्रिका एवं अन्य पत्रिका संख्या 20/2/2004 के  
द्वारा अनुपगत सुविधित कर हटाने प्रमाण पत्रिका के संक्षेप अंकवली के  
समान म्यागावत निजी विकास एवं निवेशक संस्थानों के संक्षेप अंकवली के  
समान म्यागावत निजी विकास एवं निवेशक संस्थानों के संक्षेप अंकवली के  
समान म्यागावत निजी विकास एवं निवेशक संस्थानों के संक्षेप अंकवली के  
समान म्यागावत निजी विकास एवं निवेशक संस्थानों के संक्षेप अंकवली के



**PROJECT.**  
REVISED & PROPOSED DRAWING FOR THE GROUP HOUSING AT  
KHASRA # 527/4, 528, 549 TO 55, 556 TO 559 AT VILLAGE  
KANAWALI, INDRAPURAM, GHAZIABAD.

(i) M/S NIHO CONSTRUCTION LTD.  
(ii) MR. SUNIL JINDAL  
(iii) M/S S.V. LIQUER (I) LTD.

ARCHITECT SIGN  Sandeep Tandon  
Architect  
CA/97/21634

OWNER SIGN   
Authorized Signatory

DRAWING TITLE :

(BLOCK - 05)  
ELEVATION AND SECTION

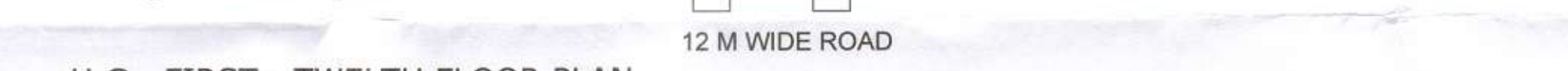
**AE STUDIO**  
B4/225, SAFDURJUNG ENCLAVE,  
NEW DELHI-110029. PH.- 26161136  
Email - [info@aestudio.in](mailto:info@aestudio.in)

|                                                                                       |                |
|---------------------------------------------------------------------------------------|----------------|
|  | PROJECT NO.    |
|                                                                                       | NTS            |
|                                                                                       | DRAWN BY: SK   |
|                                                                                       | CHECKED BY: CT |
|                                                                                       | 08<br>DATE     |

SECTION A-A'

[illegible]

1212 MIDDERBOLD



12 M WIDE ROAD

\* BASEMENT+STILT+ UPEER GROUND TO 10TH FLLOR ALREADY SANCTIONED VIA  
(LETTER NO - 590/ MASTER PLAN - 197 / GH / ZONE-4 / GREEN / DATED -26-12-17)



TERRACE PLAN  
(PART BUILT-UP)

| S.NO. | TYPE | SIZE        | SILL LVL | LINTEL LVL |
|-------|------|-------------|----------|------------|
| 01    | D    | 1050 X 2400 | 00       | 2400       |
| 02    | D1   | 975 X 2100  | 00       | 2100       |
| 03    | D2   | 900 X 2100  | 00       | 2100       |
| 04    | D3   | 750 X 2100  | 00       | 2100       |
| 05    | DW1  | 750 + 1800  | 450      | 2100       |
| 06    | DW2  | 750 + 1050  | 450      | 2100       |
| 07    | DW3  | 750 + 750   | 1000     | 2500       |
| 08    | DW4  | 750 + 550   | 450      | 2100       |
| 09    | W1   | 1800 X 1200 | 900      | 2100       |
| 10    | W2   | 1200 X 1200 | 900      | 2100       |
| 11    | V1   | 600 X 900   | 1200     | 2100       |

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**AUTHORIZED SIGN.**

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|--|--------|
|  | Tandon |
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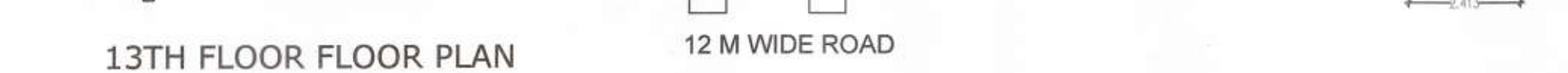
For: MAJOR (INDIA) LTD.  
And Mrs Niho Construction Ltd.

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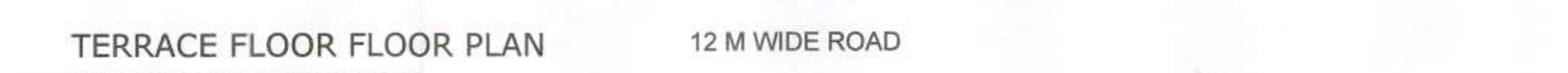
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| ARCHITECTS AND CONSULTANTS |  | PROJECT NO. |
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| B4/225, SAFDURJUNG ENCLAVE,<br>NEW DELHI-110029. PH.- 26161136 |                 |                 |
|                                                                | DRAWN BY:<br>SK | SHEET NO:<br>00 |

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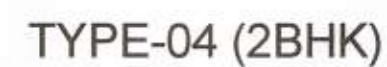


12 M WIDE ROAD



12 M WIDE ROAD





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| 8     | CORRIDOR | NA | 80.26  | 32.11  |
| TOTAL |          | 7  | 653.38 | 123.34 |



शमन मानचित्र  
गाजियाबाद विकास प्राधिकरण

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1st SANCTIONED NO. - (FILE NO. :- 94 / THA / GH / ZONE - 3 / 04\_05)  
2nd SANCTIONED NO. - (LETTER NO - 261 / THA / G.D.A / 2011 / DATED - 2-11-11)  
3rd COMPOUNDING NO. - (LETTER NO - 139/ MASTER PLAN / 017 / DATED - 6-06-17)  
4th SANCTIONED NO. - (LETTER NO - 590/ MASTER PLAN - 197 / GH / ZONE-6 / 17-18 / DATED -26-12-17)  
5th COMPOUNDING NO. - (LETTER NO - 590/ MASTER PLAN - 197 / GH / ZONE-6 / 17-18 / DATED -26-12-17)

PROJECT.

REVISED & PROPOSED DRAWING FOR THE GROUP HOUSING AT  
KHASRA # 527/4, 528, 549 TO 55, 556 TO 559 AT VILLAGE  
KANAWALI, INDRAPURAM, GHÁZIABAD.

PROMOTERS

(i) M/S NIHO CONSTRUCTION LTD.  
(ii) MR. SUNIL JINDAL  
(iii) M/S S. V. LIQUER (I) LTD.

**AUTHORIZED SIGN.**

Mr. PRATEEK CHAUHAN

ARCHITECT SIGN:  Sandeep Tandon  
Architect  
CA/97/21634  
For SV LIQUOR (INDIA) LTD.  
And M/s Niho Construction Ltd.

OWNER SIGN \_\_\_\_\_  
Authorized Signatory

|                        |                  |
|------------------------|------------------|
| <b>DRAWING TITLE :</b> | <b>REV.DATE:</b> |
|------------------------|------------------|

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|------------------|----------|
| (BLOCK - 06)     | REV. NO. |
| 13TH FLOOR       |          |
| AREA CALCULATION |          |

|                            |  |             |
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| ARCHITECTS AND CONSULTANTS |  | PROJECT NO. |
|----------------------------|--|-------------|

|                                                                                                                           |                                                                                       |                 |
|---------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------|-----------------|
| <h1>AE STUDIO</h1> <p>B4/225, SAFDURJUNG ENCLAVE,<br/>NEW DELHI-110029. PH.- 26161136</p> <p>Email - info@aestudio.in</p> |  |                 |
|                                                                                                                           | SCALE:                                                                                |                 |
|                                                                                                                           | NTS                                                                                   |                 |
|                                                                                                                           | DRAWN BY:<br>SK                                                                       | SHEET NO:<br>11 |
| CHECKED BY:<br>ST                                                                                                         | DATE<br>12.04.21                                                                      |                 |

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| <u>SCALE:</u><br>NTS     |  |
| <u>DRAWN BY:</u><br>SK   | <u>SHEET NO.:</u><br>12                                                               |
| <u>CHECKED BY:</u><br>ST | <u>DATE:</u><br>12-04-21                                                              |

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*Aan*  
सहायक अभिियन्ता

BASEMENT+STILT+ UPEER  
GROUND TO 10TH FLOR  
ALREADY SANCTIONED VIA  
(LETTER NO - 590/ MASTER PLAN - 197 /  
GH / ZONE-6 / 17-18 / DATED -26-12-17)

1st SANCTIONED NO. - (FILE NO. - 94 / THA / GH / ZONE - 3 / 04\_05)  
2nd SANCTIONED NO. - (LETTER NO - 261 / THA / G.D.A / 2011 / DATED - 2-11-11)  
3rd COMPOUNDING NO. - (LETTER NO - 139 / MASTER PLAN / 017 / DATED - 6-06-17)  
4th SANCTIONED NO. - (LETTER NO - 590 / MASTER PLAN - 197 / GH / ZONE-6 / 17-18 / DATED - 26-12-17)  
5th COMPOUNDING NO. - (LETTER NO - 590 / MASTER PLAN - 197 / GH / ZONE-6 / 17-18 / DATED - 26-12-17)

**PROJECT.**  
REVISED & PROPOSED DRAWING FOR THE GROUP HOUSING AT  
KHASRA # 527/4, 528, 549 TO 55, 556 TO 559 AT VILLAGE  
KANAWALI, INDRAPURAM, GHAZIABAD.

PROMOTERS

(i) M/S NIHO CONSTRUCTION LTD.  
(ii) MR. SUNIL JINDAL  
(iii) M/S S.V. LIQUER (I) LTD.

---AUTHORIZED SIGN.

Mr. PRATEEK CHAUHAN

ARCHITECT SIGN  Sandeep Tandon  
Architect  
CA/97/21634  
For SV LIQUOR (INDIA) LTD.  
And M/s Niho Construction Ltd.

OWNER SIGN \_\_\_\_\_

**DRAWING TITLE :**

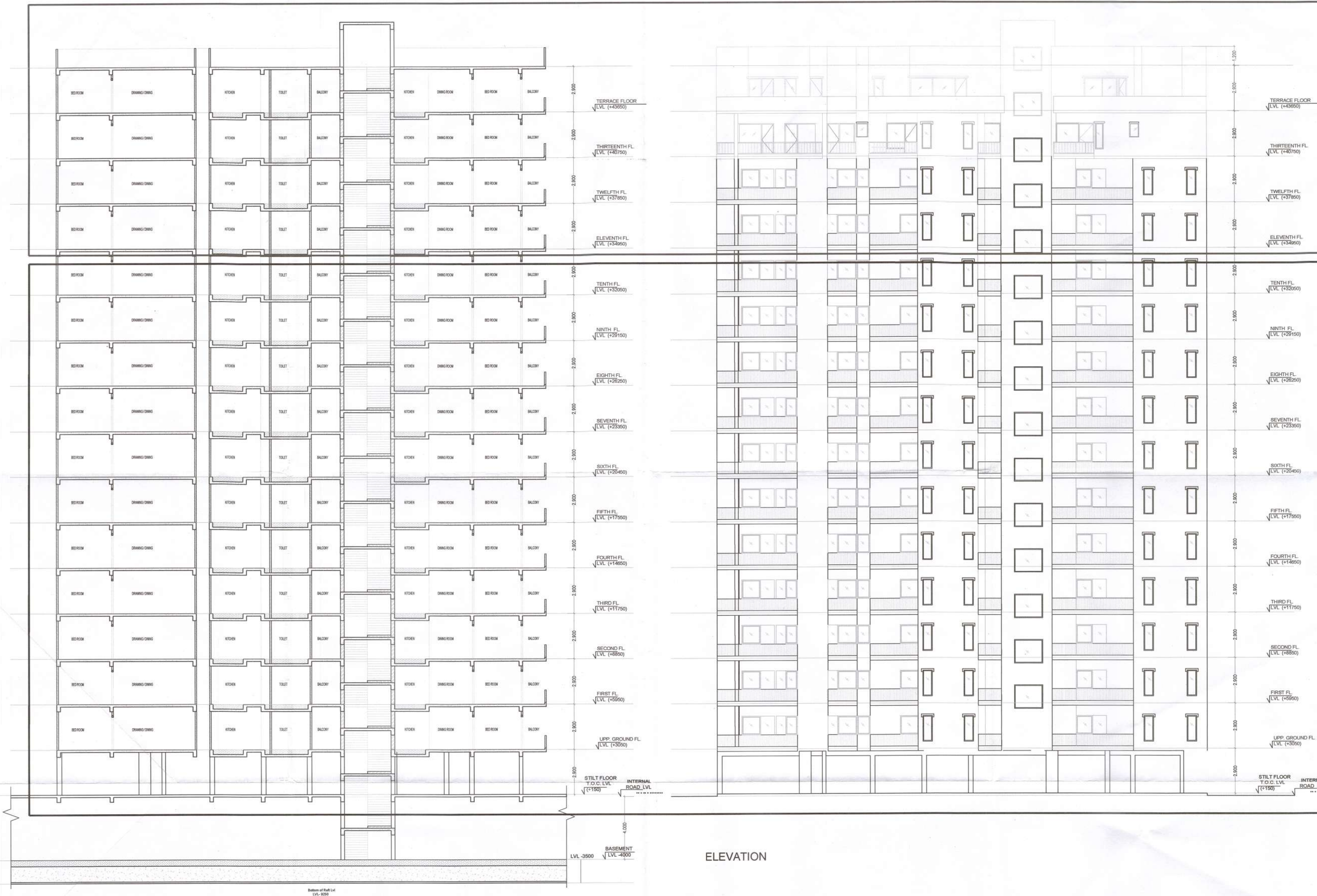
(BLOCK - O6)

ELEVATION AND SECTION

ARCHITECTS AND CONSULTANTS

**AE STUDIO**  
B4/225, SAFDURJUNG ENCLAVE,  
NEW DELHI-110029. PH.- 26161136  
Email - info@aestudio.in

|                                                                                       |                                                                                       |
|---------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------|
|  | PROJECT NO.<br>---                                                                    |
| SCALE:<br>NTS                                                                         |  |
| DRAWN BY:<br>SK                                                                       | SHEET NO.<br>13                                                                       |
| CHECKED BY:<br>ST                                                                     | DATE<br>12-04-21                                                                      |



ELEVATION

SECTION A-A