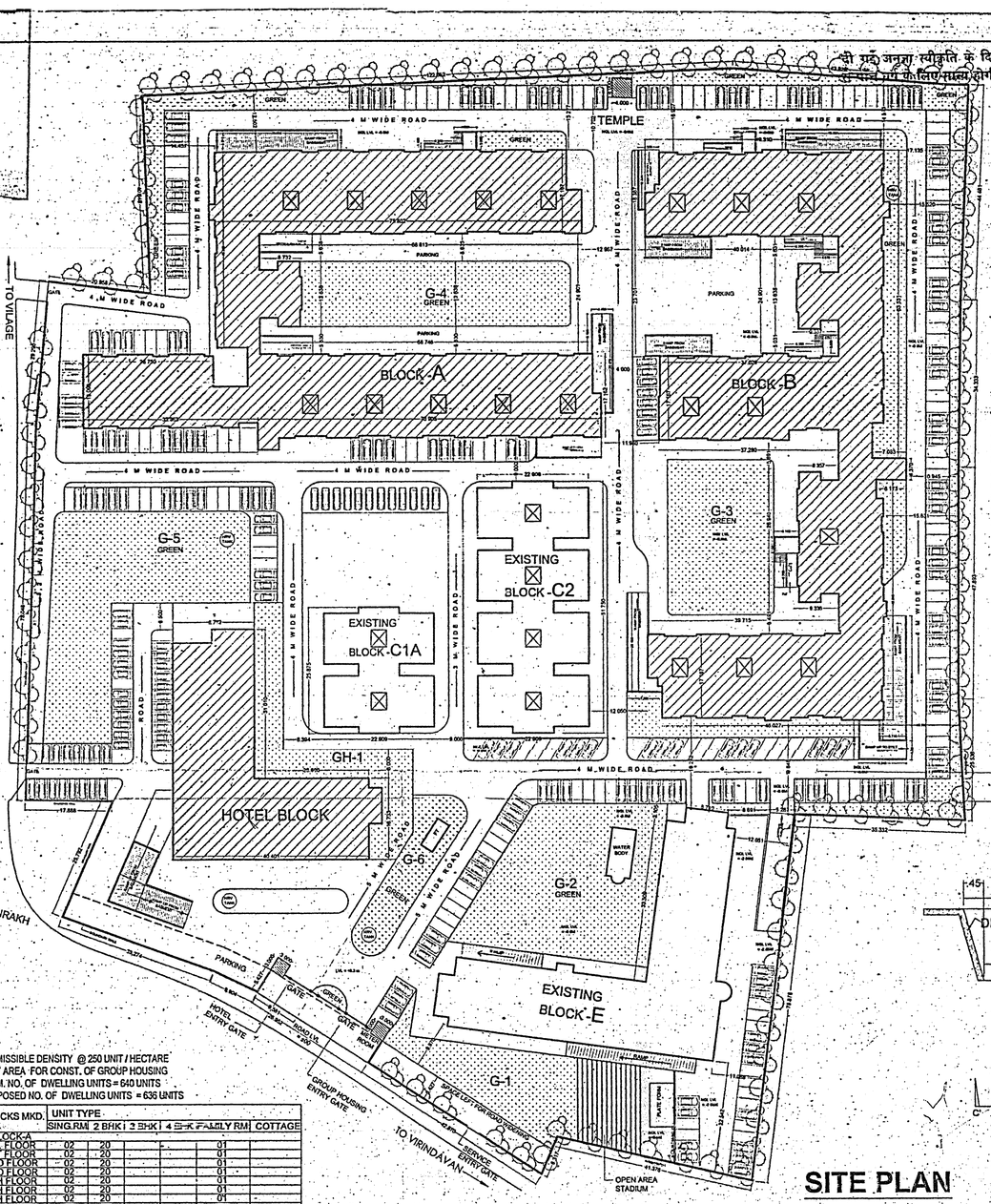


SITE PLAN

HOTEL BLOCK AREA DETAIL

PLOT AREA = 9.000 ACRES = 36421.71 SQ.M.

PART OF PLOT ALLOCATED FOR HOTEL=4058.00 SQM.

PLOT AREA =4058.00 SQM.
AREA UNDER ROAD WIDENING = 522.8 X 4M =315.60 SQM.
BALANCE PLOT AREA = 4058.00 -315.60 =3742.40 SQM.

MANDATORY GREEN AREA @15% OF 3742.40 =561.36 SQM.

BALANCE PLOT FOR CONSTRUCTION (3742.40 -561.36) = 3181.04 SQM.

PERM. GROUND COVERAGE @ 35% OF 3181.04 SQM. =1113.36 SQM.

ALLOWED F.A.R. = ON AREA 3181.04 + 50% OF ROAD WIDENING AREA
THAT IS 315.60 X 1.5 = 473.40 SQM.
= 3181.04 +157.80 = 3338.84 SQM. .....(I)

PERM. F.A.R. COVERAGE 3338.84

=3338.84 X 250/100 = 8347.10 SQM.

F.A.R. AREA DETAIL OF HOTEL BLOCK
PROP.GROUND COVERAGE
(AS PER AREA DETAIL PLAN)
PROP. COVD. AREA ON FIRST FLOOR .....1012.18 SQM.
PROP. COVD. AREA ON SECOND FLOOR .....1012.18 SQM.
PROP. COVD. AREA ON THIRD FLOOR .....1012.18 SQM.
PROP.COVD. AREA ON FOURTH FLOOR .....1012.18 SQM.
PROP. COVD. AREA ON FIFTH FLOOR .....1012.18 SQM.
PROP. COVD. AREA ON SIXTH FLOOR .....1012.18 SQM.
PROP. COVD. AREA ON SEVENTH FLOOR .....897.07 SQM.

TOTAL PROP.COVD. AREA .....8082.84 SQM.

COMPEN SATARY FAR. = 157.80 SQM.
NET COVERAGE AREA FOR FAR. CALCULATION = 8082.84 - 157.80
= 7925.04 SQM.

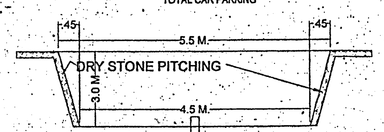
F.A.R. ACHIEVED = 7925.04 / 3181.04 = 2.491 %

MANDATORY GREEN AREA @15% OF 3742.40 = 561.36 SQM.
PROP. GREEN AREA (AS/DETAIL) = 591.07 SQM.
GH-1 = 457.09 SQM.
TOTAL = 457.09 SQM.

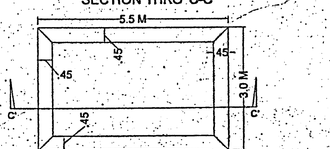
NON F.A.R. AREA DETAIL OF HOTEL BLOCK
PROPOSED AREA OF LOWER LVL. BASEMENT .....1687.84 SQM.
PROPOSED AREA OF UPPER LVL. BASEMENT .....1687.84 SQM.
PROPOSED AREA OF SERVICE FLOOR .....1012.18 SQM.
PROPOSED AREA OF MUMTY .....105.97 SQM.

TOTAL NON F.A.R. AREA = 4494.83 SQM.

PARKING
REQUIRED CAR PARKING
PROP. CAR PARKING IN COVD. AREA = 94
PROP. CAR PARKING IN OPEN AREA
TOTAL CAR PARKING



SECTION THRO' C-C'



PLAN OF RAIN WATER HARVESTING PIT

PERMISSIBLE DENSITY @ 250 UNIT / HECTARE
PLOT AREA FOR CONST. OF GROUP HOUSING
PERM. NO. OF DWELLING UNITS = 640 UNITS
PROPOSED NO. OF DWELLING UNITS = 636 UNITS

BLOCKS MKD.	UNIT TYPE SING.RM	2 BHK	3 BHK	4 BHK	FAMILY RM	COTTAGE
BLOCK-A						
GD. FLOOR	02	20	-	-	01	-
1ST FLOOR	02	20	-	-	01	-
2ND FLOOR	02	20	-	-	01	-
3RD FLOOR	02	20	-	-	01	-
4TH FLOOR	02	20	-	-	01	-
5TH FLOOR	02	20	-	-	01	-
6TH FLOOR	02	20	-	-	01	-
7TH FLOOR	02	20	-	-	01	-
8TH FLOOR	-	10	-	-	-	-
9TH FLOOR	-	10	-	-	-	-
BLOCK-B						
GD. FLOOR	-	05	07	08	-	-
1ST FLOOR	-	05	07	08	-	-
2ND FLOOR	-	05	07	08	-	-
3RD FLOOR	-	05	07	08	-	-
4TH FLOOR	-	05	07	08	-	-
5TH FLOOR	-	05	07	08	-	-
6TH FLOOR	-	05	07	08	-	-
7TH FLOOR	-	05	07	08	-	-
8TH FLOOR	-	04	06	05	-	-
9TH FLOOR	-	04	06	05	-	-
BLOCK-E						
GD. FLOOR	20	01	-	-	-	-
1ST FLOOR	28	01	-	-	-	-
2ND FLOOR	28	01	-	-	-	-
3RD FLOOR	28	01	-	-	-	-
4TH FLOOR	28	01	-	-	-	-
5TH FLOOR	28	01	-	-	-	-
6TH FLOOR	28	01	-	-	-	-
BLOCK-C1A						
GD. FLOOR	-	-	-	-	-	08
1ST FLOOR	-	-	-	-	-	08
BLOCK-C2						
GD. FLOOR	-	-	-	-	-	16
1ST FLOOR	-	-	-	-	-	16
TOTAL	202	236	68	74	08	48
GRAND TOTAL = 636						

AREA CHART FOR GROUP HOUSING :-

BUILDING BLOCK	F.A.R. AREA - SQMT. G.D FL.	1st. FL.	2nd. FL.	3rd. FL.	4th. FL.	5th. FL.	6th. FL.	7th. FL.	8th. FL.	9th. FL.	NON F.A.R. AREA-SQMT. BASEMENT	STILT FL.	MUMTY
BLOCK -A	3137.84	3047.27	3047.27	3047.27	3047.27	3047.27	3047.27	3047.27	1385.58	1385.58	4817.31	3137.84	195.73
BLOCK-B	3233.13	3104.65	3104.65	3104.65	3104.65	3104.65	3104.65	3104.65	1746.47	1746.47	5053.33	3233.13	241.82
BLOCK-C1A (EXIST.)	497.83	497.83	56.50	-	-	-	-	-	-	-	-	-	89.83
BLOCK-C2 (EXIST.)	976.96	976.96	113.00	-	-	-	-	-	-	-	-	-	179.66
BLOCK-E (EXIST.)	1303.86	1297.37	1297.37	1297.37	1297.37	1297.37	1297.37	-	-	-	1303.86	-	94.44
TEMPLE	r9.000	-	-	-	-	-	-	-	-	-	-	-	-
METER ROOM	9.000	-	-	-	-	-	-	-	-	-	-	-	-
SECURITY ROOM	9.000	-	-	-	-	-	-	-	-	-	-	-	-
TOTAL AREA	9167.62	8924.08	7618.79	7449.29	7449.29	7449.29	7449.29	6151.92	3132.05	3132.05	11174.50	6370.97	801.48

TOTAL F.A.R. AREA ON ALL FLOORS = 67909.67 SQM.
TOTAL EXISTING F.A.R. AREA IN BLOCKS-E , C-2 ,C-1A = 12211.16 SQM.

TOTAL PROPOSED F.A.R. AREA (I-II) = 55698.58 SQM.

PERM. F.A.R. AREA @ 250% OF 27198.08 SQM = 67995.15 + 183 (COMPEN SATARY FAR.) = 68178.15 SQM.

F.A.R. ACHIEVED COVERAGE = 67909.67 WHICH IS LESS THAN 68178.15 SQM.

COMMERCIAL AREA ACHEVED ON GD.FLOOR IN BLOCK E = 317.27 SQM.

TOTAL NON F.A.R. AREA ON ALL FLOORS = 18346.95
TOTAL EXISTING NON F.A.R. AREA IN BLOCKS-E , C-2 ,C-1A = 1667.79 SQM.

TOTAL PROPOSED NON F.A.R. AREA (I-II) = 16679.16 SQM.

STRUCTURE STABILITY CERTIFICATE

1. CERTIFIED THAT THE BULIDING PLANS SUBMITTED FOR APPROVAL SATISFY THE SAFETY REQUIRMENTS AS STIPULATRED UNDER CLASE 18 OF BUILDING BYE LAWS 1983 AND THE INFORMATION GIVEN THERE, IN IS FACTUALLY CORRECT TO THE BEST OF OUR KNOWLEDGE AND UNDERSTANDING.

2. IT IS ALSO CERTIFIED THAT THE STRUCTURAL DESIGN INCLUDING SAFETY FROM NATURAL HAZARDS BASED ON SOIL CONDITIONS HAS BEEN DULY INCORPORATED IN THE DSIGN OF THE BUILDING AND THESE PROVISIONS SHALL BE ADHERED TO DURING THE CONSTRUCTION.

WATER HARVESTING CERTIFICATE

1. "CERTIFIED THAT THE BUILDING PLANS SUBMITTED FOR APPROVAL SATISFY THE WATER HARVESTING REQUIRMENTS AS WELL AS MINIMUM ANTICIPATED DISCHARGE OF WASTE WATER AS STIPULATED UNDER CLAUSE 4.1.22 4 2 AND THE INFORMATION GIVEN THEREIN IS FACTUALLY CORRECT TO THE BEST OF OUR KNOWLEDGE AND UNDERSTANDING"
2. HRV.TANK - RAIN WATER HARVESTING WELL 3 M DIA &6 M DEEP

GROUP HOUSING AREA DETAIL

PLOT AREA = 9.00 ACRES = 36421.71 SQ.M.

PART OF PLOT ALLOCATED FOR HOTEL =4058.00 SQM.
BALANCE PLOT AREA FOR GROUP HOUSING = 36421.71 SQM
-4058.00 SQM
32363.71 SQM

GROUP HOUSING PLOT AREA = 32363.71 SQM. .....(A)
AREA UNDER ROAD WIDENING = 61.0 X 6M = 366.00 SQM.
BALANCE PLOT AREA (32363.71 - 366.00) = 31997.71 SQM.

MANDATORY GREEN AREA @ 15% OF 31997.71 SQM. = 4799.66 SQM.

BALANCE PLOT FOR CONSTRUCTION (31997.71 - 4799.66) = 27198.05 SQM. .....(B)

PERM. GROUND COVERAGE @ 35% OF AREA 27198.05 SQM.
27198.05 X 35/100 = 9519.32 SQM. .....(C)

ALLOWED F.A.R. = ON AREA 27198.05 + 183.00 = 27381.05 SQM. .....(D)

PERM. F.A.R. COVERAGE - 250% OF 27381.05 :
27198.05 X 250/100 = 68452.63 SQM. .....(E)

PERM. F.A.R. ON ROAD WIDENING AREA = 50% OF 366 SQM.
= 188 SQM.....(F)

TOTAL PERM. FAR. (E + F) = 68452.63 + 188 = 68640.63 SQM.

MANDATORY GREEN AREA @ 15% OF 31997.71 SQM. = 4799.66 SQM.
PROP. GREEN AREA (AS/DETAIL) = 4799.66 SQM.
G-1 = 457.09 SQM.
G-2 = 1047.29 SQM.
G-3 = 700.18 SQM.
G-4 = 758.29 SQM.
G-5 = 1155.25 SQM.
G-6 = 304.66 SQM.
TOTAL = 4422.76 SQM. + OTHERS SMALL GREEN AREA =4799.66 SQM.

PERMISSIBLE DENSITY @ 250 UNIT / HECTARE
PLOT AREA FOR CONST. OF GROUP HOUSING
PERM. NO. OF DWELLING UNITS = 640 UNITS
PROPOSED NO. OF DWELLING UNITS = 636 UNITS

PARKING
REQUIRED CAR PARKING = 1ECS X 640 UNITS = 640 NO.
PROP. CAR PARKING IN COVD. AREA = 290 NO.
PROP. CAR PARKING IN OPEN AREA = 350 NO.
TOTAL CAR PARKING = 640 NO.

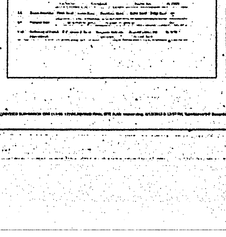
LANDSCAPE

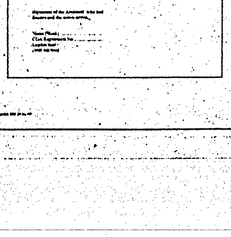
125 TREES PER HECTARE.
TREES TO PROVIDED = 125 X 3.3 = 413 TREES
SILVER OAK TREE(AVG. HT.=10.6 M, AVG. DIA. =2.43M)
BOTANICAL NAME = GRAVILIA ROBUST

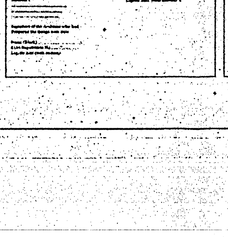
NOTES:-FIRE FIGHTING MEASURES AS PER N.B.C. CODES.

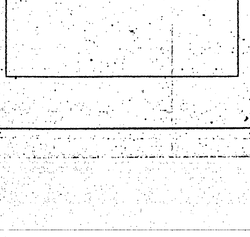
FS	FIRE SPRINKLERS
FE	FIRE EXTINGUISHERS
FH	FIRE HOSE REEL
FT	FIRE TANK

1	100 mm DIA. SOIL WASTE PIPE
2	100 mm DIA. WASTE WATER PIPE
3	100 mm DIA. RIAN WATER PIPE









PROJECT:-
PROP.ADDITIONS & ALTERNATIONS IN GROUP HOUSINGS FOR M/S EXPRESS TOWERS PVT.LTD. AT KHASRA NOS. 1182,1183,1159,1160 VILLAGE SUNRAKH, VRINDAVAN, MATHURA , U.P.

SHEET TITLE :
SITE PLAN

ARCHITECTS :
BRIJ (INDIA) ARCHITECTS
F-69, GREEN PARK, NEW DELHI -16.
e-mail id : brarch@rediffmail.com
www.bria.in

ATWIN

BRIJ AGARWAL
ARCHITECT
CA - 88 - 10514

R.C. GOYAL
DIRECTOR
EXPRESS TOWERS PVT. LTD.

ARCHITECT'S SIGN

OWNER'S SIGN

DATE : 07 / 05 / 2013
SCALE : 1:500
DEALT BY : PREM

SHEET NO. 01
TOTAL SHEETS 48