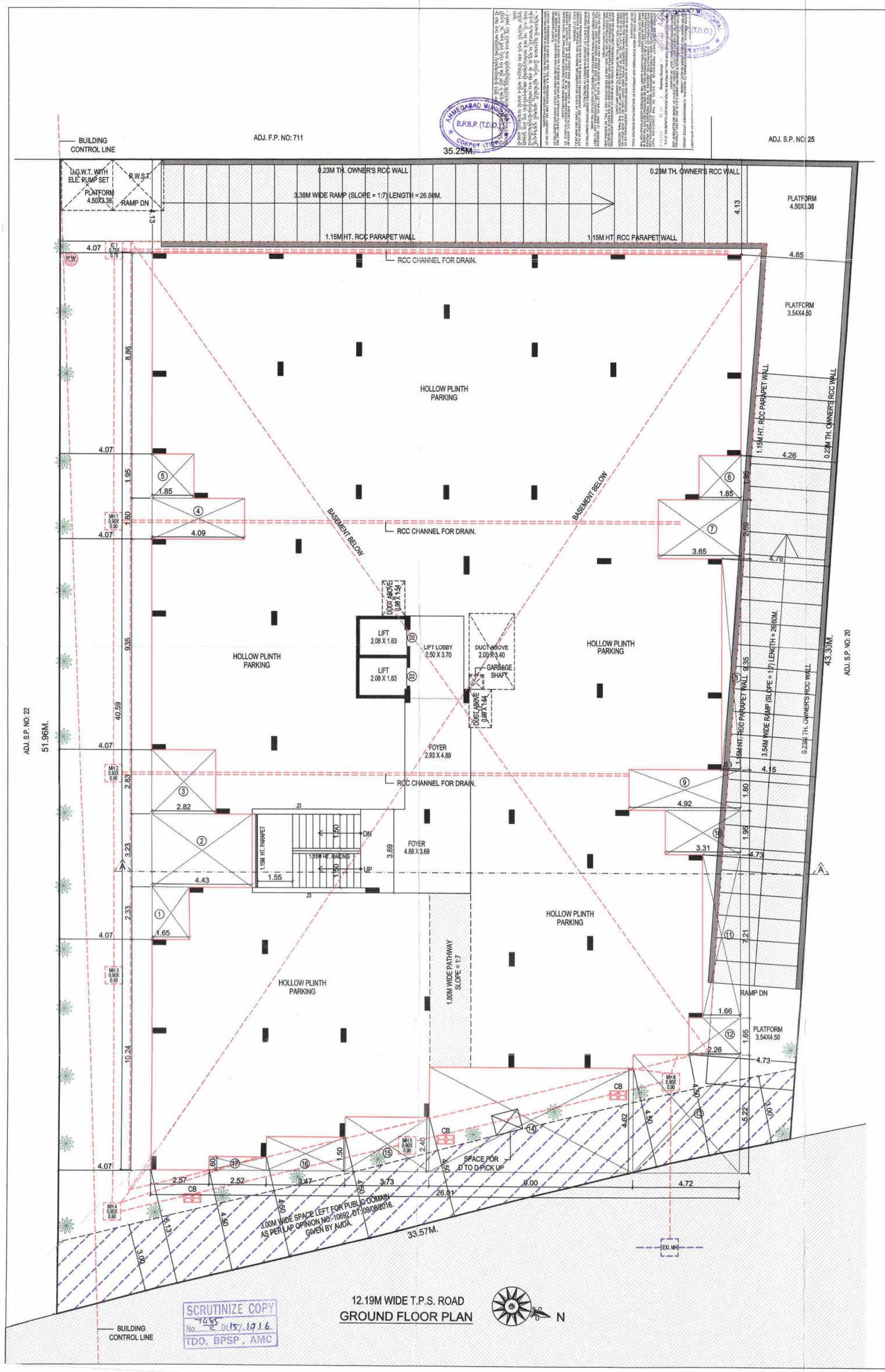


SCRUTINIZE COPY
No. 1455 Dt. 15/10/16
TDO, BPSP, AMC

12.19M WIDE T.P.S. ROAD
GROUND FLOOR PLAN

SCALE :- 1 : 100

GENERAL NOTES

* ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN SPACE AND MARGIN.
* THE DEPTH AND POSITION OF EXISTING MUNICIPAL MANHOLE IS VERIFIED BY ME ON SITE AND PRIMISES CAN GET DRAINAGE CONNECTION.
* IT IS CERTIFY THAT ACCORDING TO GDCR 2021 ALL REQUIREMENTS OF THE BUILDING ARE CHECKED AND NECESSARY ACTIONS ARE TAKEN.
* IT IS CERTIFY THAT ACCORDING TO THE CLAUSE NO: 4.5.3 OF THE GDCR 2021 THE STRUCTURE OF THE BUILDING IS DESIGN AS PER THE NORMES OF THE INDIAN STANDARDS.
* DESIGN OF STAIRCASE AND RAILING IS PROVIDED AS PER THE PROVOSION OF THE CLASE NO: 23.1.12 AND 23.14 AND 24.6 OF GDCR 2021.
* PEDESTIRIAS RAMP IS PROVIDED AS PER THE PROVISION OF THE CLASE NO: 23.1.5 OF GDCR 2021.
* LIFT IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 23.12 AND 24.7 OF GDCR 2021.
* WATER TANK IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 23.6 OF GDCR 2021.
* SEPARATE LETTER BOX IS PROVIDED AT GROUND LEVEL FOR EACH UNIT.
* WATER TANK FOR FIRE SAFETY REQUIREMENT PROVIDED AS PER THE CHEPTER NO: 24 OF GDCR 2021.

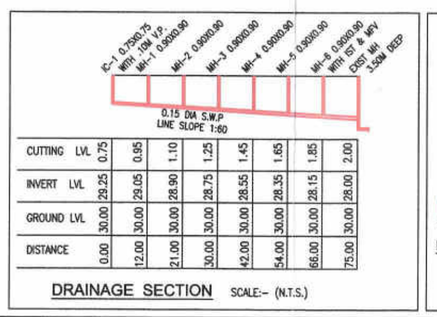
GENERAL NOTES

* DRINKING WATER FACILITY FOR DISABLE PERSONS IS PROVIDED AS PER CLAUSE NO: 23.6.2 OF GDCR 2021.
* DRAINAGE FACILITY IS PROVIDED AS PER CLAUSE NO:23.10 OF THE GDCR 2021.
* SIGNAGES OF THE PARKING PLACE IS TO BE PROVIDED AS PER CLAUSE NO: 23.7 OF GDCR 2021.
* ENTRANCE OF THE BUILDING IS PROVIDED AS PER CLAUSE NO: 23.1.7 OF THE GDCR 2021.
* THE PAVING OF THE BUILDING UNIT/FINAL PLOT AS PER THE PROVISION OF THE CLAUSE NO: 23.1.4 OF GDCR 2021.
* THE STRUCTURE OF THE BUILDING IS AS PER THE NORMS OF THE SPESIFIED IN THE INDIAN STANDARD AND TAKE NECESSARY ACTION FOR THE STRUCTURAL SAFETY DURING THE CONSTRUCTION.
* RAIN WATER STORAGE TANK AND RAIN WATER HARVESTING SYSTEM IS PROVIDED AS PER THE CLAUSE NO: 27.2 OF GDCR 2021.
* COMMUNITY BIN PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 27.3 OF GDCR 2021.
* TREE PLANTATION IS PROVIDED AS PER THE CLAUSE NO: 27.5 OF GDCR 2021.
* MAINTANANCE AND UPGRADATION OF BUILDING IS AS PER THE CHAPTER NO: 29 OF GDCR 2021.

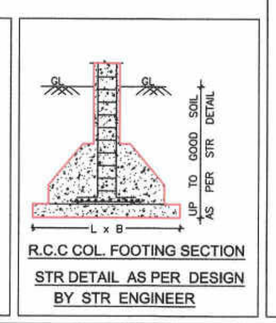
BUILT UP AREA CALCULATION

GR. TO 3RD FLOOR
26.01X40.59 = 1055.75
LESS
(1) 1.65X2.33 = 3.84
(2) 4.43X3.23 = 14.31
(3) 2.82X2.83 = 7.98
(4) 4.09X1.80 = 7.36
(5) 1.85X1.95 = 3.61
(6) 1.85X1.95 = 3.61
(7) 3.65X2.60 = 9.49
(8) 0.83X9.35 = 7.76
(9) 4.92X1.80 = 8.86
(10) 3.31X1.95 = 6.45
(11) 1.66X7.21 = 11.97
(12) 2.26X1.65 = 3.73
(13) 4.72X5.22 = 24.64
(14) 9.00X4.62 = 41.58
(15) 3.73X2.40 = 8.95
(16) 3.47X1.50 = 5.21
(17) 2.52X0.60 = 1.51 = 170.86
NET B.A. ON GR. TO 3RD FL. = 884.89 SQ.MT.

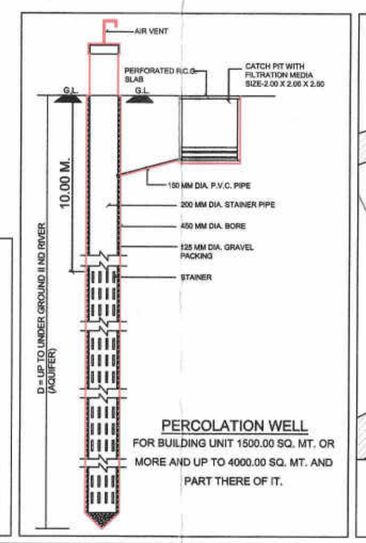
12.19M WIDE T.P.S. ROAD
LAYOUT PLAN
SCALE=1:200



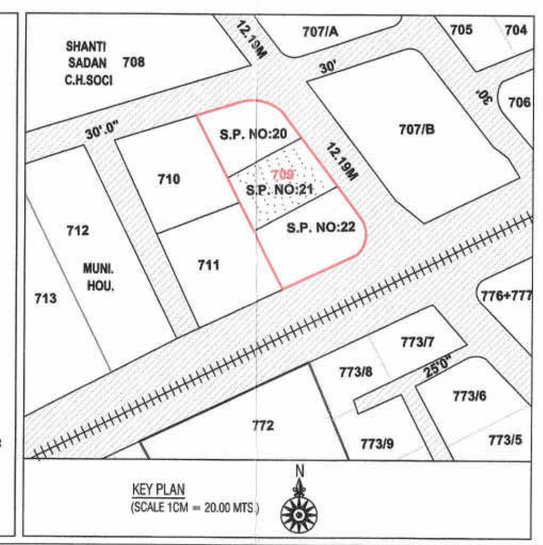
DRAINAGE SECTION SCALE:- (N.T.S.)



R.C.C COL. FOOTING SECTION
STR DETAIL AS PER DESIGN BY STR ENGINEER



PERCOLATION WELL
FOR BUILDING UNIT 1500.00 SQ. MT. OR MORE AND UP TO 4000.00 SQ. MT. AND PART THERE OF IT.



KEY PLAN
(SCALE 1CM = 20.00 MTS)

GR. FLOOR & LAYOUT PLAN | 1 / 3

PLAN SHOWING PROPOSED RESIDENTIAL BUILDING ON S.P. NO: 21, F.P. NO : 709, T.P.S. NO: 3 - (ELLIS BRIDGE) - 1ST VARIED FINAL - CHHADAVAD SEC. MOJE: CHHADAVAD, TAL.: SABARMATI, DIST: AHMEDABAD.

SCALE – 1 : 100
ZONE : RESI.–I (OVERLAY ZONE T.O.Z.–M.R.T.S.)
USE OF CONSTRUCTION : RESIDENCE.

AREA TABLE :-	IN SQ.MT.
PLOT AREA (S.P. NO:21)	1602.00
B.A. ON GR. FLOOR	884.89
OPEN PLOT AREA	717.11

F.S.I AREA TABLE		IN SQ.MT.
PERMI. F.S.I. AREA @ 1.8	(1602.00 X 1.8)	2883.60
TOTAL FSI AREA USED		2471.49
BALANCE FSI AREA		412.11

AREA TABLE

FLOOR	USE	EQUI. TENA.	BUILT UP AREA	FSI AREA	FLOOR AREA
BASEMENT	PARK.	–	1038.12	–	–
GROUND	PARK.	–	884.89	–	–
1ST FL.	RESI.	6	884.89	823.83	823.83
2ND FL.	RESI.	6	884.89	823.83	823.83
3RD FL.	RESI.	6	884.89	823.83	823.83
STAIR CABIN	–	–	50.16	–	–
L.M.R. & O.H.W.T.	–	–	32.00	–	–
TOTAL	RESI.	18	4659.84	2471.49	2471.49

REF. CASE NO: BNS / 51 / 24.....DT:- 28-03-1959.
REF. CASE NO: CRM / 1544.....DT:- 07-03-1975.

PARCOLATING WELL REQD.=1602.00/4000=0.40 SAY 1 NO.
PARCOLATING WELL PROVIDED=1 NO.

TREE PLANTATION REQD.=1602.00X3/200=24.03 SAY 25 NOS.
TREE PLANTATION PROVIDED=25 NOS.

COMMUNITY BIN CALCULATION
FOR RESI.
COMMUNITY BIN REQUIRED 10 LT. CAPACITY PER 1 UNIT
TOTAL 18 UNIT=18 NOS.X10 LT=180 LT. CAPACITY COMMUNITY BIN REQD.
COMMUNITY BIN PROVIDED 60 LT. X 3 NOS.=240 LT. CAPACITY.

SCHEDULE OF OPENING

DOOR	WINDOWS	VENT
D =1.00X2.15	W =3.10X1.35	V =0.60X0.60
D1=0.90X2.15	W1=2.60X1.35	V1=0.45X0.60
D2=0.75X2.15	W2=1.10X1.35	
SD=3.35X2.15		
SD1=1.80X2.15		

STAIR DETAILS:-
WIDTH = 1.50 M
TREAD = 0.30 M
RISER = 0.15 M

B.J. Sanghvi
SANGHVI BIPIN JAYANTILAL
CW(Grade-I)/0028190721 R. Dt. 30-07-2016
39, Pareshwaninnagar Society,
B/h.Satkaryu Seva Sangh, Davakhana,
Naranpura, Ahmedabad-380 013.
CLERK OF WORK

COLOUR NOTE
PLOT BOUNDARY
ROAD
PROPOSED WORK
PROPOSED DRAINAGE
PERCOLATING WELL
TREE
COMMUNITY BIN

KINAL D. SONI B.E. (CIVIL)
C-26, Sudarshan Tower,
Nr. Nirant Park, Sun-N-Step Road.
Thaltej, AHMEDABAD - 380059.
No. A.M.C. ER-0804040821 R1
ENGINNER

N.B.Patel.
NIPUL B. PATEL
M. E. STRUCTURAL
LIC NO.- SD 0447121119
3/1, VARAHPRABHU SOC
MANIP AHMEDABAD
STRUCTURAL ENGINNER

For SHETH BUILDHOME LLP
Designated
SHANTISADAN CO. OP. HOU. SOC. LTD.
CHAIRMAN SECRETARY MEMBER
OWNER

Vashvi Construction (Developer)
Jitendrabhai P. Shah
G-24, Maradia Plaza,
Road, Ahmedabad-380006
Lic No.: dev.24720320
DEVELOPER

RESPONSIBILITY UNDER G.D.C.R. 2021 4.3.4 & 4.3.5:-
APPROVAL OF DRAWING AND ACCEPTANCE OF ANY STATEMENT, DOCUMENTS, STRUCTURAL REPORT, STRUCTURAL DRAWINGS, PROGRESS CERTIFICATE ...OR BUILDING COMPLETION CERTIFICATES SHALL NOT DISCHARGE THE OWNER, ENGINEER, ARCHITECT, CLERK OF WORKS/SITE SUPERVISOR, STRUCTURAL DESIGNER, DEVELOPER, OWNER FROM THEIR RESPONSIBILITIES, IMPOSED UNDER THE ACT, THE DEVELOPMENT CONTROL REGULATIONS AND THE LAWS OF TORT AND LOCAL ACTS.
LIABILITY (G.D.C.R. 2021 1.3.1):-
NOTWITHSTANDING ANY DEVELOPMENT PERMISSION GRANTED UNDER THE ACT AND THERE REGULATIONS, ANY PERSON UNDERTAKING ANY DEVELOPMENT WORK SHALL CONTINUE TO BE WHOLLY AND SOLELY LIABLE FOR ANY INJURY OR DAMAGE OR LOSS WHATSOEVER THAT MAY BE CAUSED TO ANY ONE IN OR AROUND THE AREA DURING SUCH CONSTRUCTION AND NO LIABILITY WHATSOEVER IN THIS REGARD SHALL BE CAST ON THE AUTHORITY.

Ahmedabad Municipal Corporation
Case No. : BLNTS/WZ/190816/GDR/A7016/R0/M1
Zone: West
Plan Approved as per terms and condition mentioned in the Commencement Certificate
Raja Chithi Number : 7164/190816/A7016/R0/M1
Date : 20/10/16

Sub Inspector (Civic Center) | Asst. T.D.O./Asst. E.O. (Civic Center) | Nilesh Baranda Dy T.D.O. West | Siddharth Khatri(I/C) Dy MC West

AUTHORITY.

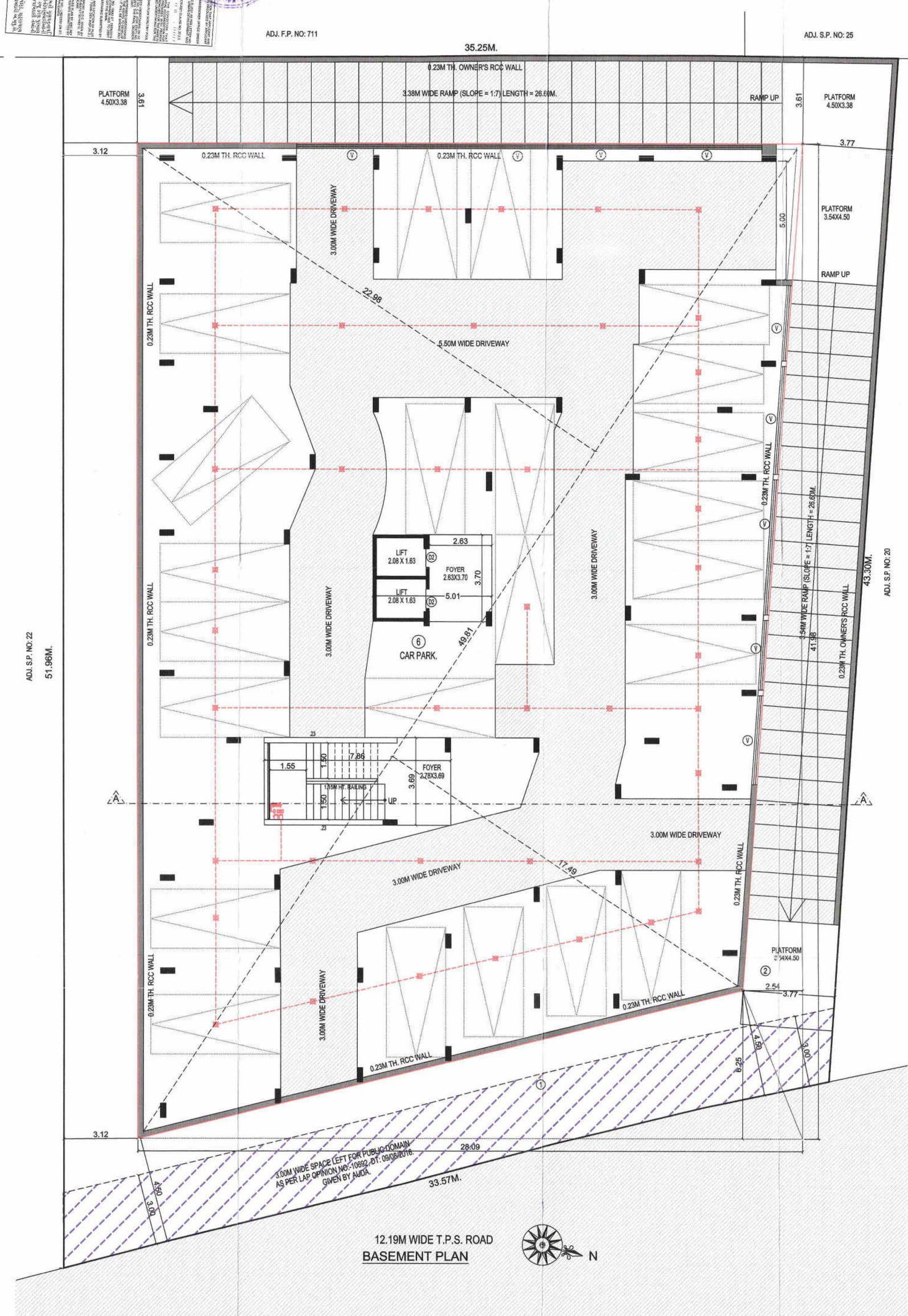
12.19M WIDE T.P.S. ROAD
PARKING LAYOUT PLAN
(GROUND FLOOR)

N

BUILDING CONTROL LINE

SCRUTINIZE COPY
No. 2 Dt. 15/10/16
TDO, BPSP, AMC

બાંધકામ / બાંધકામ દરમ્યાન, આજુબાજુની જાનમાલ કે મિલકતને કોઈપણ પ્રકારનું નુકશાન થશે તો તેની સંપૂર્ણ જવાબદારી આર્કીટેક્ટ / સ્ટ્રકચર એન્જીનિયર / એન્જીનિયર / સુપરવાઈઝર એન્જીનિયર / કન્સ્ટ્રકશન વર્કસ (માર્ગ મકાનવિભાગ) ની રહેશે તથા સંપૂર્ણ બોંધકામ એક સાથે નહીં કરતા તબક્કાવાર કરી, જરૂરી પ્રોટેક્શન સપોર્ટ (Shoring / Strutting) ની વ્યવસ્થા કરી બાંધકામ કરવાનું રહેશે તથા બોંધકામ / બાંધકામ દરમ્યાન આજુબાજુની મિલકતોની સલામતી માટે કરવાની જરૂરી વ્યવસ્થાનું સ્ટ્રકચર એન્જીનિયર / એન્જીનિયર / કન્સ્ટ્રકશન વર્કસ (માર્ગ મકાનવિભાગ) મારા સતત નિરીક્ષણ કરી જરૂર જણાય તો તાકીદે વધારાની વ્યવસ્થા કરવાની રહેશે, તથા તે અંગે માલીક / આર્કીટેક્ટ / ડેવલપર્સ / આર્કીટેક્ટ / એન્જીનિયર / સ્ટ્રકચર એન્જીનિયર / કન્સ્ટ્રકશન વર્કસ શ્રી મારા તા. ૨૬/૦૩/૨૦૧૬ ના રોજ આપેલ નોટરાઈઝ્ડ બાંહેધરી મુજબ વર્તવાની રહેશે તથા આગ, અગ્નિશમન, લીફટ પ્રકરણ લીધા સિવાય બાંધકામ / બોંધકામ / ટિમ્બોલીયન્સ ની કામગીરી કરવામાં આવતી જણાશે તો તાત્કાલીક અસરથી રજાચિઠ્ઠી સ્થગિત / રદ કરવાની કાર્યવાહી કરવામાં આવશે.



12.19M WIDE T.P.S. ROAD
BASEMENT PLAN

N

PARKING LAYOUT & BASEMENT PLAN — 2 / 3

PLAN SHOWING PROPOSED RESIDENTIAL BUILDING ON
S.P. NO: 21, F.P. NO : 709,
T.P.S. NO: 3 - (ELLIS BRIDGE) - 1ST VARIED FINAL - CHHADAVAD SEC.
MOJE: CHHADAVAD, TAL.: SABARMATI, DIST: AHMEDABAD.

SCALE – 1 : 100
ZONE : RESI.–I (OVERLAY ZONE T.O.Z.–M.R.T.S.)
USE OF CONSTRUCTION : RESIDENCE.

BUILT UP AREA CALCULATION

BASEMENT
28.09X41.98 = 1179.21
LESS
(1) 1/2X28.09X6.25 = 87.78
(2) 1/2X3.54X41.98 = 53.31 = 141.09
NET B.A. ON BASEMENT = 1038.12

PARKING AREA CALCULATION

BASEMENT
CAR PARKING (PARK.–6)
1/2X(22.98+17.49)X49.81 = 1007.90
LESS
(1) 7.86X3.69 = 29.00
(2) 5.01X3.70 = 18.53 = 47.53
CAR PARK. PROV. IN BASEMENT = 960.37

PARKING AREA TABLE

PERMI. F.S.I. AREA @ 1.8 = 2883.60 SQ.MT.
PARK. AREA REQD. @ 20% = 576.72 SQ.MT.

		REQUIRED	PROVIDED		
			GR. LVL.	BASEMENT	TOTAL
VISITOR	10%	57.67	146.82	–	146.82
CAR	50%	288.36	122.16	960.37	1082.53
OTHER	40%	230.69	495.19	–	495.19
TOTAL		576.72	764.17	960.37	1724.54

PARKING AREA CALCULATION

@ GR. LVL.
VISITOR'S PARK.
PARK.–1 10.26X14.31 = 146.82
CAR PARK.
PARK.–2 12.29X9.94 = 122.16
OTHER'S PARK.
PARK.–3 9.01X7.65 = 68.92
PARK.–4 8.33X6.75 = 56.22
PARK.–5 25.86X14.31 = 370.05 = 495.19
PARK. AREA PROVI. @ G.L. = 764.17

SCHEDULE OF OPENING

DOOR
D =1.00X2.15
D1=0.90X2.15
D2=0.75X2.15
SD=3.35X2.15
SD1=1.80X2.15

WINDOWS
W =3.10X1.35
W1=2.60X1.35
W2=1.10X1.35

VENT
V =0.60X0.60
V1=0.45X0.60

STAIR DETAILS:-

WIDTH = 1.50 M
TREAD = 0.30 M
RISER = 0.15 M

COLOUR NOTE

- PLOT BOUNDARY
- ROAD
- PROPOSED WORK
- PARKING

B.J. Sanghvi
SANGHVI BIPIN JAYANTILAL
Civil Engineer, Reg. No. 8/1/2016
35, Parshwanath Society,
B/h. Sadhaiya Seva Sangh, Devakhana,
Naranpura, Ahmedabad-380 013.

CLERK OF WORK

KINAL D. SONI B.E. (CIVIL)
C-28, Sudarshan Tower,
Nr. Nirant Park, Sun-N-Stop Road,
Thaltej, AHMEDABAD - 380059.
L.. No. A.M.C. ER-0804040821 R1

ENGINNER

N.B. Patel
NIPUL B. PATEL
M. E. STRUCTURAL
LIC NO.- SD 0447121119
3/1, VARAHPRABHU SOC
HANIP AHMEDABAD

STRUCTURAL ENGINNER

For SHETH BUILDHOME LLP
Designated
THE BHARTISADAN CO. OP. HOUSING SOCIETY LTD.
CHAIRMAN SECRETARY Member

OWNER

Vashvi Construction (Developer)
Jitendrabhai P. Shah
G-24, Maradia Plaza,
C.G. Road, Ahmedabad-380006
Lic No.: dev.247239320

DEVELOPER

RESPONSIBILITY (G.D.C.R.-2021 4.3,4.4 & 4.5) :-
APPROVAL OF DRAWINGS AND ACCEPTANCE OF ANY SEATEMENT, DOCUMENTS, STRUCTURAL REPORT, STRUCTURAL DRAWINGS, PROGRESS CERTIFICATE OR BUILDING COMPLETION CERTIFICATES SHALL NOT DISCHARGE THE OWNER, ENGINEER, ARCHITECT, CLERK OF WORKSITE SUPERVISOR, STRUCTURAL DESIGNER, DEVELOPER, OWNER FROM THEIR RESPONSIBILITIES, IMPOSED UNDER THE ACT, THE DEVELOPMENT CONTROL REGULATIONS AND THE LAWS OF TORT AND LOCAL ACTS.
LIABILITY (G.D.C.R.-2021 5.5.1) :-
THE ISSUANCE OF PERMIT OR CONSENT PERMISSION GRANTED UNDER THE NOTWITHSTANDING ANY DEVELOPMENT WORKS UNDERTAKEN BY ANY PERSON UNDERTAKING ANY ACT AND THESE REGULATIONS, CONTINUE TO BE WHOLLY AND SOLELY LIABLE FOR ANY INJURY OR DAMAGE OR LOSS WHATSOEVER THAT MAY BE CAUSED TO ANY ONE IN OR ON OR AROUND THE AREA DURING SUCH CONSTRUCTION AND NO LIABILITY WHATSOEVER IN THIS REGARD SHALL BE CAST ON THE AUTHORITY

Ahmedabad Municipal Corporation

Case No. : BLNTS/WZ/190816/GDR/A7016/R0/M1 Zone: West

Plan Approved as per terms and condition mentioned in the Commencement Certificate

Raja Chitthi Number : 7164/I/190816/A7016/R0/M1

Date : 20/10/2016

Sub Inspector (Civic Center)	Asst. T.D.O./Asst. E.O. (Civic Center)	Nilesh Baranda Dy T.D.O. West	Siddharth Khatri(I/C) Dy MC West

AUTHORITY.