

NOTE: 1  
 \*TOWER A & K ARE SIMILAR  
 \*TOWER B & J ARE SIMILAR  
 \*TOWER D & H ARE SIMILAR  
 \*TOWER C & I ARE SIMILAR  
 \*TOWER E & G ARE SIMILAR  
 \*TOWER F IS TYPICAL  
 \*TOWER L IS TYPICAL

NOTE: 2  
 \*AREA CHART IS IN SHEET NO. - S-02

NOTE: 3  
 \*MECHANICAL VENTILATION SHALL BE PROVIDED IN BASEMENT.

PLOT AREA = 36000.000 SQ MT  
 PERMISSIBLE FAR @ 2.75 Of Plot Area = 99000.000 SQ MT.  
 PURCHASABLE FAR @ 0.75 Of Plot Area = 27000.000 SQ MT.  
 TOTAL PERMISSIBLE + PURCHASABLE FAR = 99000.000 + 27000.000 SQ MT.  
 = 126000.000 SQ MT.  
 TOTAL PROPOSED FAR (3.499) = 125992.926 SQ MT.  
 PERMISSIBLE DENSITY@1650 PPH = 1650 pph  
 Proportionate Additional Density = 450 pph  
 For Balance 0.75FAR @ 450 PPH (0.75x1650 = 450) = 450 pph  
 TOTAL PERMISSIBLE DENSITY = 1650 + 450 pph = 2100 PPH  
 TOTAL PROPOSED DENSITY = 1986 pph  
 PERMISSIBLE SHOPPING @ 1% OF 2.75 FAR = 99000.000x0.01 = 990.000 SQ MT.  
 PERMISSIBLE SHOPPING @ 1% OF 0.75 FAR = 27000.000x0.01 = 270.000 SQ MT.  
 TOTAL PERMISSIBLE SHOPPING = (990.000 + 270.000) SQ MT.  
 = 1260.000 SQ MT.  
 TOTAL PROPOSED SHOPPING ( Refr. S-27) = 1250.522 SQ MT.  
 PERMISSIBLE ANCILLARY -15% OF 2.75 FAR = 99000.000x0.15 = 14850.000 SQ MT.  
 PERMISSIBLE ANCILLARY -15% OF 0.75 FAR = 27000.000x0.15 = 4050.000 SQ MT.  
 TOTAL PERMISSIBLE ANCILLARY AREA = (14850.000 + 4050.000) SQ MT.  
 = 18900.000 SQ MT.  
 TOTAL PROPOSED ANCILLARY (12.29%) = 15485.390 SQ MT.  
 PERMISSIBLE GROUND COVERAGE 35 % = 12600.000 SQ MT.  
 PROPOSED GROUND COVERAGE (29.63 %) = 10665.712 SQ MT.

**PARKING DETAILS**  
 PARKING REQUIRED = F.A.R = 126000/80 = 1575.000 ECS  
 SAYS = 1575 ECS

**PARKING IN UPPER BASEMENT**  
 TOTAL BASEMENT AREA FOR PARKING = 30541.091 - (770.500 + 324.235 + 109.224 + 483.273 + 1014.690 + 147.981) = 27691.189 / 30 = 923.040 = SAY 923 ECS

**PARKING IN LOWER BASEMENT**  
 TOTAL BASEMENT AREA FOR PARKING = 30541.091 - (308.200 + 324.235 + 109.224 + 483.273 + 1014.690 + 147.981) = 28163.489 / 30 = 938.450 = SAY 938 ECS

**PARKING IN STILT**  
 TOTAL STILT AREA = 1223.620 SQ MT.  
 ECS IN STILT AREA = 1223.620/30 = 40.787 SAY 40 ECS

**PARKING IN OPEN**  
 TOTAL OPEN AREA = 3405.720 SQ MT.  
 ECS IN STILT AREA = 3405.720/20 = 170.286 SAY 170 ECS

**TOTAL PARKING PROVIDED**  
 TOTAL ECS PROVIDED = 923 + 938 + 40 + 170 = 2071 ECS

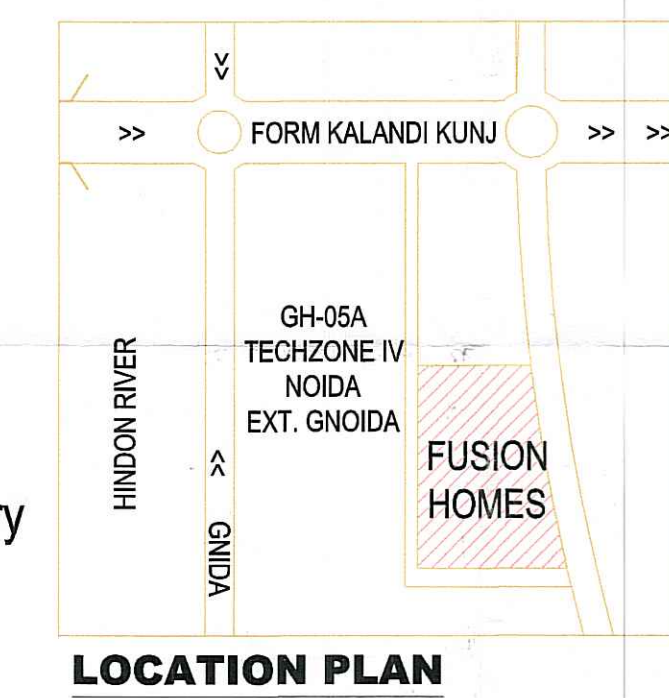
**GREEN AREA DETAIL**  
 REQUIRED SOFT GREEN AREA= 50% OF OPEN AREA  
 OPEN AREA = PLOT AREA - GROUND COVERAGE = (36000.000 - 10665.712) = 25334.288 SQM  
 HENCE SOFT GREEN AREA REQUIRED = 25334.288/2 = 12667.144 SQM  
 SOFT GREEN AREA PROVIDED = 13288.513 SQ M.  
 TREES REQUIRED = OPEN AREA/100 = 25334.288 / 100 = 253.324 SAY 254 TREES  
 TREES PROVIDED = 256 (50%EVERGREENAND 50%ORNAMENTAL)

**LEGENDS FOR LANDSCAPING**  
 EVERGREEN TREE ( 128 )      ORNAMENTAL TREE ( 128 )  
 ○ ASHOKA - 64 NO.S      ○ BOTTLE PALM - 64 NO.S  
 ⊕ GULMOHAR - 64 NO.S      ⊗ BAMBOO - 64 NO.S

**TEMPORARY STRUCTURE**  
 AREA OF TEMPORARY STRUCTURE = 40.000X5.000 = 200.000 SQ MT.  
**ELECTRICAL LOAD** = 5900 KVA

**LEGEND**

- F.A.R
- 15 % Ancillary
- Green Area
- Balcony
- TOWER PROPOSED /LOADED UNDER PURCHASABLE FAR



|                            |                           |             |
|----------------------------|---------------------------|-------------|
| Population in main unit    | 1475 Nos. X 4.5           | 6637.5 Nos. |
| Population in servant unit | 228 Nos. X 2.25           | 513 Nos.    |
| Hence density achieved     | 7150.5 X 10000 / 36000.00 | 1986.00 PPH |

| BUILT UP AREA     |                    |                          |
|-------------------|--------------------|--------------------------|
| TOTAL FAR AREA    | TOTAL NON FAR AREA | TOTAL ANCILLARY AREA     |
| 125992.926        | 62305.802          | 15485.39                 |
| <b>TOTAL AREA</b> | <b>=</b>           | <b>203784.118 SQ MT.</b> |

**TOTAL COMMUNITY AREA** = 1585.515 SQ MT.  
**TOTAL BASEMENT AREA** = 61082.182 SQ MT.  
**MAXIMUM HEIGHT** = 62.980 MT.

O.T.S. = OPEN TO SKY

**PROJECT TITLE :**  
 REVISED & PURCHASABLE GROUP HOUSING AT GH-05A, TECHZONE IV, NOIDA EXTENSION, GNIDA.  
 FOR - fusion buildtech Pvt. Ltd.

**DRAWING TITLE:-**  
 LAYOUT PLAN S-01  
 DRG NO.

|         |   |
|---------|---|
| SCALE   | 1:500   |
| DATE    | 20131227  |
| DEALT   |   |
| JOB NO. | \\Comp15\DATA\FUSION\FUSION_ Revised submission |

**DEEPAK MEHTA & ASSOCIATES**  
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For Fusion Buildtech Pvt. Ltd.  
 Auth. Sign. OWNER'S SIGN