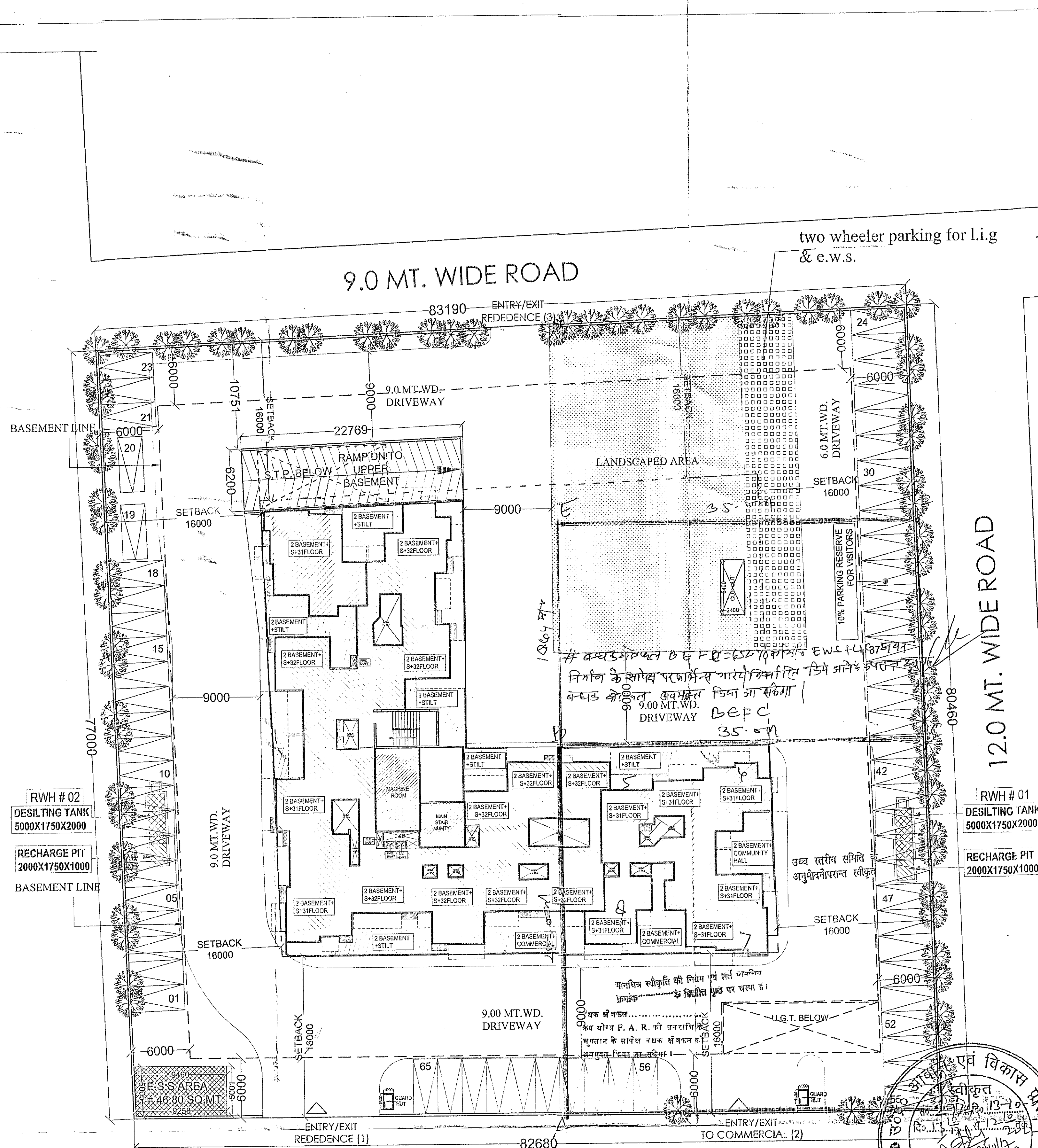




S.NO	PARTICULARS	F.A.R.%	SQ.MTR.
1	TOTAL PLOT AREA		6,527.20
2	TOTAL PERMISSIBLE AREA FOR HOUSING		29,432.70
A	PERMISSIBLE F.A.R. FOR HOUSING AS PER 2.5 F.A.R. = 6,527.20 X 2.5 = 16,318.00 SQ.MT.		
B	PURCHASABLE F.A.R. FOR HOUSING AS PER 1.25 F.A.R. = 6,527.20 X 1.25 = 8,159.00 SQ.MT.		
C	PERMISSIBLE 5% FOR GREEN BUILDING OF TOTAL F.A.R. AREA (PERMISSIBLE F.A.R. + PURCHASABLE F.A.R.) = A + B = 16,318.00 + 8,159.00 = 24,477.00 = 5% OF 24,477.00 SQ.MT. = 1,223.85 SQ.MT.		
D	PERMISSIBLE 5% FOR FACILITY OF TOTAL F.A.R. AREA (PERMISSIBLE F.A.R. + PURCHASABLE F.A.R.) = A + B = 16,318.00 + 8,159.00 = 24,477.00 = 5% OF 24,477.00 SQ.MT. = 1,223.85 SQ.MT.		
E	REQUIRED INCENTIVE FAR AREA FOR EWS AND LIG		
I	AREA OF E.W.S. UNITS @ 35.00 SQ.MT. OF EACH UNITS = 33 X 35.00 = 1,155.00 SQ.MT.		
II	AREA OF LIG UNITS @ 41.00 SQ.MT. OF EACH UNITS = 33 X 41.00 = 1,353.00 SQ.MT.		
	AS INCENTIVE F.A.R. FOR E.W.S. AND L.I.G. = I + II = 1,155.00 + 1,353.00 = 2,508.00 SQ.MT.		
	TOTAL PERMISSIBLE AREA FOR HOUSING (A+B+C+D+E) = 29,432.70 SQ.MT.		
3	PERMISSIBLE GROUND COVERAGE 6,527.20 SQ.MT. @ 35% = 2,284.52 SQ.MT.	35%	2,284.52
4	PROPOSED TOTAL GROUND COVERAGE	23.94 %	1,562.80
5	PERMISSIBLE F.A.R. AREA OF CONVENIENT SHOP = 1.00 % OF PERMISSIBLE F.A.R. = 16,318.00 OF 1% = 163.18 SQ.MT.		163.18
6	PERMISSIBLE CONVENIENT SHOP CARPET AREA 1SHOP @40 UNITS, 1SHOP = 15 sq.mtl. = PROPOSED UNIT = 345 Nos. CONVENIENT SHOP = 345/40 = 8.625 sq.mtl. CONVENIENT SHOPS CARPET AREA = 8.625 X15 = 129.375 sq.mtl.		129.375
7	PROPOSED CONVENIENT SHOP F.A.R. AREA		139.63
8	TOTAL F.A.R. ACHIEVED		28,152.73
A	RESIDENTIAL F.A.R. AREA	27,853.15	
B	COMMERCIAL F.A.R. AREA	139.63	
C	FACILITY AREA IN MAIN F.A.R. AREA	159.95	
	TOTAL F.A.R. AREA (A+B+C) = 28,152.73 SQ.MT.		
9	TOTAL FACILITY ACHIEVED		1383.80
10	EXTRA 5% FACILITY AREA IN F.A.R. = ACHIEVED FOR FACILITY - PERMISSIBLE FOR FACILITY (1,383.80 -1,223.85) = 159.95 SQ. MT.		159.95
11	TOTAL AREA ACHIEVED = 28,152.72 + 1,223.85 = 29,376.57		29,376.57
12	PERMISSIBLE UNITS		323 UNIT
A	PERMISSIBLE UNITS (@ 330 UNIT PER HECT.) WITH 2.5 F.A.R. FOR PLOT AREA = 6527.319 SQ.MT. I.E. PERMISSIBLE UNITS = 330 X 6527.319 / 10,000 I.E. PERMISSIBLE UNITS = 215.40 UNITS		
B	PERMISSIBLE UNITS FOR PURCHASABLE F.A.R. = 8159.14 X 330 / 25,000 = 107.70 UNITS SAY = 107.70 UNITS		
	TOTAL PERMISSIBLE UNITS = A+B = 215.40 + 107.7 = 323.1 UNITS SAY = 323 UNITS		
13	INCENTIVE No. OF UNITS FOR FAR FOR E.W.S. AND L.I.G. PERMISSIBLE F.A.R. AREA @ 2.5 F.A.R. = 16,318.30 SQ.MT. PERMISSIBLE F.A.R. AREA @ 1.25 F.A.R. = 8159.57 SQ.MT. I.E. AVERAGE UNIT AREA = 16,318.30 / 215 = 75.89 SQ.MT. AS INCENTIVE FAR AREA = 2,508.00 SQ.MT. I.E. INCENTIVE UNIT No.3 = 2,508.00 / 75.89 = 33.04 No.3 SAY AS 33 No.3		33 UNIT
14	TOTAL PERMISSIBLE UNITS WITH INCENTIVE UNITS = PERMISSIBLE UNITS + INCENTIVE UNITS = 323 + 33 = 356 UNITS		356 UNIT
15	TOTAL PROPOSED UNITS		345 UNIT
16	TOTAL REQUIRED EWS UNITS = 10 % OF PERMISSIBLE UNITS = 10 % OF 323 UNITS = 32.30 UNITS SAY 33 E.W.S.		33 E.W.S.
17	TOTAL REQUIRED LIG UNITS = 10 % OF PERMISSIBLE UNITS = 10 % OF 323 UNITS = 32.30 UNITS SAY 33 L.I.G.		33 L.I.G.

18	TOTAL STILT AREA (NON F.A.R.)	1524.84
	A STILT PARKING AREA = 957.58	
	B DEDUCTION AREA = 567.26	
	TOTAL = (A + B) = 1524.84 SQ.MT.	
19	TOTAL UPPER BASEMENT AREA (NON F.A.R.)	4647.68
	A UPPER BASEMENT PARKING AREA = 4168.10	
	B UPPER BASEMENT DEDUCTION AREA = 479.58	
	TOTAL = A+B = 4647.68 SQ.MT.	
20	TOTAL LOWER BASEMENT AREA (NON F.A.R.)	4647.68
	A LOWER BASEMENT PARKING AREA = 4265.89	
	B LOWER BASEMENT DEDUCTION AREA = 381.79	
	TOTAL = A+B = 4647.68 SQ.MT.	
21	TOTAL REQUIRED PARKING	373 E.C.S.
	A RESIDENTIAL PARKING = 321 E.C.S	
	B REQUIRED 10% VISITOR PARKING OF RESIDENTIAL = 321 E.C.S. 10% = 321 E.C.S., SAY = 33 E.C.S.	
	C REQUIRED PARKING FOR COMMERCIAL COMMERCIAL F.A.R./100 X 1.25 = 139.63/100 X 1.25 = 1.74 E.C.S. SAY = 2 E.C.S.	
	D REQUIRED PARKING FOR COMMUNITY COMMUNITY AREA/100 X 2 = 263.97/100 X 2 = 5.27 E.C.S. SAY = 6 E.C.S.	
	E REQUIRED PARKING FOR L.I.G. UNITS 1 E.C.S. PER 3 UNIT NO. OF L.I.G. UNITS = 33 UNITS = 33/3 = 11.00 UNIT SAY 11 E.C.S.	
	TOTAL REQUIRED PARKING = A+B+C+D+E = 373	
22	PROPOSED PARKING	386 E.C.S.
	A OPEN PARKING @23 ECS = (OPEN AREA/23 OPEN AREA = TOTAL PLOT AREA - GROUND COVERAGE -LAYOUT GREEN-CUT-OUT- RAMP- GUARD HUT & E.S.S. OPEN AREA = 6527.20 - 1562.80 -652.72-13.75- 131.87- 50 = 6527.20 -2411.14 = 4116.06 OPEN PARKING @23 ECS = (4116.06/23 = 89.47 (SAY 89 ECS)	
	B STILT PARKING AREA 957.58 / 28 = 34.19 E.C.S. say 34 E.C.S. @ 28 SQ.MT. PER E.C.S.	
	C UPPER BASEMENT PARKING AREA = UPPER BASEMENT PARKING AREA = 4168.10/ 32 = 130.25 E.C.S. say 130 E.C.S. @ 32 SQ.MT. PER E.C.S.	
	D LOWER BASEMENT PARKING AREA = LOWER BASEMENT PARKING AREA = 4265.89/ 32 = 133.30 E.C.S. say 133 E.C.S. @ 32 SQ.MT. PER E.C.S.	
	TOTAL = (A+B+C+D) = 386 E.C.S.	
23	REQUIRED TWO WHEELER PARKING	69 Two Wheeler
	A RESIDENTIAL TWO WHEELER PARKING = 32	
	C REQUIRED 10% VISITOR TWO WHEELER PARKING OF RESIDENTIAL = 32 Two Wheeler 10% = 3.2 Two Wheeler, SAY = 4 Two Wheeler	
	B REQUIRED PARKING FOR E.W.S. UNITS 1 TWO WHEELER PER E.W.S. UNIT NO. OF E.W.S. UNITS = 33 E.W.S. = 33 TWO WHEELER	
	TOTAL TWO WHEELER PARKING = A+B+C = 69 Two Wheeler	
24	PROPOSED TWO WHEELER PARKING	78 NO.S.
	A PROPOSED 2 WHEELER IN STILT = 37 TWO WHEELER	
	B PROPOSED 2 WHEELER IN UP. BASEMENT = 41 Two Wheeler	
	TOTAL TWO WHEELER = A+B = 37+41 = 78 Two Wheeler	
25	TOTAL BUILT-UP AREA	43,319.70
	A TOTAL LOWER BASEMENT AREA = 4647.68 SQ.MT.	
	B TOTAL UPPER BASEMENT AREA = 4647.68 SQ.MT.	
	C TOTAL RESIDENTIAL AREA (WITH FACILITY , STILT & BALCONY) = 35,561.27 SQ.MT.	
	D CONVENIENT SHOP AREA = 139.63 SQ.MT.	
	E COMMUNITY AREA = 263.97 SQ.MT.	
	F GUARD HUT = 3.20 SQ.MT.	
	G ESS AREA = 46.80 SQ.MT.	
	H U.G.T. AREA = 80.42 SQ.MT.	
	I E.W.S. & L.I.G. NON. F.A.R AREA = 2,929.05 SQ.MT.	
	TOTAL BUILT-UP AREA = (A+B+C+D+E+G+H+I) = 48,319.70 SQ.MT.	
26	REQUIRED TREES	33 TREES
	AS PER 50 No. OF TREE PER HECTARE OF PLOT AREA = (50 X 6527.319 / 10,000 = 32.63 = 33 Nos. TREES	
27	PROPOSED NO. OF TREE 75 NO.S TREE	75 TREES

PROJECT :-
RESIDENTIAL COMPLEX
PLOT NO.1 SECTOR-14 AT
VASUNDHARA GHAZIABAD U.P.

BUILDERS & PROMOTER :-
MAHALUXMI BUILDTech
CONSORTIUM PVT.LTD.
ADD :- C1,C2, MAHALUXMI METRO
TOWER SECTOR - 4, VAISHALI GZB

DRAWING TITLE :-

SITE PLAN

ARCHITECTS :
Space Designers International
 B - 34, SECTOR-67, NOIDA
 PH : +91 9711633717, 18, 19 & 20
 Mob: 9811070399, 9811336231
 e-mail : spacesdi@gmail.com, www.spacedi.

DRAWN BY :- SONU	CHECKED BY :- VISHAL	SCALE :- 1:250	DATED :-
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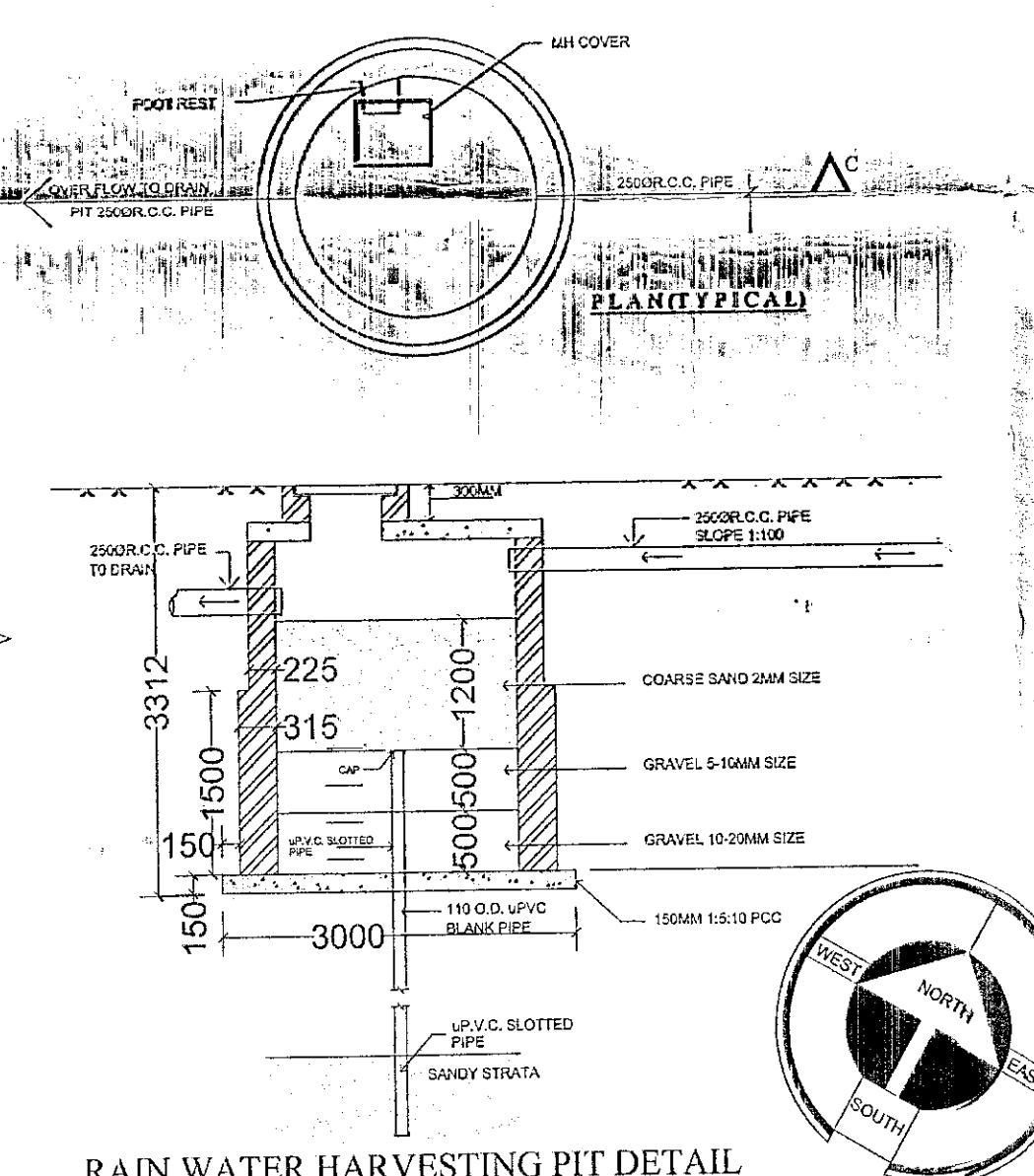
For Mahaluxmi Buildtech Consortium (P) L

1. *Authorised Signatory*

OWNER'S SIGN _____

ARCHITECT'S SIGN

DRG NO 01



RAIN WATER HARVESTING PIT DETAIL