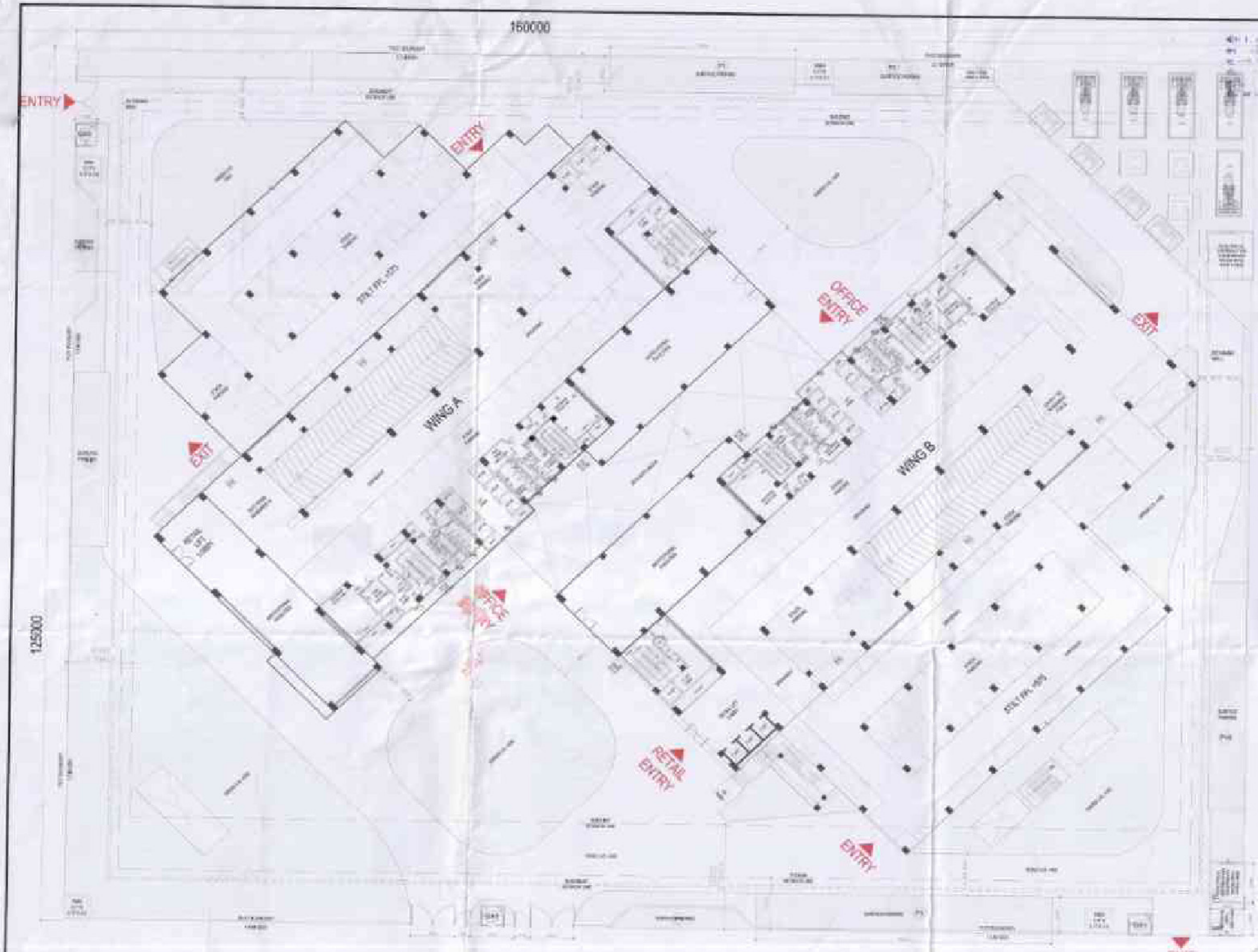
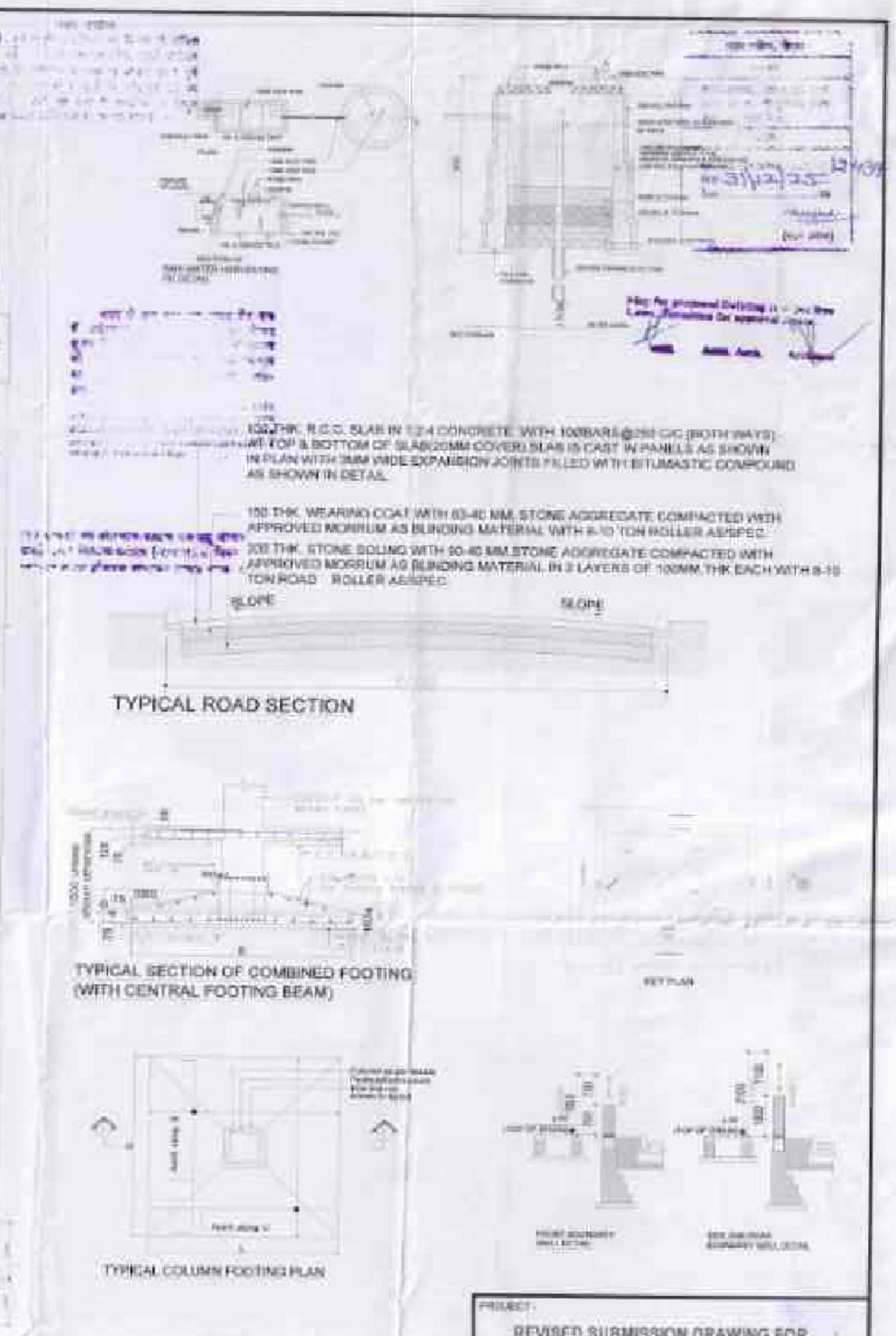
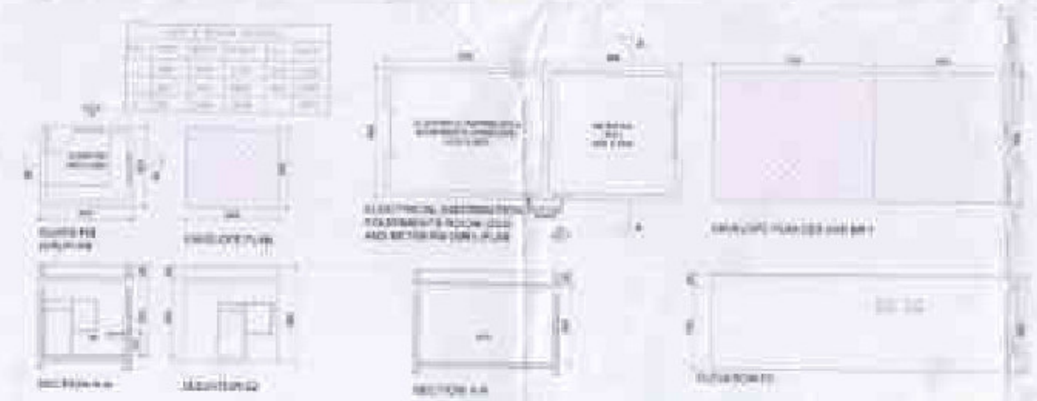



| STELLAR 1402 AREA DETAIL | | |
|---|---|---|
| TOTAL PLOT AREA = | 20000 | SQ. M |
| PERMISSIBLE F.A.R= @1.5 = | 30000 | SQ. M |
| PURCHASABLE F.A.R= @1.5 = | 30000 | SQ. M |
| TOTAL PERMISSIBLE F.A.R = | 60000 | SQ. M |
| GREEN BUILDING F.A.R.@5% OF PERMISSIBLE F.A.R.3000 | | SQ. M |
| PERMISSIBLE INSTITUTIONAL FACILITIES AREA @15% OF TOTAL F.A.R.AREA | 9000 | SQ.M |
| ACHIEVED INSTITUTIONAL FACILITY AREA | 9223.889 | SQ.M |
| TOTAL PERMISSIBLE F.A.R AREA (INCLUDING GREEN F.A.R) | 63000 | SQ.M |
| ACHIEVED TOTAL FAR AREA | 63000.000 | SQ.M |
| PERMISSIBLE TRIAGE FOR SERVICES | 7500 | SQ.M |
| ACHIEVED AREA UNDER IRL PERMISSIBLE AREA | 5875.125 | SQ.M |
| PERMISSIBLE GROUND COVERAGE @50% | 4000 | SQ.M |
| ACHIEVED GROUND COVERAGE | 3867.775 | SQ.M |

| FLOORS | MAIN FAR | NON FAR AREA SERVICE | NON FAR AREA | TOTAL AREA |
|---|---|---|---|---|
| BASEMENT | | 9878.743 | 13853.752 | 13853.449 |
| STILT FLOOR PLAN | 7256.442 | 492.109 | 5725.994 | 7824.983 |
| FIRST FLOOR PLAN | 5126.209 | 372.140 | 95.865 | 5862.203 |
| SECOND FLOOR PLAN | 5126.417 | 341.899 | 948.021 | 6126.333 |
| THIRD FLOOR PLAN | 5259.780 | 341.899 | 95.620 | 5697.379 |
| FOURTH FLOOR PLAN | 5126.081 | 341.899 | 95.620 | 5697.600 |
| FIFTH FLOOR PLAN | 4767.202 | 683.799 | 95.620 | 5546.780 |
| SIXTH FLOOR PLAN | 5148.441 | 511.850 | 95.620 | 5756.910 |
| SEVENTH FLOOR PLAN | 5181.718 | 511.850 | 106.043 | 5801.711 |
| EIGHTH FLOOR PLAN | 5203.913 | 511.850 | 95.620 | 5812.383 |
| NINTH FLOOR PLAN | 4767.202 | 683.799 | 95.620 | 5546.780 |
| TENTH FLOOR PLAN | 5148.441 | 511.850 | 95.620 | 5756.910 |
| MUMTI FOR TANK AREA | | 427.410 | | 427.410 |
| GUARD ROOM AREA | | 29.700 | | 29.700 |
| METER ROOM AREA | 30.350 | | | 30.350 |
| FIRE CONTROL ROOM | | 8.000 | | 8.000 |
| ELEC. DIST. EQP. RM AREA 001 | | 24.750 | | 24.750 |
| ELEC. DIST. EQP. RM AREA 002 | | 84.150 | | 84.150 |
| GARBAGE AREA | | | 126.610 | 126.610 |
| AUDIUM | | | 545.501 | 545.501 |
| TOTAL | 62205.205 | 6878.035 | 23808.720 | 91570.960 |



PROJECT:

REVISED SUBMISSION DRAWING FOR M/S CTA SOFTECH PVT. LTD. AT PLOT NO.2 SECTOR-142,NOIDA (UP)

SUBMISSION DRAWING

SHEET TITLE:

SITE PLAN PLAN

ARCHITECT SIGN: SAMEER BALGOTRA Digitally signed by SAMEER BALGOTRA Date: 2025.09.22 12:42:46 +05'30'

OWNER SIGN: HIMANSHU MATHUR Digitally signed by HIMANSHU MATHUR Date: 2025.09.22 12:43:08 +05'30'

SCALE 1:250

SHEET SIZE A1

DRAWN

CHKD

DATE

DWG NO. A-01

REVISION BUFFER