

Project Title :PROJECT TITLE :PLAN SHOWING PROPOSED RESI. BUILDING ON SUB PLOT :- 13/B+14/A , F.P. NO :-112 , SUR NO.:- 584+585 ,OF T.P.S. NO. :- 1 VEJALPUR, AT :- VEJALPUR, TAL:- VEJALPUR,DIST. :- AHMEDABAD



Inward No	665026	Sheet	1
Inward Date		Scale	1:100

AREA STATEMENT		VERSION NO.: 1.0.5
PROJECT DETAIL :		VERSION DATE: 24/07/2018
Site Address: TPSName: 1 vejapur, RevenueNo: 584+585, F.P.No: 112, SubPlotNo: 13/B+14/A		Plot Use: Residential
Authority: Ahmedabad Municipal Corporation (AMC)		Plot SubUse: Residential Apartment Bldg
AuthorityClass: D1		Plot Use Group: NA
AuthorityGrade: Municipal Corporation		Land Use Zone: Residential Zone I
CaseTrack: Regular		Conceptualized Use Zone: R1
Project Type: Building Permission		
Nature of Development: NEW		
Development Area: Final Town Planning Scheme		
SubDevelopment Area: NA		
Special Project: NA		
Special Road: NA		
Site Address: TPSName: 1 vejapur, RevenueNo: 584+585, F.P.No: 112, SubPlotNo: 13/B+14/A		
AREA DETAILS :		Sq.Mts.
1.	Area of Plot As per record	-
	71/2 or Document	598.00
	Proportionate Plot Area	597.81
	As per site condition	595.60
	Area of Plot Considered	597.81
2.	Deduction for	
	(a) Proposed roads	0.00
	(b) Any reservations	0.00
	Total(a + b)	0.00
3.	Net Area of plot (1 - 2) AREA OF PLOT	597.81
4.	% of Common Plot (Prop)	0.00
	% of Common Plot (Reqd)	0.00
	Balance area of Plot(1 - 4)	597.81
	Plot Area For Coverage	597.81
	Plot Area For FSI	597.81
	Perm. FSI Area (1.80)	1076.06
5.	Total Perm. FSI area	1076.06
6.	Total Built up area permissible at:	
	a. Ground Floor	0.00
	Proposed Coverage Area (39.58 %)	236.61
	Total Prop. Coverage Area (39.58 %)	236.61
	Balance coverage area (- %)	0.00
	Proposed Area at:	

	Proposed Built up	Existing Built up	Proposed F.S.I	Existing F.S.I
Parking Floor	236.60	0.00	0.00	0.00
First Floor	233.04	0.00	201.62	0.00
Second Floor	233.04	0.00	201.62	0.00
Third Floor	233.04	0.00	201.62	0.00
Fourth Floor	233.04	0.00	201.62	0.00
Fifth Floor	233.04	0.00	201.62	0.00
Terrace Floor	44.29	0.00	0.00	0.00
Total Area:	1446.09	0.00	1008.10	0.00
Total FSI Area:			1008.10	
Total BuiltUp Area:			1446.09	
Proposed F.S.I. consumed:			1.69	
C. Tenement Statement				
4. Tenement Proposed At:				
All Floors		15.00		
Total Tenements (3 + 4)		15		
E. Parking Statement				
1. Parking Space Required as per Regulations:			201.62	
2. Proposed Parking Space:			252.87	

Color Notes

COLOR INDEX

PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD ALIGNMENT (ROAD WIDENING AREA)	
FUTURE T.P.S. SCHEME DEDUCTION AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

Tree Details (Table 3h)

Plot	Name	Nos Of Trees	
		Reqd	Prop
PLOT	Tree	15	20

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Use Group	Building Type	Building Structure
A (BLOCK)	Residential	Residential Apartment Bldg	Dwelling-3	-	-

OWNER'S NAME AND SIGNATURE

NILESH KRUPANAND CHRISTIAN

ARCH/ENG'S NAME AND SIGNATURE

KARAN BHARATKUMAR RAVAL
ER1189050722

STRUCTURE ENGINEER

MACWAN NELSON NANUBHAI
SD0469210620

Buildingwise Floor FSI Details

Floor Name	A (BLOCK)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FSI Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FSI Area (Sq.mt.)
Parking Floor	236.60	0.00	236.60	0.00
First Floor	233.04	201.62	233.04	201.62
Second Floor	233.04	201.62	233.04	201.62
Third Floor	233.04	201.62	233.04	201.62
Fourth Floor	233.04	201.62	233.04	201.62
Fifth Floor	233.04	201.62	233.04	201.62
Terrace Floor	44.29	0.00	44.29	0.00
Total:	1446.09	1008.10	1446.09	1008.10

Required Parking

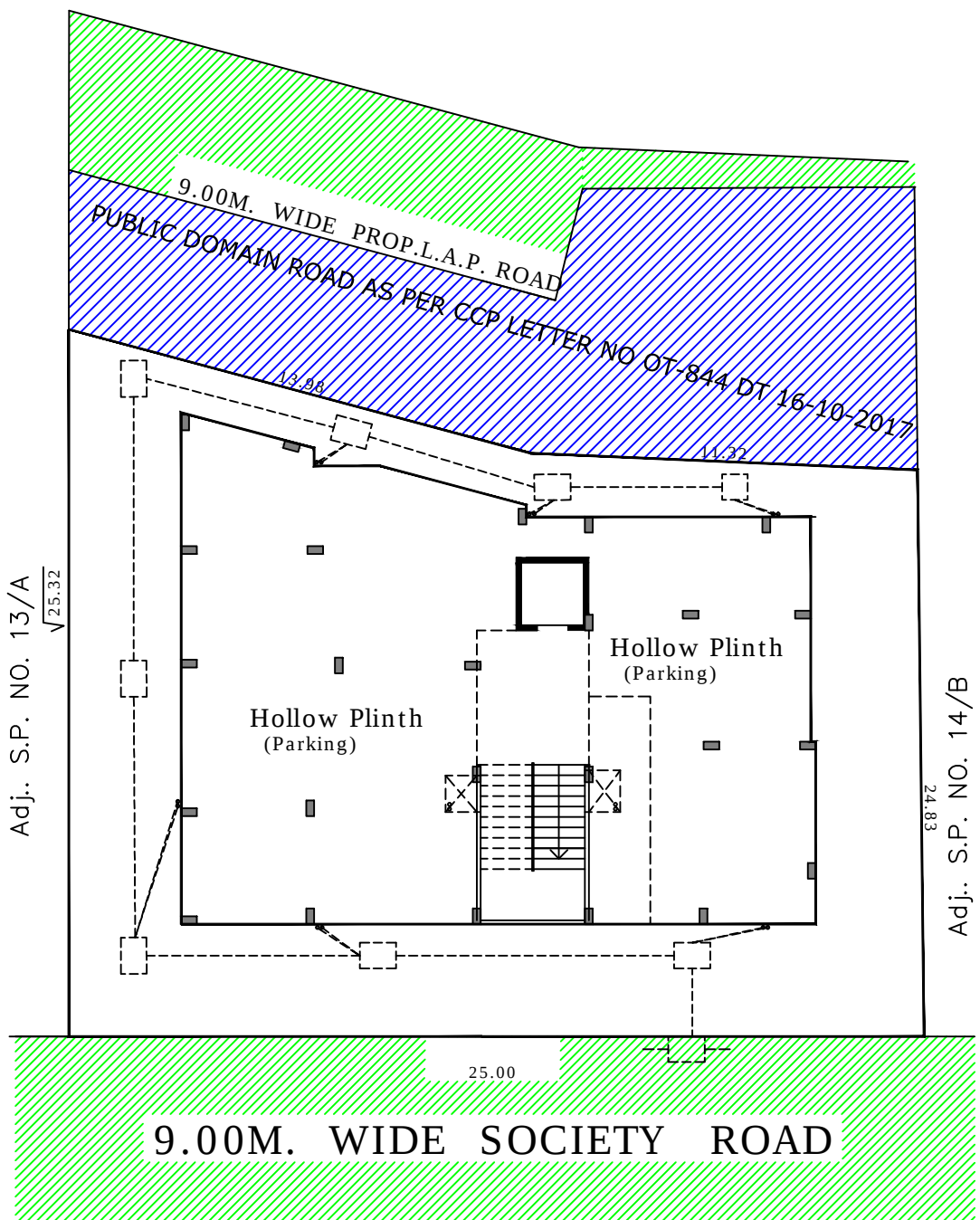
Building Name	Type	SubUse	Area	Units		Required Parking Area (Sq.mt.)	Car	Visitor's Car Parking
				Reqd.	Prop.			
A (BLOCK)	Residential	Residential Apartment Bldg	0.0 - 80	1	1008.10	201.62	100.81	20.16
			> 80.0	-				
			-	-				
			0 - 0	-				
Total:						201.62	100.81	20.16

Parking Check (Table 7b)

Use Type	Car		Visitor's Car Parking		TwoWheeler		Total Parking Area	
	Area	No.	Area	No.	Area	No.	Area	No.
Residential	Reqd.	Prop.	Reqd.	Prop.	Reqd.	Prop.	Reqd.	Prop.
	100.81	108.80	0	0	20.16	34.54	0	2
Total	100.81	108.80	0	0	20.16	34.54	0	2

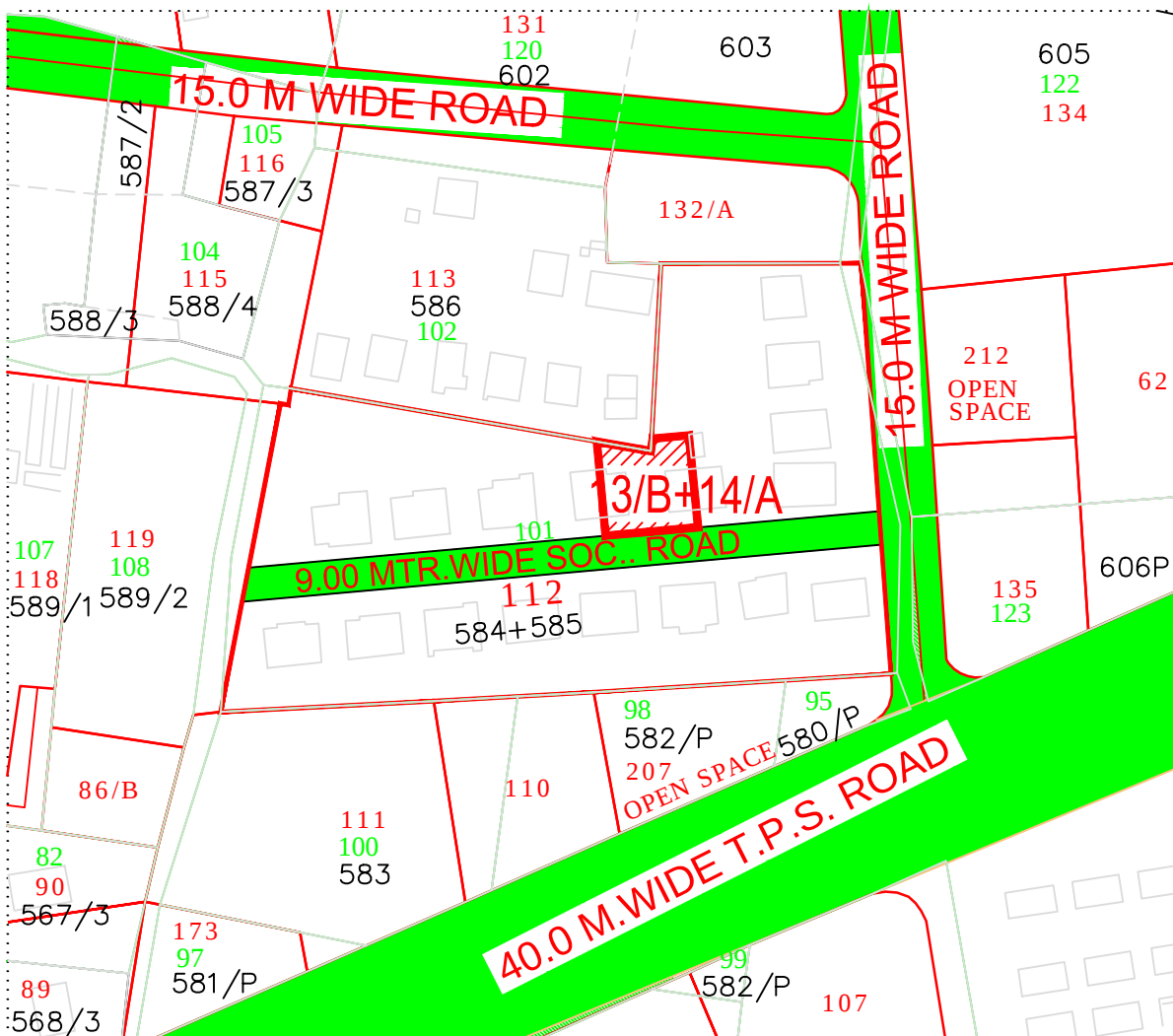
FSI & Tenement Details

Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA/Area in (Sq.mt.)	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)						Proposed FSI Area (Sq.mt.)	Total FSI Area (Sq.mt.)	Resi. Trmt (No.)
					Stair/Case	Lift	Lift Machine	Lift Lobby	Accessory Use	Parking	Resi.		
A (BLOCK)	1	1463.89	17.80	1446.09	153.09	27.30	4.55	43.16	13.90	195.99	1008.10	1008.10	15
Grand Total	1	1463.89	17.80	1446.09	153.09	27.30	4.55	43.16	13.90	195.99	1008.10	1008.10	15



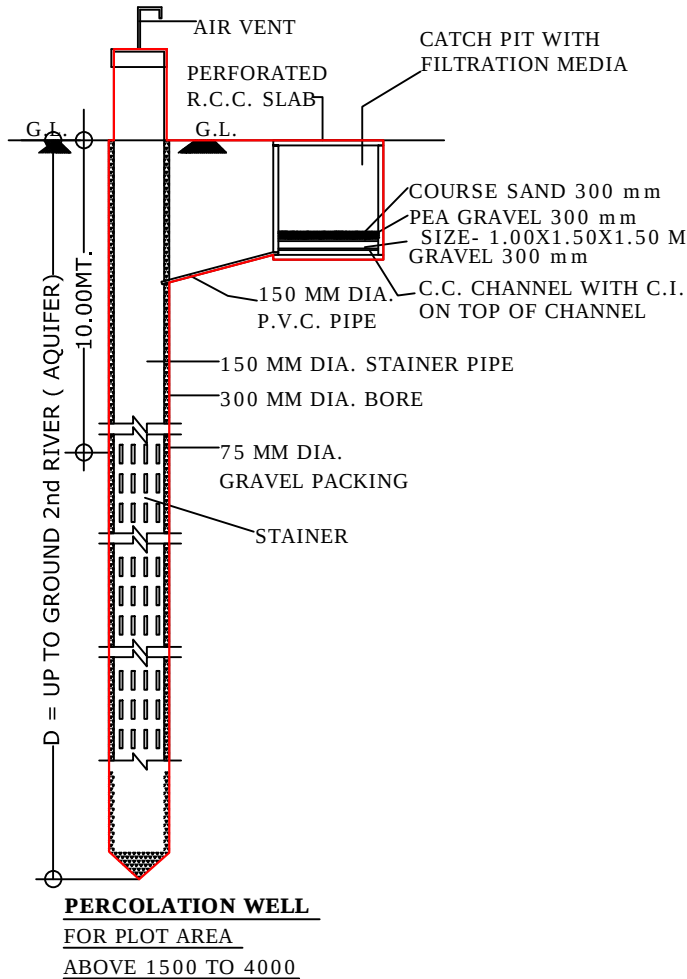
Site Plan

SCALE :- N.T.S.



Key Plan

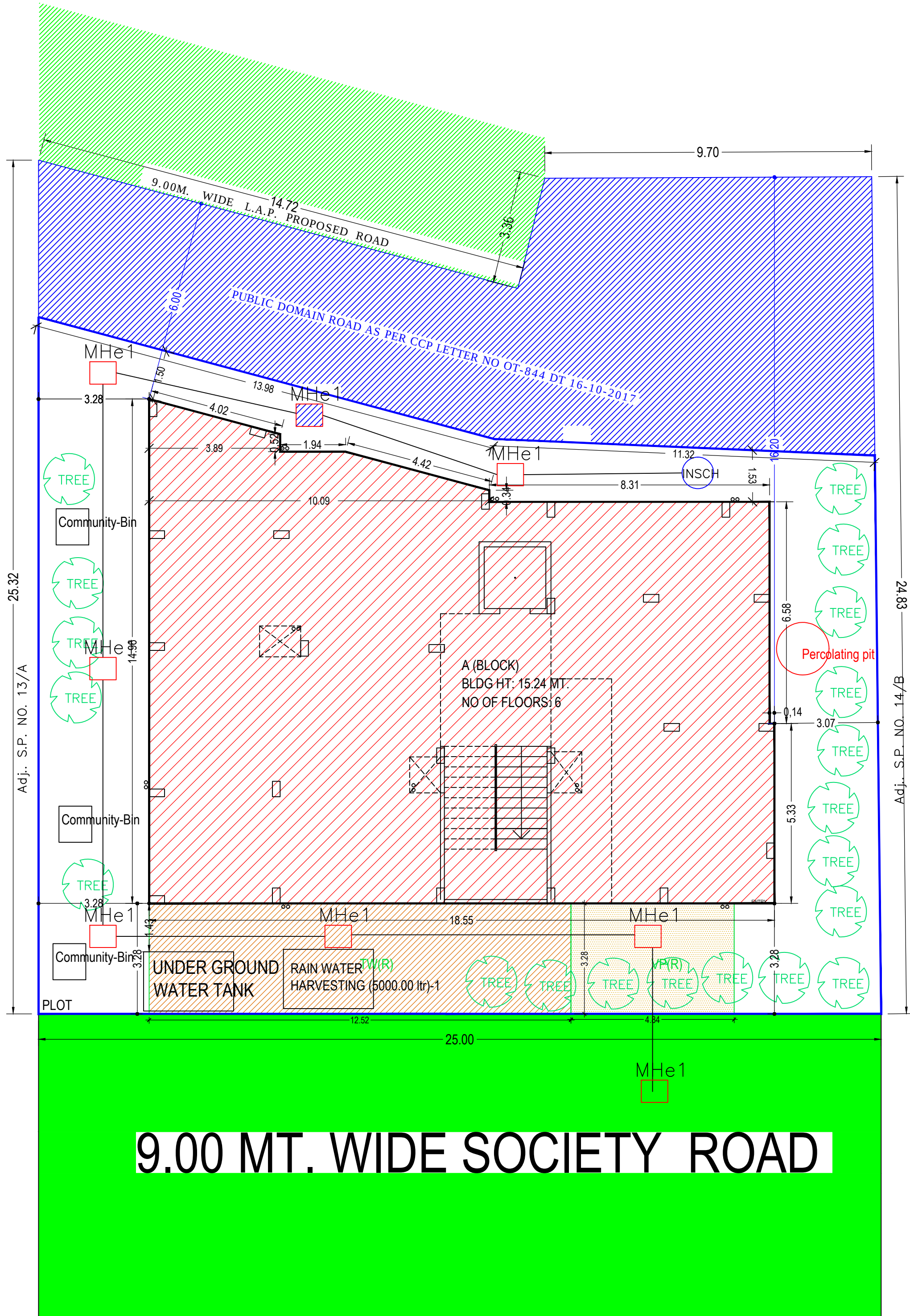
SCALE :- N.T.S.



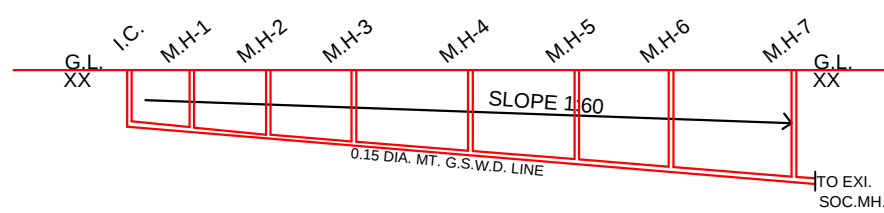
GRANT OF THE PERMISSION IS SUBJECT TO THE FOLLOWING CONDITIONS

- The remaining payments are to be made online within seven days and only thereafter this permission shall be considered to be valid and shall be valid for 12 months.
- The permission granted does not absolve the owner from any the liabilities or the permissions required under any other act.
- The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of:
 - Title, ownership, and easement rights of the Building/unit for which the building is proposed;
 - The area, dimensions and other properties of the plot which violate the plot validation certificate.
 - Correctness of demarcation of the plot on site.
 - Workmanship, soundness of material and structural safety of the proposed building;
 - Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) (d), (e) and (f) above.
- The applicant, as specified in CGDCR, shall submit:
 - Structural drawings and related reports, before the commencement of the construction,
 - Progress reports.
- Follow the requirements for construction as per regulation no 5 of CGDCR.
- The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation-2017

In case of any discrepancy/lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled/revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action by the competent authority.



SITE PLAN



DATTUN	LVL.	CUTTING	LVL.	INVERT	LVL.	GROUND	LVL.	DISTANCE
1.00	0.75	29.25	29.18	29.09	29.00	28.87	1.13	1.25
1.00	0.82	29.18	29.09	28.97	28.87	28.75	1.35	1.49
1.00	0.91	29.09	28.97	28.87	28.75	28.65	1.49	1.63
1.00	1.00	28.87	28.75	28.65	28.55	28.45	1.63	1.77
1.00	1.13	28.75	28.65	28.55	28.45	28.35	1.77	1.91
1.00	1.25	28.65	28.55	28.45	28.35	28.25	1.91	2.05
1.00	1.35	28.55	28.45	28.35	28.25	28.15	2.05	2.19
1.00	1.49	28.45	28.35	28.25	28.15	28.05	2.19	2.33

SCALE HORI :- 1CM=5MT.
VERTI :- 1CM=1MT.

