

AREA CALCULATION				
S.No	DESCRIPTION			SQ.MT.
1.0	Total plot Area (as Zoning) 7.84875 ACRES	A		31782.714
2.0	Permissible Ground Coverage @ 60% of Plot Area	B		19067.628
3.0	Permissible F.A.R @ 3.5	C		111109.499
3.1	FAR ALREADY ACHIEVED (OC GRANTED VIDE MEMO NO. ZP-1267/AD/RA/2021/31358 DATED 13-12-2021)	D		46231.276
3.2	BALANCE FAR	E		64898.223
3.3	Land Area Balance for LEED FAR (Proportionate Land Area)	F	$E/(D/B) \times A$	18553.778
3.4	Additional 12% FAR on Balance Land for GOLD CERTIFICATE	G		2226.453
3.5	Total Permissible F.A.R (3.50 FAR+ 12% FAR on Proportionate Land Area)	H	$G+(B \times F)$	113395.952
3.6	ALREADY SANCTIONED FAR (club office & Service Apartment)	I		49199.737
3.7	BALANCE Available FAR	J	$H-(I \times C \times H)$	17945.939
3.8	TOR GRANTED VIDE MEMO NO. LC-1267-D/JE (09/2023/9612)	K		3900.000
3.9	Total FAR as PROPOSED	L		21736.790
3.9	BALANCE FAR	M	$Z=(J+K-K)$	129.189
GROUND COVERAGE CALCULATIONS				
4.0	Ground Coverage Permissible (60% of Site Area)			19067.628
5.0	Ground Coverage Achieved (AS/SANCTIONED)			18284.767
5.1	Ground Coverage Achieved (OC RECEIVED)			18284.767
				57.57%

FAR AND BUILT UP AREA CALCULATION											
		ALREADY SANCTIONED		OC GRANTED		PROPOSED AREA		TOTAL FAR		TOTAL BUILT UP AREA	
SR.NO.	FLOORS	CLUB FAR (IN SQ.MT.)	OFFICE FAR (IN SQ.MT.)	SERVICE APARTMENT FAR (IN SQ.MT.)	CLUB BUILT UP AREA (IN SQ.MT.)	OFFICE BUILT UP AREA (IN SQ.MT.)	ACHIEVED FAR BUILT UP AREA (IN SQ.MT.)	CINEMA FAR (IN SQ.MT.)	SERVICE APARTMENT FAR (IN SQ.MT.)	RETAIL FAR (IN SQ.MT.)	CINEMA BUILT UP AREA (IN SQ.MT.)
5.01	GUARD HOUSE (SITE PLAN)						69.126				69.126
5.02	BASEMENT-1						1213.952				1213.952
5.03	BASEMENT-2						1937.919				1937.919
5.04	LOWER GROUND FLOOR LEVEL						2039.681				2039.681
5.05	GROUND FLOOR LEVEL						1681.860				1681.860
5.06	UPPER GROUND FLOOR LEVEL						2442.436				2442.436
5.07	FIRST FLOOR LEVEL						2192.797				2192.797
5.08	SECOND FLOOR LEVEL						1688.000				1688.000
5.09	THIRD FLOOR LEVEL						1179.684				1179.684
5.10	FOURTH FLOOR LEVEL						946.137				946.137
5.11	FIFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.12	SIXTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						1953.107				1953.107
5.13	SEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2871.415				2871.415
5.14	EIGHTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.15	NINTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.16	TENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.17	ELEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.18	TWELFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.19	THIRTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.20	FOURTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.21	FIFTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.22	SIXTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.23	SEVENTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.24	EIGHTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.25	NINETEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.26	TWENTIETH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.27	TWENTY FIRST FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.28	TWENTY SECOND FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.29	TWENTY THIRD FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.30	TWENTY FOURTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.31	TWENTY FIFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.32	TWENTY SIXTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.33	TWENTY SEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.34	TWENTY EIGHTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.35	TWENTY NINTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.36	TWENTY TENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.37	TWENTY ELEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.38	TWENTY TWELFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.39	TWENTY THIRTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.40	TWENTY FOURTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.41	TWENTY FIFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.42	TWENTY SIXTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.43	TWENTY SEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.44	TWENTY EIGHTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.45	TWENTY NINTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.46	TWENTY TENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.47	TWENTY ELEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.48	TWENTY TWELFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.49	TWENTY THIRTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.50	TWENTY FOURTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.51	TWENTY FIFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.52	TWENTY SIXTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.53	TWENTY SEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.54	TWENTY EIGHTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.55	TWENTY NINTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.56	TWENTY TENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.57	TWENTY ELEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.58	TWENTY TWELFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.59	TWENTY THIRTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.60	TWENTY FOURTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.61	TWENTY FIFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.62	TWENTY SIXTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.63	TWENTY SEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.64	TWENTY EIGHTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.65	TWENTY NINTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.66	TWENTY TENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.67	TWENTY ELEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.68	TWENTY TWELFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.69	TWENTY THIRTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.70	TWENTY FOURTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.71	TWENTY FIFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.72	TWENTY SIXTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.73	TWENTY SEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.74	TWENTY EIGHTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.75	TWENTY NINTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.76	TWENTY TENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.77	TWENTY ELEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.78	TWENTY TWELFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.79	TWENTY THIRTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.80	TWENTY FOURTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.81	TWENTY FIFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.82	TWENTY SIXTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.83	TWENTY SEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.84	TWENTY EIGHTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.85	TWENTY NINTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.86	TWENTY TENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.87	TWENTY ELEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.88	TWENTY TWELFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.89	TWENTY THIRTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.90	TWENTY FOURTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.91	TWENTY FIFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.92	TWENTY SIXTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.93	TWENTY SEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.94	TWENTY EIGHTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.95	TWENTY NINTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.96	TWENTY TENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.97	TWENTY ELEVENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.98	TWENTY TWELFTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.99	TWENTY THIRTEENTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222
5.100	TWENTY FOURTH FLOOR LEVEL (Retail Office & Retail Bar Appl.)						2584.222				2584.222

CARPET AREA CALCULATION		ALREADY SANCTIONED		OC GRANTED (RETAIL ONLY)	PROPOSED SANCTION		TOTAL CARPET AREA	
SR.NO.	FLOORS	OFFICE CARPET AREA (IN SQ.MT.)	CLUB CARPET AREA (IN SQ.MT.)	CARPET AREA (IN SQ.MT.)	CINEMA CARPET AREA (IN SQ.MT.)	SERVICE APARTMENT WITH MEZZANINE CARPET AREA (IN SQ.MT.)	RETAIL CARPET AREA (IN SQ.MT.)	(IN SQ.MT.)
5.03	BASEMENT-1 FLOOR LVLL			7913.542			1323.190	9236.732
5.04	LOWER GROUND FLOOR LEVEL			7913.542				7913.542
5.05	GROUND FLOOR LEVEL			2062.826				2062.826
5.06	UPPER GROUND FLOOR LEVEL			6612.838				6612.838
5.07	FIRST FLOOR LEVEL			7370.041				7370.041
5.08	SECOND FLOOR LEVEL			6096.480				6096.480
5.09	THIRD FLOOR LEVEL	2062.813		2940.530			906.255	5008.798
5.10	FOURTH FLOOR LEVEL	1712.450	865.680		1556.030			4154.140
5.11	FIFTH FLOOR LEVEL	1712.450				1130.167		2842.617
5.12	SIXTH FLOOR LEVEL	1712.450				1130.167		2842.617
5.13	SEVENTH FLOOR LEVEL	1712.450				1130.167		2842.617
5.14	EIGHTH FLOOR LEVEL	1712.450				1130.167		2842.617
5.15	NINTH FLOOR LEVEL	1712.450				1130.167		2842.617
5.16	TENTH FLOOR LEVEL	1712.450				1130.167		2842.617
5.17	ELEVENTH FLOOR LEVEL	1712.450				1130.167		2842.617
5.18	TWELFTH FLOOR LEVEL	1712.450				1130.167		2842.617
5.19	THIRTEENTH FLOOR LEVEL	1712.450				1130.167		2842.617
5.20	FOURTEENTH FLOOR LEVEL	1712.450				1130.167		2842.617
5.21	FIFTEENTH FLOOR LEVEL	1712.450						1712.450
5.22	SIXTEENTH FLOOR LEVEL	1712.450						1712.450
5.23	SEVENTEENTH FLOOR LEVEL	1712.450						1712.450
5.24	EIGHTEENTH FLOOR LEVEL	1712.450						1712.450
5.25	NINETEENTH FLOOR LEVEL	1712.450						1712.450
5.26	TWENTIETH FLOOR LEVEL	1712.450						1712.450
5.27	TWENTY FIRST FLOOR LEVEL	1712.450						1712.450
5.28	TWENTY SECOND FLOOR LEVEL	1712.450						1712.450
TOTAL FAR		34588.563	865.680	40619.800	1556.030	11301.67	2229.445	
		35464.223		40619.800		15087.145		