PLAN SHOWING PROPOSED RESIDENTIAL + COMMERCIAL BUILDING ON F.P. NO: 48, [O.P.NO: 48/1, 48/2, SUR. NO: 56/A PAIKI, 56/B PAIKI] PRELIMINARY T.P.S. NO: 1 (BOPAL), MOJE: BOPAL, TAL.: DASKROI, DIST: AHMEDABAD

SCALE : 1CM = 2.0M.

ZONE : RESIDENTIAL-II (R2)

USE : RESIDENTIAL + COMMERCIAL (SHOP)

NOTES RELATED TO FIRE SAFETY.

(1) HYDRANT SYSTEM :

ON/OFF SWITCHES LOCATED NEAR THE HOSE REEL HOSE OR HYDRANT OUTLET, AT EACH FLOOR FOR THE MAIN FIRE-PUMP AT UNDERGROUND WATER TANK WITH A CAPACITY TO DISCHARGE 900 LITERS PER MINUTE AT 3 BAR PRESSURE AS MEASURED AT THE TERRACE LEVEL SHOULD BE INSTALLED.

THE RISER FOR THE BUILDINGS EXCEEDING 18 MITERS HEIGHT SHOULD NOT BE OF LESS THAN 100 MM. INTERNAL DIAMETER. THE RISER SHOULD BE CONNECTED TO THE BOTTOM OF THE TERRACE TANK WITH A STOP VALVE AND A NRV TO ACT A DOWN-COMER. ONE RISER IS REQUIRED FOR EVERY 1000 SQ. METERS FLOOR AREA AND IF THE BUILDING IS DIVIDED INTO, TWO OR MORE PARTS THEN EACH PART SHOULD HAVE A SEPARATE RISER WITH ALL THE FITTINGS AT EACH FLOOR LEVEL.

EACH FLOOR SHOULD HAVE ONE HYDRANT OUTLET WITH A COUPLING FOR ATTACHING A 63 MM. DIA . HOSE . 25 MM. BORE HOSE- REEL HOSE WITH 8 MM. SHUT- OFF NOZZLE AT EACH FLOOR LANDING. THE LENGTH OF THE HOSE SHOULD BE ENOUGH TO REACH THE FARTHEST CORNER OR THE FLOOR. HOSE-BOX WITH 15 METERS LONG 63 MM. DIA. HOSE AND 12.5 MM. BORE NOZZLE AT ALTERNATE FLOORS. THE HOSE-REEL HOSE SHOULD BE COUPLED TO THE RISER.

FIRE - SERVICE INLET SHOULD BE INSTALLED AT A POINT NEAR THE ENTRY TO THE PERMISES WHERE A FIRE SERVICE VEHICLE CAN APPROACH EASILY.

A PERMANENT HYDRANT POINT COMPRISING OF 63 MM DIA SIZE 2 NOS OF HYDRANT VALVES SHOULD BE INSTALLED AT THE TERRACE LEVEL.

OVERHEAD TANK REFILLING BYPASS CONNECTION SHOULD BE DONE AT THE TERRACE LEVEL.

THE OVERHEAD TANK SHALL BE OF A CAPACITY OF NOT LESS THAN 20,000 LITERS. THE UNDERGROUND TANK SHALL BE OF NOT LESS THAN 1,00,000 LITERS.

(2) FIRE LIFT :

THE FIRE-LIFT AND ALL LIFTS SHOULD HAVE A PROVISION TO GROUND TO AUTOMATICALLY IN CASE OF ELECTRICITY FAILURE . EACH BUILDING SHOULD HAVE AT LEAST ONE LIFT AS A FIRE -LIFT AND IF THE BUILDING IS DIVIDED INTO A MORE PARTS THEN EACH PART SHOULD HAVE A FIRE-LIFT. LIFT-WELL SHOULD HAVE BLOWERS TO PRESSURIZE THE LIFT -WELL SO CONNECTED THAT IT WILL AUTOMATICALLY OPERATE WHEN ALARM CALL POINT IS OPERATE, SO THAT IF PREVENTS THE LIFT WELL GETTING SMOKE LOGGED.

(3) FIRE ALARM:

FIRE ALARM CALL POINT TO BE INSTALLED AT EACH FLOOR WITH SOUNDERS CAPABLE OF BEING HEARD ALL THROUGHOUT THE BUILDING .

(4) FIRE EXTINGUISHERS :

ONE CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 4.5 KG. WITH ISI MARK. AND ONE EXTINGUISHER OF 5 KG. DRY CHEMICAL POWDER (DCP) TYPE EXTINGUISHER WITH ISI MARK TO INSTALLED ON EACH FLOOR IN CASE OF COMMERCIAL BUILDING .

ONE CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 4.5 KG. WITH ISI MARK. OR TWO CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 2 KG. CAPACITY ON EACH FLOOR AND 5 KG. DRY CHEMICAL POWDER (DCP) WITH ISI MARK TYPE EXTINGUISHER ON ALTERNATE FLOOR IN CASE OF RESIDENTIAL BUILDINGS.

IF THE BUILDING IS DIVIDED INTO TWO OR MORE PARTS THEN EACH PART SHOULD HAVE THESE EXTINGUISHERS INSTALLED.

(5) STAIRCASE :

THE STAIRCASE HAS TO BE OPEN FROM AT LEAST ONE OR TWO SIDES BUT IF THE STAIRCASE IS IN THE CENTRE CORE OF THE BUILDING IT HAS TO BE PRESSURIZED TO PREVENT IT FROM GETTING SMOKE LOGGED.

THE RISER / DOWN - COMER SHOULD BE LOCATED IN THE STAIRCASE OR CLOSE TO IN TO MAKE IT EASILY APPROACHABLE IN CASE OF FIRE FROM THE FLOOR BELOW OR ABOVE.

(6) BASEMENT :

THE BASEMENT OF 200 SQ. METERS OR MORE SHOULD BE PROTECTED WITH AUTOMATIC SPRINKLER SYSTEM WITH AT LEAST ONE SPRINKLE HEAD FOR ACTUAL CAR PARKING SPACE .

ADDITIONALLY BE PROTECTED BY A HYDRANT OUTLET AND TWO 25 MM.BORE HOSE- REEL HOSES WITH 8MM . BORE NOZZLES AT EACH BASEMENT LEVEL.

(7) LIGHTENING ARRESTER :

A LIGHTENING ARRESTER SHOULD ALSO BE INSTALLED AND BE PROPERLY EARTHED TO PREVENT DAMAGE TO THE BUILDING WHEN THE LIGHTENING STRIKES.

(8) PHOTO LUMINESCENT (AUTO GLOW) SIGNAGE'S:

IF THE BUILDING FALLS IN A CONFINED AREA OR IF IT HAS AN ENCLOSED STAIRCASE OR IS NOT WELL LIT-UP ON THE INSIDE, THEN ADEQUATE PHOTO LUMINESCENT (AUTO GLOW) SIGNAGE'S SHOULD BE DISPLAYED AT EACH FLOOR / LANDING / PATHWY / DEAD-END AND ALONG ALL EXIT ROUTES LANDING TO THE GROUND LEVEL. THE SIGNAGE SHOULD INDICATE FIRE FIGHTING, FIRE SAFETY, FIRST-AID AND OTHER SAFETY EQUIPEMENT PRESENT ON THE RESPECTIVE FLOOR / LANDING / PATHWAY / DEAD - END AND ALONG ALL EXIT ROUTES LEADING TO THE GROUND LEVEL.

(9) ELECTRIC POWER SUPPLY TO THE ENTIRE FIRE - SAFETY SYSTEM

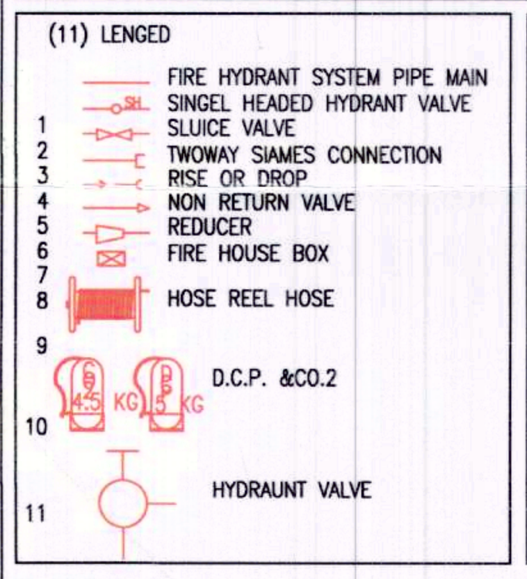
ELECTRICITY SUPPLY TO THE FIRE PUMP, FIRE ALARM SYSTEM, STAIRCASE PRESSURIZATION SYSTEM AND FIRE LIFT SHOULD BE MADE AVAILABLE FROM THE MAIN ELECTRICAL SUPPLY. (I.E. FROM ELECTRICAL POWER SUPPLY OF THE COMPANY) THIS IS TO ENSURE AVAILABILITY OF POWER SUPPLY TO THE FIRE PROTECTION & SAFETY SYSTEM EVEN AFTER THE MAIN ELECTRICAL SUPPLY TO THE BUILDING IS SWITCHED OFF THE TIME OF FIRE.

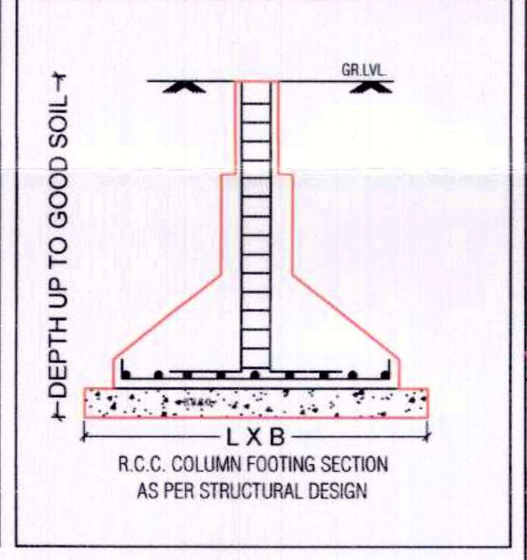
(10) IMPORTANT INSTRUCTIONS :

AFTER INSPECTION OF A LOW-RISE BUILDING BY THE FIRE SERVICES AUTHORITY , IF THE FIRE OFFICER CONCERNED FEELS THE NEED FOR ADDITIONAL FIRE PREVENTION / PROTECTION / VENTILATION SYSTEM REQUIRED OR EQUIPEMENT (I.E. PASSIVE SYSTEM / SPRIKLER / DRENCHER ETC.) AS PER FIRE LOAD / FIRE RISK / PUBLIC GETHERING. POTENTIAL / OCCUPANCY / CONFINED AREA, THOSE ADDITIONAL MEASURES / EQUIPEMENT HAVE TO BE IMPLEMENTED / INSTALLED.

FIRE SAFETY PROVISION SHALL BE PROVIDED AS PER AMC-FIRE & EMERGENCY SERVICES DEPT.- OPINION NO: .....DTD.

(11) LENGED

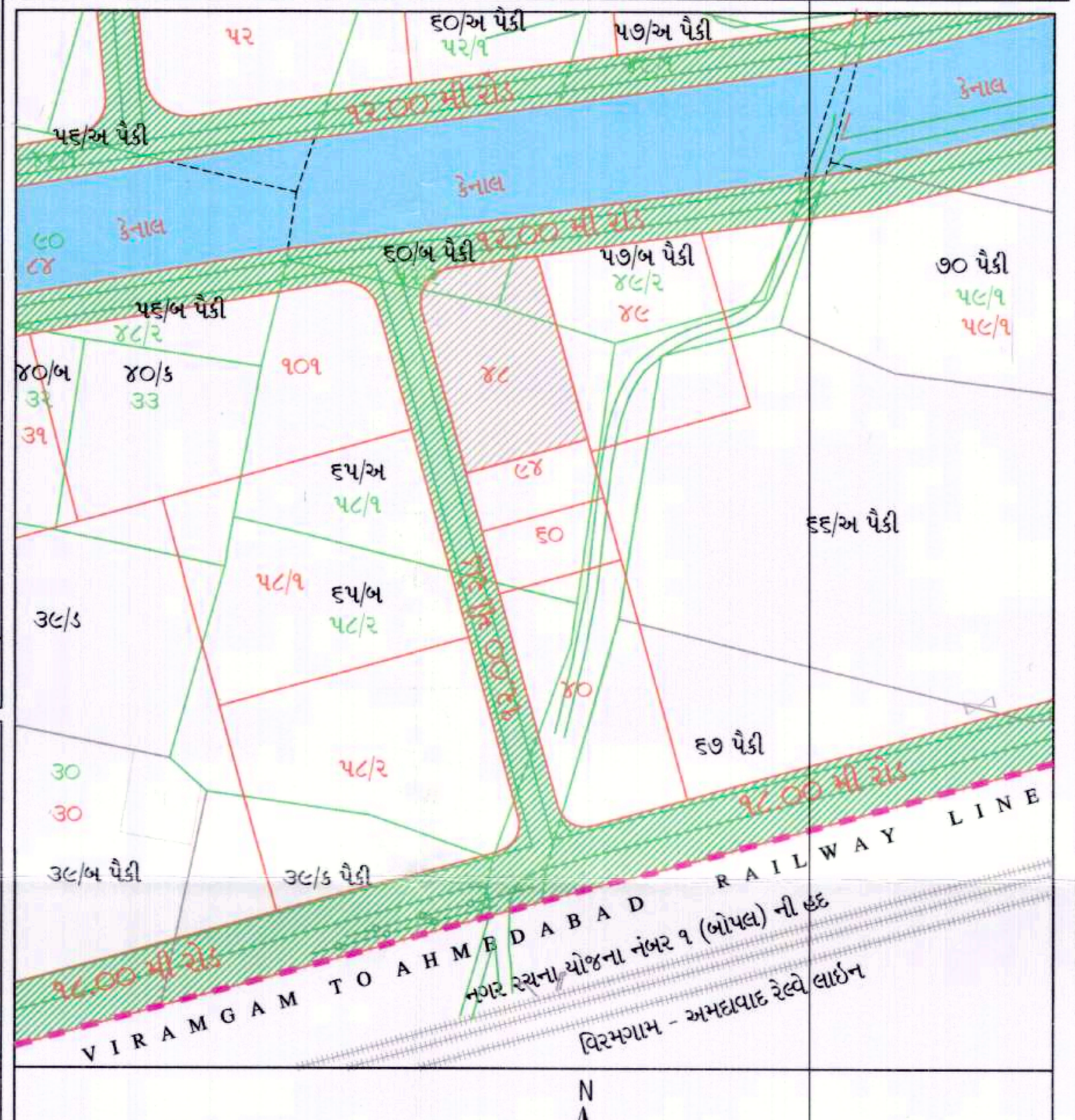




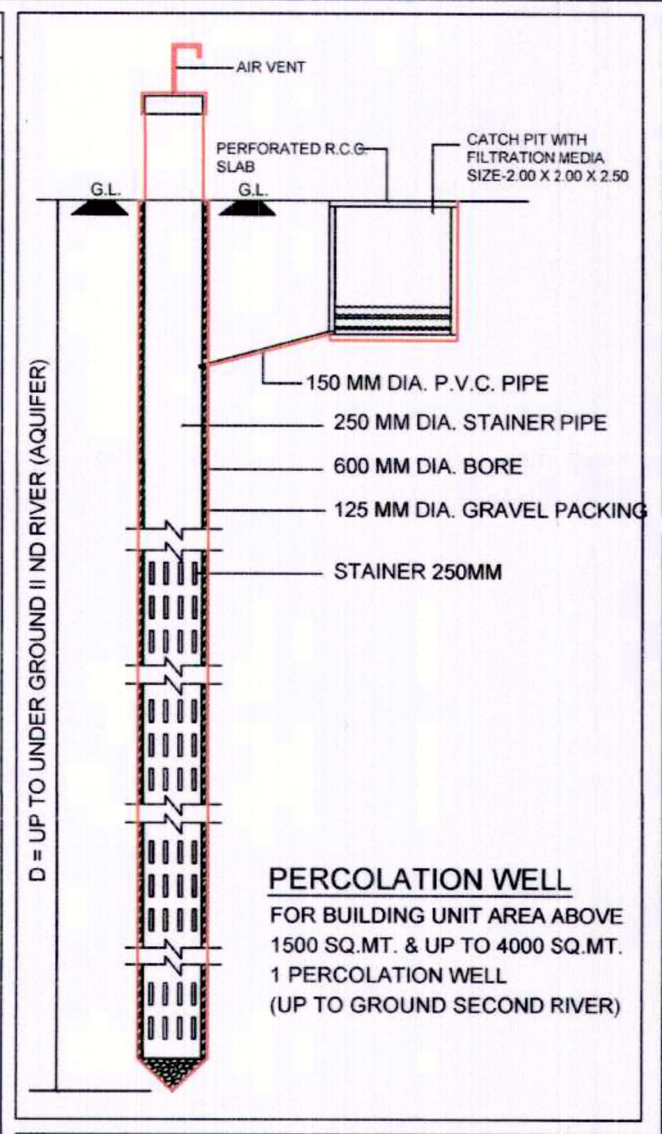
R.C.C. COLUMN FOOTING SECTION AS PER STRUCTURAL DESIGN

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 PREMISES CAN GATES DRAINAGE CONNECTION.
* IT IS CERTIFY THAT ACCORDING TO CGDCR 2017 ALL REQUIREMENTS OF THE BUILDING ARE CHECKED AND NECESSARY ACTIONS ARE TAKEN.
* IT IS CERTIFY THAT ACCORDING TO THE CLAUSE NO: 4.4.3 OF THE CGDCR 2017, 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 PROVISION OF THE CLAUSE NO: 13.1.11 AND 13.1.13 AND 22.6 OF CGDCR 2017.
* PEDESTTRIANS RAMP IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 13.1.14 OF CGDCR 2017.
* LIFT IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 13.12 OF CGDCR 2017.
* WATER TANK IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 13.6 OF CGDCR 2017.
* LETTER BOX FOR EACH UNIT SHALL BE PROVIDED IS PROVIDED AT GROUND FLOOR LEVEL FOR EACH UNIT.
* WATER TANK FOR FIRE SAFETY REQUIREMENT PROVIDED AS PER THE CHAPTER NO: 13.6 OF CGDCR 2017.
* ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO: 13.11 OF CGDCR 2017.
* DRINKING WATER FACILITY FOR DISABLED PERSONS IS PROVIDED AS PER THE CLAUSE NO: 13.6.2 OF CGDCR 2017.
* DRAINAGE FACILITY IS PROVIDED AS PER CLAUSE NO: 13.10 OF CGDCR 2017.
* SIGNAGES OF THE PARKING PLACE IS TO BE PROVIDED AS PER CLAUSE NO: 13.7 OF THE CGDCR 2017.
* ENTRANCE OF THE BUILDING IS PROVIDED AS PER THE CLAUSE NO: 13.1.6 OF CGDCR 2017.
* THE PAVING OF THE BUILDING UNIT/FINAL PLOT AS PER THE PROVISION OF THE CLAUSE NO: 13.1.3 OF CGDCR 2017.
* THE STRUCTURE OF THE BUILDING IS DESIGNED AS PER THE NORMS SPECIFIED IN THE INDIAN STANDARD AND TAKE NECESSARY ACTION SHALL BE TAKEN FOR THE STRUCTURAL SAFETY DURING THE CONSTRUCTION.
* RAIN WATER STORAGE TANK AND RAIN WATER HARVESTING SYSTEM IS PROVIDED AS PER THE CLAUSE NO: 17.2 OF CGDCR 2017.
* COMMUNITY BIN PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 17.2.4 & 17.2.5 OF CGDCR 2017.
* GREY WATER RECYCLING SYSTEM & DUAL PLUMBING SYSTEM IS PROVIDED AS PER THE CLAUSE NO: 17.3 OF CGDCR 2017.
* TREE PLANTATION IS PROVIDED AS PER THE CLAUSE NO: 17.4 OF CGDCR 2017.
* SOLAR ASSISTED WATER HEATING SYSTEM IS PROVIDED AS PER THE CLAUSE NO. 17.5 OF THE CGDCR 2017.
* POLLUTION CONTROL SYSTEM IS PROVIDED AS PER THE CHAPTER NO. 18 OF CGDCR 2017.
* FIRE SAFETY SYSTEM IS PROVIDED AS PER THE CHAPTER NO: 14 OF CGDCR 2017.
* FIRE SAFETY PROVISION SHALL BE MADE AS PER FIRE PREVENTION AND LIFE SAFETY MEASURES REGULATION-2016 AND FIRE PREVENTION AND LIFE SAFETY MEASURES REGULATION-2013.
* MAINTENANCE AND UPGRADATION OF BUILDING IS AS PER THE CHAPTER NO: 19 OF CGDCR 2017.
* MARGINAL SPACE & BASEMENT SLAB SHALL HAVE LOAD BEARING CAPACITY OF 40/60 TONNES PER SQUARE METER SHALL BE PROVIDED AS PER CHAPTER NO. 14 OF CGDCR 2017 AND FIRE PREVENTION AND FIRE SAFETY ACT-2016.
* ROOF TOP SOLAR ENERGY INSTALLATION & GENERATION SHALL BE PROVIDED AS PER CLAUSE CLAUSE NO. 17.5.1 OF CGDCR 2017.
* THE GLAZED SURFACE AREA OF THE EXTERNAL FACADE SHALL BE NON REFLACTIVE AND PROVIDED UP TO MAX. OF 50% OF THE TOTAL SURFACE AREA OF EACH FACADE WITH THE PROVISION OF SAFETY RAILING UP TO SILL LEVEL AS PER CL. NO. 13.13. OF CGDCR 2017.

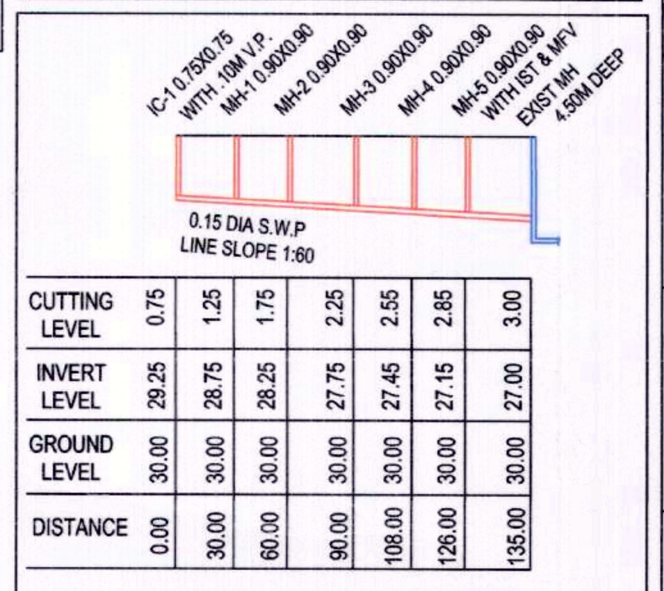


KEY PLAN (SCALE 1CM = 20.00 MTS.)



PERCOLATION WELL

FOR BUILDING UNIT AREA ABOVE 1500 SQ.MT. & UP TO 4000 SQ.MT. 1 PERCOLATION WELL (UP TO GROUND SECOND RIVER)



DRAINAGE SECTION

BUILT UP AREA CALCULATION

BASEMENT

29.51X51.42 = 1517.40

LESS

(1) 1/2X(3.11+0.05)X22.71 = 35.88
(2) AS PER P-LINE = 7.72
(3) 1/2X13.46X0.16 = 1.08
(4) 12.82X3.18 = 40.77
(5) 3.23X15.29 = 49.39
(6) AS PER P-LINE = 4.34] = 139.18

NET BUILT UP AREA ON BASEMENT = 1378.22 SQ.MT.

PARKING AREA TABLE (COMMERCIAL)

COMM. FSI AREA USED (G.F.+F.F.) = 1547.61 SQ.MT. (782.90+764.71)

PARKING REQD. @ 50% = 773.81 SQ.MT.

PARKING AREA TABLE

	REQUIRED	PROVIDED		
		GR. LEVEL	BASEMENT	TOTAL
VISITOR PARK. @ 20%	154.76	107.50	51.42	158.92
CAR PARK. @ 50%	386.91	-	393.12	393.12
OTHER'S PARK. @ 30%	232.14	-	235.69	235.69
TOTAL PARK.	773.81	107.50	680.23	787.73

LOADING / UNLOADING AREA TABLE

TOTAL USED CARPET AREA OF SHOPS (G.F. + F.F.) = 1547.61 (TOTAL)

TOTAL REQ. LOADING / UNLOADING AREA REQD. [1 NO. PER 1000 SQ.MT. (CARPET AREA OF SHOPS)]

1547.61/1000.00 = 1.55 SAY = 2 NOS. (3.50X7.50)

TOTAL PROVI. PARK. AREA = 2 NOS. (3.50X7.50)

G.F. = 2 NOS.

PARKING AREA CALCULATION

GR. LEVEL

VISITOR'S PARK.

(A) 10.00X5.50 = 55.00
(B) 7.50X7.00 = 52.50] = 107.50 SQ.MT.

PARKING AREA CALCULATION

BASEMENT

VISITOR'S PARK.

(C) 11.58X2.96X1.5 = 34.28 SQ.MT.

NET VISITOR'S PARK. AREA (MECH. CAR PARKING) = 34.28 X1.5 = 51.42 SQ.MT.

CAR PARK.

(D) 5.70X5.57 = 31.75
(E) 11.58X19.89 = 230.33] = 262.08 SQ.MT.

NET CAR PARK. AREA (MECH. CAR PARKING) = 262.08 X1.5 = 393.12 SQ.MT.

OTHER'S PARK.

(F) 15.00X13.00 = 195.00
(G) 13.00X3.13 = 40.69] = 235.69 SQ.MT.

SANITORY PROVISION

GR. & 1ST FLOOR

FLOOR AREA = 1547.61 SQ.MT.

1547.61 /4= 386.90 SAY 387 USERS

REQD.	URINAL	G. WC	L. WC	PH TOILET
101- 500	8	8	8	-
25% GEN.	2	2	2	1

PROVIDED

28 WC IN EACH UNIT.

GENERAL SANITARY PROVISION 25% OF TOTAL REQD.

	REQD.	PROVI.	
URINAL	= 2 NOS.	= 2 NOS.	+ 1 PH TOILET
MALE WC	= 2 NOS.	= 2 NOS.	
FEMALE WC	= 2 NOS.	= 2 NOS.	

COMMON PLOT AREA CAL.

1/2X(21.25+21.13)X10.18 = 215.71 SQ.MT.

PERMI. PARKING IN C.P. @ 50% = 107.86 SQ.MT.

PARKING PROVIDED IN C.P. = 107.50 SQ.MT.

PARKING AREA TABLE (RESIDENTIAL)

RESI. FSI AREA USED = 2248.79 SQ.MT. (3796.40-1547.61)

PARKING REQD. @ 20% = 449.76 SQ.MT.

PARKING AREA TABLE

	REQUIRED	PROVIDED		
		GR. LEVEL	BASEMENT	TOTAL
VISITOR PARK. @ 10%	44.98	65.64	-	65.64
CAR PARK. @ 50%	224.88	-	730.38	730.38
OTHER'S PARK. @ 40%	179.90	-	219.28	219.28
TOTAL PARK.	449.76	65.64	949.66	1015.30

PARKING AREA CALCULATION

GR. LEVEL

VISITOR'S PARK.

(1) 6.08X8.75 = 53.20
(2) 3.19X3.90 = 12.44] = 65.64 SQ.MT.

PARKING AREA CALCULATION

BASEMENT

CAR PARK.

(3) 17.47X24.35 = 425.39
(4) 10.82X8.87 = 95.97
(5) 6.55X4.21 = 27.58
(6) AS PER P-LINE = 14.06] = 563.00

LESS (a) 4.61X14.92 = 68.78
(b) 2.82X2.59 = 7.30] = 76.08

= 486.92 SQ.MT.

NET CAR PARK. AREA (MECH. CAR PARKING) = 486.92 X1.5 = 730.38 SQ.MT.

OTHER'S PARK.

(7) 17.47X4.07 = 71.10
(8) 1/2X(3.26+6.29)X22.51 = 107.49
(9) AS PER P-LINE = 40.69] = 219.28 SQ.MT.

AREA TABLE :-

	SQ.MT.
PLOT AREA	2112.00
COMMON PLOT REQD. @ 10%	211.20
COMMON PLOT PROVIDED	215.71
PROPOSED B.A ON GR. FLOOR	1002.40
OPEN PLOT AREA	1109.60
PERMI. F.S.I. AREA @ 1:1.2 (2112.00X1.2)	2534.40
PERMI. CHARG. F.S.I. AREA AS PER BASE ZONE @ 0.6 (2112.00X0.6)	1267.20
TOTAL FSI AREA USED	3796.40
CHARGEABLE FSI AREA USED	1262.00

AREA TABLE

FLOOR	USE	UNIT		FLOOR AREA	FSI AREA	BUILT UP AREA
		COMM.	RESI.			
BASEMENT	PARKING	-	-	-	-	1378.22
GROUND	SHOP	14 +	- NOS.	782.90	782.90	1002.40
1ST FLOOR	SHOP+RESI.	14 +	1 NOS.	875.40	875.40	985.42
2ND FLOOR	RESI.		4 NOS.	447.34	447.34	516.31
3RD FLOOR	RESI.		4 NOS.	447.34	447.34	516.31
4TH FLOOR	RESI.		4 NOS.	447.34	447.34	516.31
5TH FLOOR	RESI.		4 NOS.	447.34	447.34	516.31
6TH FLOOR	RESI.		2 NOS.	348.74	348.74	417.07
STAIR CABIN	-		-	-	-	65.74
L.M.R. & O.H.W.T.	-		-	-	-	35.15
TOTAL	SHOP+RESI.	28 +	19 NOS.	3796.40	3796.40	5949.24

ખાસ સરત :
નકશામાં સૂચવવામાં આવેલ કામના પ્લોટનો કબ્જો જ્યાં સુધી સદર જમીનની માલિકી સોસાયટી એસોશીએશનની ન થાય ત્યાં સુધી કોમન પ્લોટનો કબજો માલિકી સત્તામંડળની રહેશે.

ખાસ શરત
તા.................. ના રોજ માલિક ઓર્ગેનાઈઝ આર્કીટેક્ટ તથા સ્ટ્રક્ચરલ એન્જીનીયરે આપેલ બાંહેધરી પત્રમાં દર્શાવેલ તમામ શરતોનું ચુસ્તપણે પાલન કરવાનું રહેશે.

PERCOLATING WELL REQD.=2112.00/4000=0.53 SAY 1 NOS.

PERCOLATING WELL PROVIDED=1 NOS.

TREE PLANTATION REQD.=2112.00X5/200=52.80 SAY 53 NOS.

TREE PLANTATION PROVIDED =53 NOS.

COMMUNITY BIN CALCULATION

FOR NON RESI. USE :-
FLOOR AREA (TOTAL) :- 1547.61 SQ. MT.
100 SQ. MTS FL. AREA / 20 LTS.
1547.61/5 = 309.52 SAY 310 LTS.
PROVI. 80 LTS. (80 X 4)=320 LT. COMM. BIN

COMMUNITY BIN CALCULATION

FOR RESI.
COMMUNITY BIN REQUIRED 10 LT. CAPACITY PER 1 UNIT
TOTAL 19 UNIT=19 NOS.X10 LT=190 LT. CAP. COMMUNITY BIN REQD.
COMMUNITY BIN PROVIDED 80 LT. X 3 NOS.= 240 LT. CAPACITY.

LIFT CALCULATION FOR RESI. :-

BLOCK	TOTAL UNIT (3RD TO ABOVE)	REQ. 6 PERSON CAPIACITY 1 LIFT PER 30 UNIT	PROVIDE LIFT
-	14	1 NOS. OF LIFT	2 NOS. OF LIFT (6 PERSON CAP.)

SCHEDULE OF OPENING

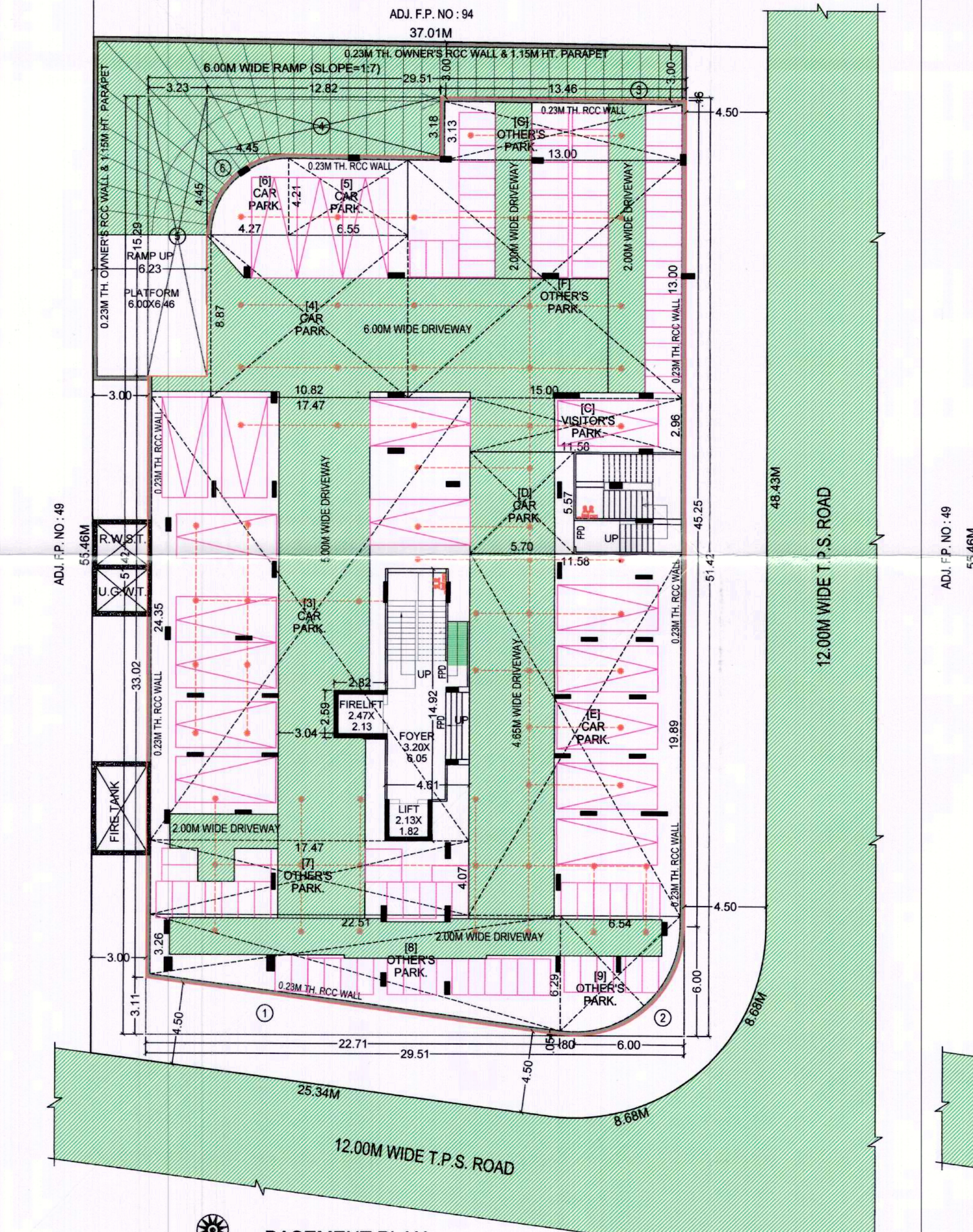
DOOR	WINDOWS	VENT
D =1.00X2.10	W =3.30X1.30	V=0.60X0.60
D1=0.90X2.10	W1=2.10X1.30	
D2=0.75X2.10	W2=0.90X1.30	
RS=3.00X3.00	W3=1.20X1.30	

RCC STAIR DETAIL

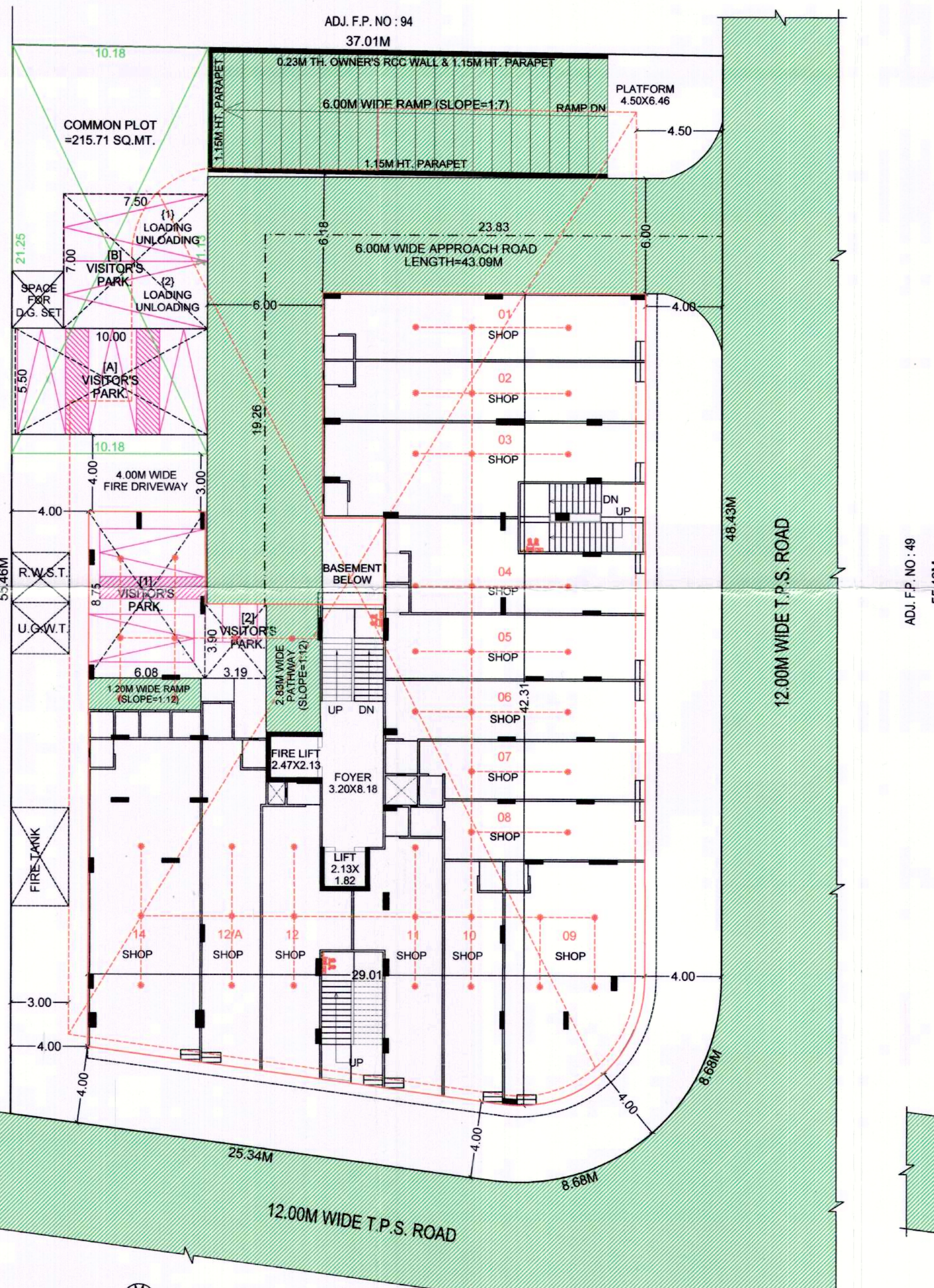
WIDTH=1.53M
TREAD=0.30M
RISER=0.16M

COLOUR NOTE -

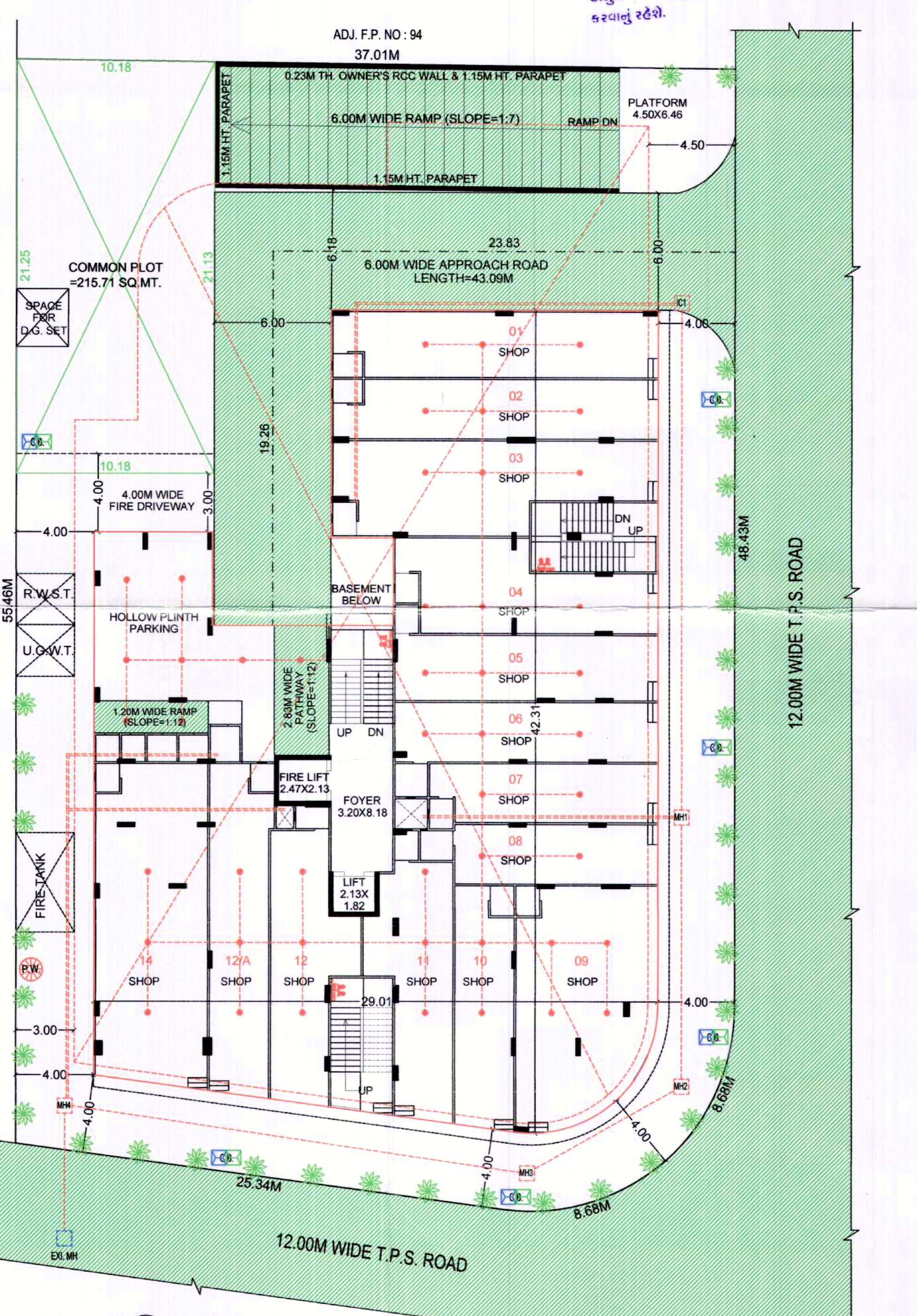
PLOT BOUNDRY, ROAD, RAMP, PROP. WORK, PROP. DRAINAGE, TREE, CONTAINER BIN (C.B.), P.WELL (P.W.), PARKING



BASEMENT PLAN
SCALE:- 1.0 CM = 2.0 MT.



G.F. PARKING LAYOUT PLAN
SCALE:- 1.0 CM = 2.0 MT.



LAYOUT PLAN
SCALE:- 1.0 CM = 2.0 MT.

M.B.CHAUDHARY
AUDA/C.O.W.LIC No.I/557
17, Jay Jagdish Society,
Navrangpura,A'bad-380014.

CLERK OF WORKS

KINAL B. SONI
ENGINEER AUDA
C-28, Sudarshan Tower, Nr. Nirant Park,
Sun-N-Step Road, Thaltej, Ahmedabad-380059.
LIC No. : AUDA/ENGG/966

ENGINEER.

UMANG J. PATEL
STRUCTURAL DESIGNER
REGI. No: AUDA /SD-1/207
12-A, PARKVIEW GREEN'S
SOLA, AHMEDABAD-60

STRU.ENGINEER.

OWNER

MEHUL B. CHAUDHARY
AUDA/DEVELOPER LIC NO.
1114DV1901251017
17,Jay Jagdish Society,
Navrangpura, A'bad - 380014.

DEVELOPER

The permission is valid only in the DP/TPS remains unaltered and further that the permission shall stand revoked as soon as there is change in DP/TPS with reference to the land under reference.

Owner is fully responsible For open marginal Space and road line Portion.

Final Plan boundary and allotment of final plot is Subject to Veriation by Town Planning Officer

APPROVED
As amanded by Red (Colour) Subject to the condition as mentioned in this office Letter PRM No.137/10/2020
Dated.. 14 DEC 2020

No 396

Note Approved by C.E.A

DISPATCH BY

Assistant Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

Senior Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

AUTHORITY.

GR. & 1ST FLOOR PLAN | SHEET NO:- 2 / 6

PLAN SHOWING PROPOSED RESIDENTIAL + COMMERCIAL BUILDING ON F.P. NO: 48, [O.P.NO: 48/1, 48/2, SUR. NO: 56/A PAIKI, 56/B PAIKI] PRELIMINARY T.P.S. NO: 1 (BOPAL), MOJE: BOPAL, TAL.: DASKROI, DIST: AHMEDABAD.

SCALE : 1CM = 1.0M.

ZONE : RESIDENTIAL-II (R2)

USE : RESIDENTIAL + COMMERCIAL (SHOP)

BUILT UP AREA CALCULATION		BUILT UP AREA CALCULATION	
GROUND FLOOR		1ST FLOOR	
29.01X42.31		29.01X42.31	= 1227.41
LESS		LESS	
(1) 1/2X(2.97+0.06)X21.64	= 32.78	(1) 1/2X(2.97+0.06)X21.64	= 32.78
(2) AS PER P-LINE	= 9.06	(2) AS PER P-LINE	= 9.06
(3) 12.18X11.41	= 138.97	(3) 12.18X11.41	= 138.97
(4) 6.10X4.85	= 29.59	(4) 6.10X4.85	= 29.59
(5) 3.21X4.55	= 14.61 = 225.01	(5) 3.21X4.55	= 14.61
		(6) 2.14X1.32	= 2.82
		(7) 2.53X2.02	= 5.11
		(8) 1.22X3.14	= 3.83
		(9) 3.60X1.45	= 5.22 = 241.99
NET BUILT UP AREA ON GROUND FLOOR	= 1002.40 SQ.MT.	NET BUILT UP AREA ON 1ST FLOOR	= 985.42 SQ.MT.

FSI AREA CALCULATION		FSI AREA CALCULATION	
GR. FLOOR		1ST FLOOR	
NET B.A. ON GR. FLOOR	= 1002.40	NET B.A. ON 1ST FLOOR	= 985.42
LESS		LESS	
(A) 3.40X5.05	= 17.17	(A) 3.40X5.05	= 17.17
(B) 3.20X7.58	= 24.26	(B) 3.20X7.58	= 24.26
(C) 2.59X2.28	= 5.91	(C) 2.59X2.28	= 5.91
(D) 2.92X2.58	= 7.53	(D) 2.92X2.58	= 7.53
(E) 0.90X1.16	= 1.04	(E) 0.90X1.16	= 1.04
(F) 1.68X1.52	= 2.55	(F) 1.68X1.52	= 2.55
(G) 4.32X3.75	= 16.20	(G) 0.50X0.32	= 0.16
(H) 2.28X3.64	= 8.30	(H) 4.32X3.75	= 16.20
(I) 3.40X4.93	= 16.76	(I) 2.28X5.26	= 11.99
(J) 1/2X(1.80+2.23)X3.20	= 6.45 = 110.02	(J) 3.40X4.93	= 16.76
		(K) 1/2X(1.80+2.23)X3.20	= 6.45 = 110.02
TOTAL FSI AREA ON GR. FLOOR (COMMERCIAL)	= 782.90 SQ.MT.	TOTAL FSI AREA ON 1ST FLOOR	= 875.40 SQ.MT.
		COMM. FSI AREA ON	= 794.71 SQ.MT.
		RESI. FSI AREA ON	= 110.69 SQ.MT.
		TOTAL FSI AREA ON	= 875.40 SQ.MT.

SCHEDULE OF OPENING		
DOOR	WINDOWS	VENT
D =1.00X2.10	W =3.30X1.30	V=0.60X0.60
D1=0.90X2.10	W1=2.10X1.30	
D2=0.75X2.10	W2=0.90X1.30	
RS=3.00X3.00	W3=1.20X1.30	

RCC STAIR DETAIL
WIDTH=1.53M
TREAD=0.30M
RISER=0.16M

COLOUR NOTE -

- PLOT BOUNDARY
- PROPOSED WORK
- PROPOSED DRAINAGE

M.B.CHAUDHARY
AUDA/C.O.W.LIC No.1/557
17,Jay Jagdish Society,
Navrangpura,Ahmedabad-380014.

CLERK OF WORKS

KINA B. SONI
ENGINEER AUDA
C-28, Sudarshan Tower, Nr. Nirant Park,
Sun-N-Step Road, Thaltej, Ahmedabad-380059.
LIC No.: AUDA/ENGG/966

ENGINEER.

UMANG J. PATEL
STRUCTURAL DESIGNER
REGI. No: AUDA/SD-1/287
12-A, PARKVIEW GREEN'S
SOLA, AHMEDABAD-60

STRU.ENGINEER.

MEHUL B. CHAUDHARY
AUDA/DEVELOPER LIC NO.
1114DV19C1251017
17,Jay Jagdish Society,
Navrangpura, Ahad - 380014.

DEVELOPER

Owner is fully responsible for open marginal Space and road line Portion.

Final Plan boundary and allotment of final plot is Subject to Veriation by Town Planning Officer

APPROVED
As amandec by Reg (Colour) Subject to the condition as mentioned in this office Letter PRM No.1321/10/2020
Dated.....
14 DEC 2020

Assistant Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

DISPATCH BY No 3396

Senior Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

AUTHORITY.

RERA CARPET AREA TABLE		
FLOOR	UNIT NO	RERA CARPET AREA
GR. FL. (SHOP)	01	56.21
	02	50.89
	03	69.16
	04	52.71
	05	46.95
	06	44.01
	07	35.48
	08	34.08
	09	81.62
	10	37.50
	11	48.28
	12	49.11
	12/A	52.31
	14	93.52

RERA CARPET AREA CAL.					
GROUND FLOOR (SHOP)					
01	16.63X3.38	= 56.21			
02	16.63X3.06	= 50.89			
03	16.63X3.05	= 50.72	= 69.16		
	10.13X1.82	= 18.44			
	12.10X3.15	= 38.12			
04	6.91X1.82	= 12.58	= 52.71		
	1.32X1.52	= 2.01			
05	13.42X3.35	= 44.96	= 46.95		
	1.22X1.63	= 1.99			
06	13.42X3.04	= 40.80	= 44.01		
	1.68X1.91	= 3.21			
07	10.42X3.00	= 31.26	= 35.48		
	1.22X1.81	= 2.21			
08	1.32X1.52	= 2.01	= 34.08		
	10.32X3.04	= 31.37			
09	1.78X1.52	= 2.71			
	7.18X6.20	= 44.52	= 81.62		
	1/2X7.18X6.35	= 22.80			
10	1/2X9.59X2.16	= 10.36	= 37.50		
	5.26X0.56X67%	= 1.97			
11	5.26X0.04X0.41	= 0.62	= 48.28		
	3.04X12.13	= 36.88			
12	1/2X3.00X0.40	= 0.60	= 37.50		
	3.00X12.91	= 38.73			
12/A	1.65X3.08	= 5.08	= 49.11		
	0.81X2.18	= 1.77			
14	1.22X1.72	= 2.10	= 52.31		
	1/2X3.00X0.40	= 0.60			
	3.00X13.77	= 41.31			
	1.65X3.08	= 5.08			
	1.83X1.16	= 2.12			
	1/2X3.04X0.41	= 0.62			
	3.04X13.34	= 40.55			
	3.42X1.16	= 3.97			
	3.32X2.16	= 7.17	= 93.52		
	1/2X5.75X0.77	= 2.21			
	5.75X15.88	= 91.31			

RERA CARPET AREA TABLE		
FLOOR	UNIT NO	RERA CARPET AREA
1ST FL. (SHOP)	101	56.21
	102	43.91
	103	62.21
	104	45.52
	105	39.31
	106	37.08
	107	28.64
	108	34.08
	109	81.62
	110	32.02
	111	42.88
	112	43.71
	112/A	41.73
	114	84.61

RERA CARPET AREA CAL.					
1ST FLOOR (SHOP)					
101	16.63X3.38	= 56.21			
102	14.35X3.06	= 43.91			
103	14.35X3.05	= 43.77	= 62.21		
	10.13X1.82	= 18.44			
104	9.82X3.15	= 30.93	= 45.52		
	6.91X1.82	= 12.58			
105	1.32X1.52	= 2.01	= 39.31		
	11.14X3.35	= 37.32			
106	1.22X1.63	= 1.99	= 37.08		
	11.14X3.04	= 33.87			
107	1.68X1.91	= 3.21	= 28.64		
	8.14X3.00	= 24.42			
108	1.22X1.81	= 2.21	= 34.08		
	1.32X1.52	= 2.01			
109	10.32X3.04	= 31.37	= 81.62		
	1.78X1.52	= 2.71			
110	7.18X6.20	= 44.52	= 32.02		
	1/2X7.18X6.35	= 22.80			
111	1/2X9.59X2.16	= 10.36	= 42.88		
	5.26X0.56X67%	= 1.97			
112	5.26X0.04X0.41	= 0.62	= 43.71		
	3.04X10.33	= 31.40			
112/A	1/2X3.00X0.40	= 0.60	= 41.73		
	3.00X11.11	= 33.33			
114	1.65X3.08	= 5.08	= 84.61		
	0.81X2.18	= 1.77			
	1.22X1.72	= 2.10			
	1/2X3.00X0.40	= 0.60			
	3.00X11.97	= 35.91			
	1.65X3.08	= 5.08			
	1.83X1.16	= 2.12			
	1/2X3.04X0.41	= 0.62			
	3.04X11.55	= 35.11			
	3.42X1.16	= 3.97			
	3.32X0.61	= 2.03	= 41.73		
	5.75X14.33	= 82.40	= 84.61		

RERA CARPET AREA CAL.					
1ST FLOOR (RESI.)					
104	2.37X5.27	= 12.49			
	3.74X5.37	= 20.08			
	0.70X0.90	= 0.63			
	3.35X2.02	= 6.77			
	5.88X6.60	= 38.81			
	2.38X3.14	= 7.47			
	2.29X3.24	= 7.42	= 99.54 (CARPET)		
	3.14X1.87	= 5.87			
	3.04X1.22	= 3.71	= 7.23 (WASH & BALC.)		
	2.43X1.45	= 3.52			
	3.49X1.45	= 5.06	= 15.83 (OPEN TERR.)		
	1.11X3.14	= 3.49			
	2.43X1.92	= 4.67			
	2.14X1.22	= 2.81			

RERA CARPET AREA TABLE				
FLOOR	UNIT NO	RERA CARPET AREA	RERA WASH & BALC. AREA	RERA OPEN TERR. AREA
1ST FL.	-	-	-	-
	-	-	-	-
	-	-	-	-
	104	99.54	7.23	15.83

RERA CARPET AREA CAL. (GR. FLOOR)

RERA CARPET AREA CAL. (1ST FLOOR)

RESI. FSI AREA CAL. (F.F.)

104	0.10X1.63	= 0.16
	2.82X2.71	= 7.64
	2.27X2.65	= 6.02
	0.13X1.32	= 0.17
	3.74X3.97	= 14.85
	5.67X4.59	= 26.03
	2.38X3.14	= 7.47
	6.08X6.80	= 41.34 = 110.85
	LESS 0.50X0.32	= 0.16
	RESI. FSI AREA ON F.F.	= 7.17 = 110.69

1ST FLOOR PLAN

GROUND FLOOR PLAN

PLAN SHOWING PROPOSED RESIDENTIAL + COMMERCIAL BUILDING ON F.P. NO: 48, [O.P NO: 48/1, 48/2, SUR. NO: 56/A PAIKI, 56/B PAIKI] PRELIMINARY T.P.S. NO: 1 (BOPAL), MOJE: BOPAL, TAL.: DASKROI, DIST: AHMEDABAD.

SCALE : 1CM = 1.0M.

ZONE : RESIDENTIAL-II (R2)

USE : RESIDENTIAL + COMMERCIAL (SHOP)

BUILT UP AREA CALCULATION

2ND, 3RD , 4TH & 5TH FLOOR

27.58X26.92 = 742.45

LESS

(1)	4X2.53X2.02	=	20.44	
(2)	2X15.42X4.85	=	149.57	
(3)	2X2.14X1.32	=	5.65	
(4)	2X2.37X1.32	=	6.26	
(5)	3.20X2.30	=	7.36	
(6)	4X1.22X3.14	=	15.32	
(7)	2X3.59X3.00	=	21.54	= 226.14

NET BUILT UP AREA ON 2ND, 3RD , 4TH & 5TH FLOOR = 516.31 SQ.MT.

FSI AREA CALCULATION

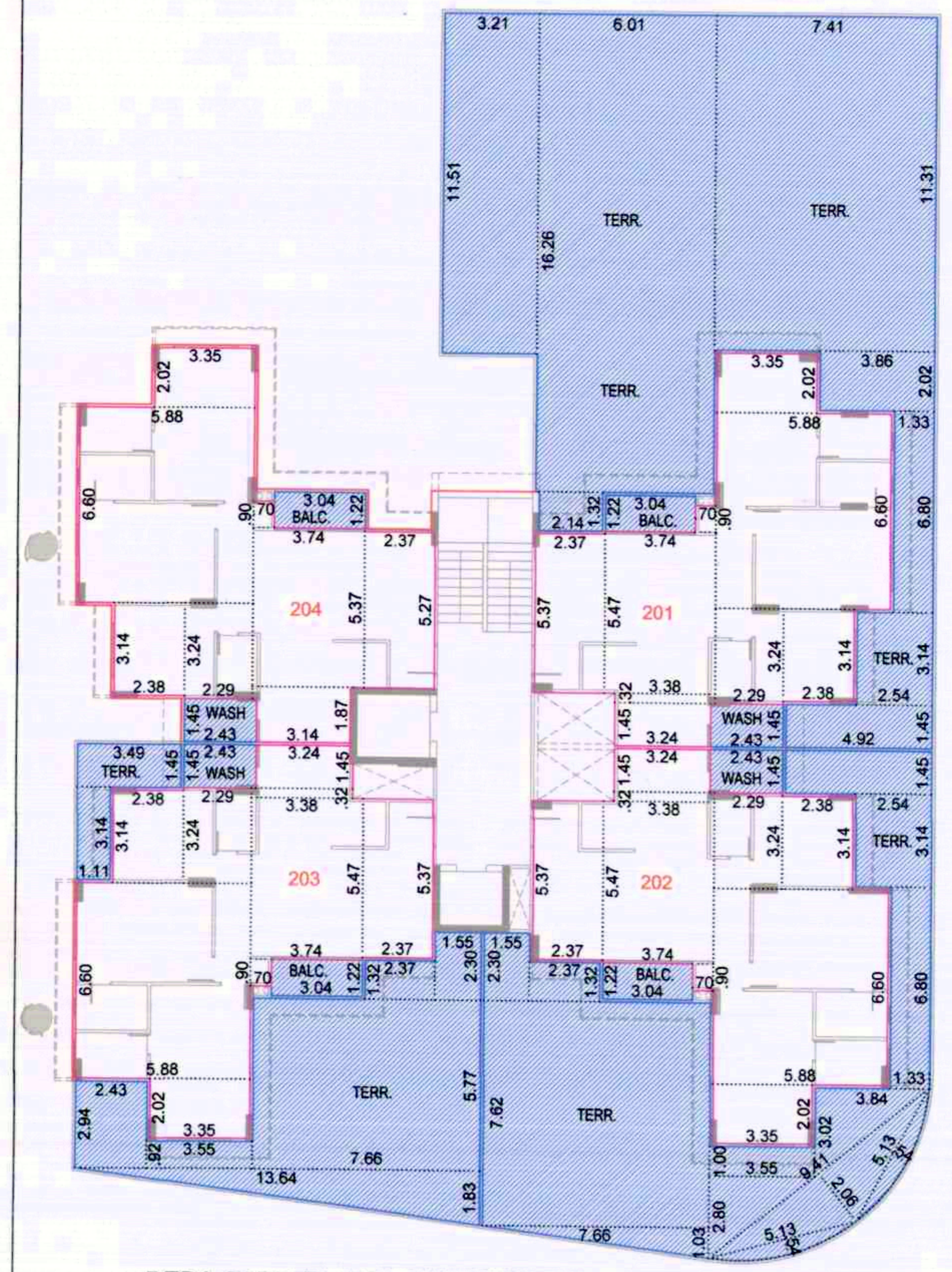
2ND, 3RD , 4TH & 5TH FLOOR

NET B.A. ON 2ND TO 5TH FLOOR = 516.31

LESS

(A)	3.40X4.45	=	15.13	
(B)	3.20X8.18	=	26.18	
(C)	2.59X2.28	=	5.91	
(D)	2.92X2.58	=	7.53	
(E)	2.72X1.16	=	3.16	
(F)	2X2.60X1.72	=	8.94	
(G)	4X0.50X0.32	=	0.64	
(H)	0.72X2.06	=	1.48	= 68.97

NET FSI AREA ON 2ND, 3RD , 4TH & 5TH FLOOR = 447.34 SQ.MT.



RERA CARPET AREA CAL. (2ND FLOOR)

RERA CARPET AREA CAL.

2ND FLOOR — 201

2.37X5.37	=	12.73	
3.74X5.47	=	20.46	
0.70X0.90	=	0.63	
3.35X2.02	=	6.77	
5.88X6.60	=	38.81	
2.38X3.14	=	7.47	
2.29X3.24	=	7.42	
3.38X0.32	=	1.08	
3.24X1.45	=	4.70	= 100.07 (CARPET)
3.04X1.22	=	3.71	
2.43X1.45	=	3.52	= 7.23 (WASH & BALC.)
2.14X1.32	=	2.82	
3.21X11.51	=	36.95	
6.01X16.26	=	97.72	
7.41X11.31	=	83.81	
3.86X2.02	=	7.80	
1.33X6.80	=	9.04	
2.54X3.14	=	7.98	
4.92X1.45	=	7.13	= 253.25 (OPEN TERR.)

RERA CARPET AREA CAL.

2ND FLOOR — 202

2.37X5.37	=	12.73	
3.74X5.47	=	20.46	
0.70X0.90	=	0.63	
3.35X2.02	=	6.77	
5.88X6.60	=	38.81	
2.38X3.14	=	7.47	
2.29X3.24	=	7.42	
3.38X0.32	=	1.08	
3.24X1.45	=	4.70	= 100.07 (CARPET)
3.04X1.22	=	3.71	
2.43X1.45	=	3.52	= 7.23 (WASH & BALC.)
4.92X1.45	=	7.13	
2.54X3.14	=	7.98	
1.33X6.80	=	9.04	
1/2X3.84X3.02	=	5.80	
1/2X9.41X2.06	=	9.41	
5.13X0.54X67%	=	1.94	
5.13X0.54X67%	=	1.94	
1/2X3.55X2.80	=	4.97	
3.55X1.00	=	3.55	
1/2X7.66X1.03	=	3.94	
7.66X7.62	=	58.37	
2.37X1.32	=	3.13	
1.55X2.30	=	3.57	= 120.77 (OPEN TERR.)

RERA CARPET AREA CAL.

2ND FLOOR — 203

2.37X5.37	=	12.73	
3.74X5.47	=	20.46	
0.70X0.90	=	0.63	
3.35X2.02	=	6.77	
5.88X6.60	=	38.81	
2.38X3.14	=	7.47	
2.29X3.24	=	7.42	
3.38X0.32	=	1.08	
3.24X1.45	=	4.70	= 100.07 (CARPET)
3.04X1.22	=	3.71	
2.43X1.45	=	3.52	= 7.23 (WASH & BALC.)
1.55X2.30	=	3.57	
2.37X1.32	=	3.13	
7.66X5.77	=	44.20	
1/2X13.64X1.83	=	12.48	
3.55X0.92	=	3.27	
2.43X2.94	=	7.14	
1.11X3.14	=	3.49	
3.49X1.45	=	5.06	= 82.34 (OPEN TERR.)

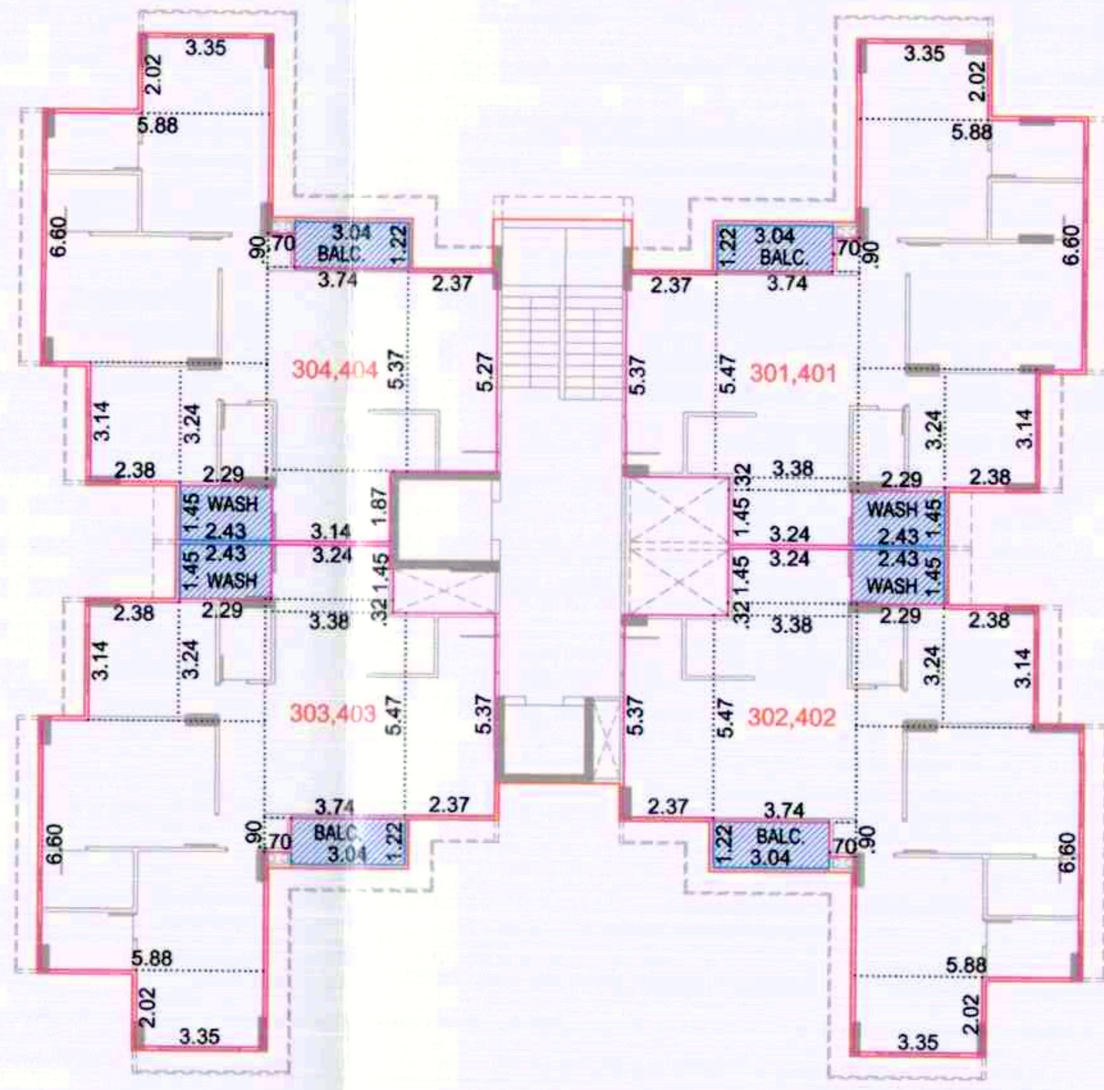
RERA CARPET AREA CAL.

2ND FLOOR — 204

2.37X5.27	=	12.49	
3.74X5.37	=	20.08	
0.70X0.90	=	0.63	
3.35X2.02	=	6.77	
5.88X6.60	=	38.81	
2.38X3.14	=	7.47	
2.29X3.24	=	7.42	
3.14X1.87	=	5.87	= 99.54 (CARPET)
3.04X1.22	=	3.71	
2.43X1.45	=	3.52	= 7.23 (WASH & BALC.)

RERA CARPET AREA TABLE

FLOOR	UNIT NO	RERA CARPET AREA	RERA WASH & BALC. AREA	RERA OPEN TERR. AREA
2ND FL.	201	100.07	7.23	253.25
	202	100.07	7.23	120.77
	203	100.07	7.23	82.34
	204	99.54	7.23	-



RERA CARPET AREA CAL. (3RD & 4TH FLOOR)

RERA CARPET AREA CAL.

3RD & 4TH FLOOR — 301,302,303 | 401,402,403

2.37X5.37	=	12.73	
3.74X5.47	=	20.46	
0.70X0.90	=	0.63	
3.35X2.02	=	6.77	
5.88X6.60	=	38.81	
2.38X3.14	=	7.47	
2.29X3.24	=	7.42	
3.38X0.32	=	1.08	
3.24X1.45	=	4.70	= 100.07 (CARPET)
3.04X1.22	=	3.71	
2.43X1.45	=	3.52	= 7.23 (WASH & BALC.)

RERA CARPET AREA CAL.

3RD & 4TH FLOOR — 304 | 404

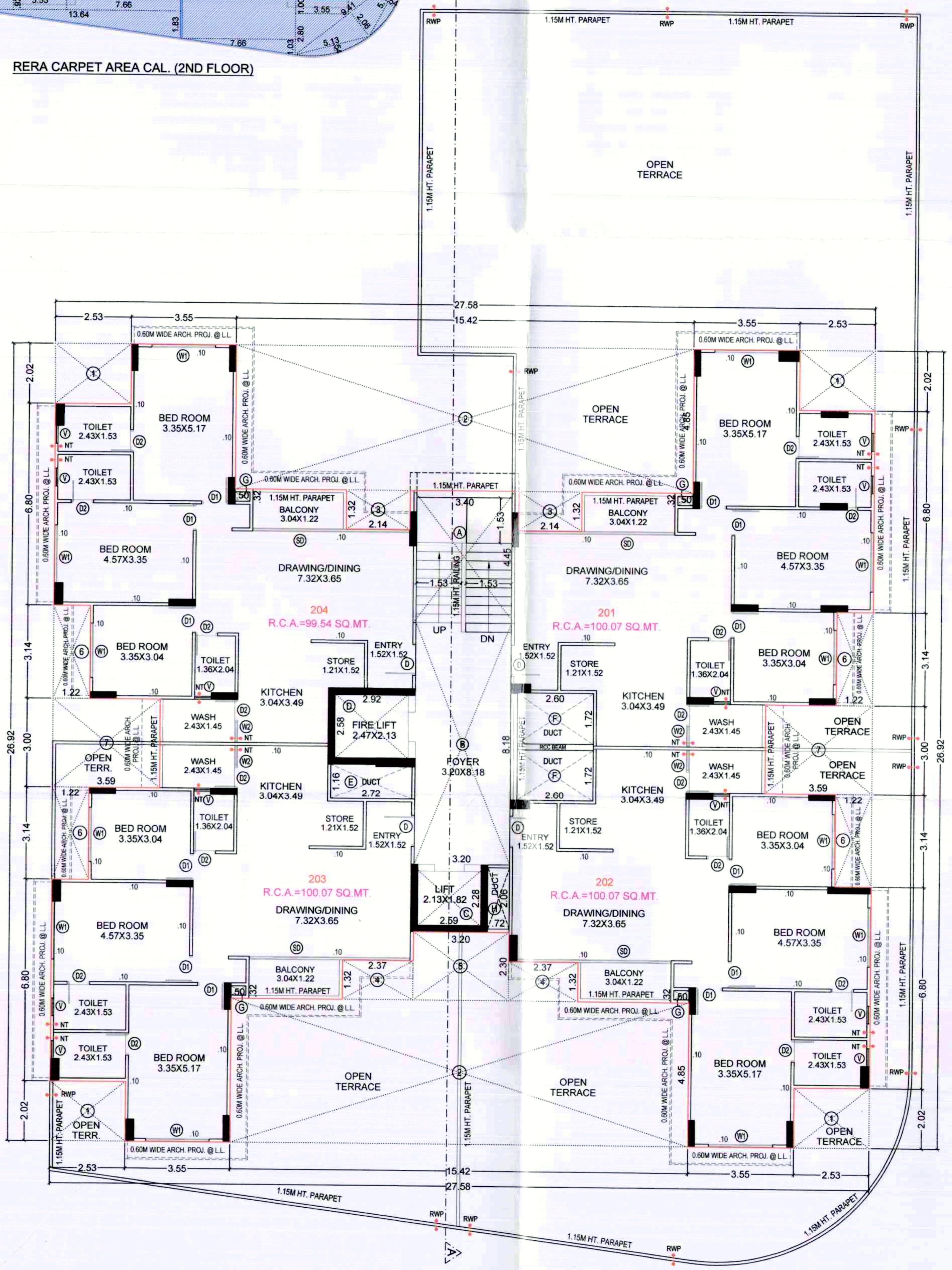
2.37X5.27	=	12.49	
3.74X5.37	=	20.08	
0.70X0.90	=	0.63	
3.35X2.02	=	6.77	
5.88X6.60	=	38.81	
2.38X3.14	=	7.47	
2.29X3.24	=	7.42	
3.14X1.87	=	5.87	= 99.54 (CARPET)
3.04X1.22	=	3.71	
2.43X1.45	=	3.52	= 7.23 (WASH & BALC.)

RERA CARPET AREA TABLE

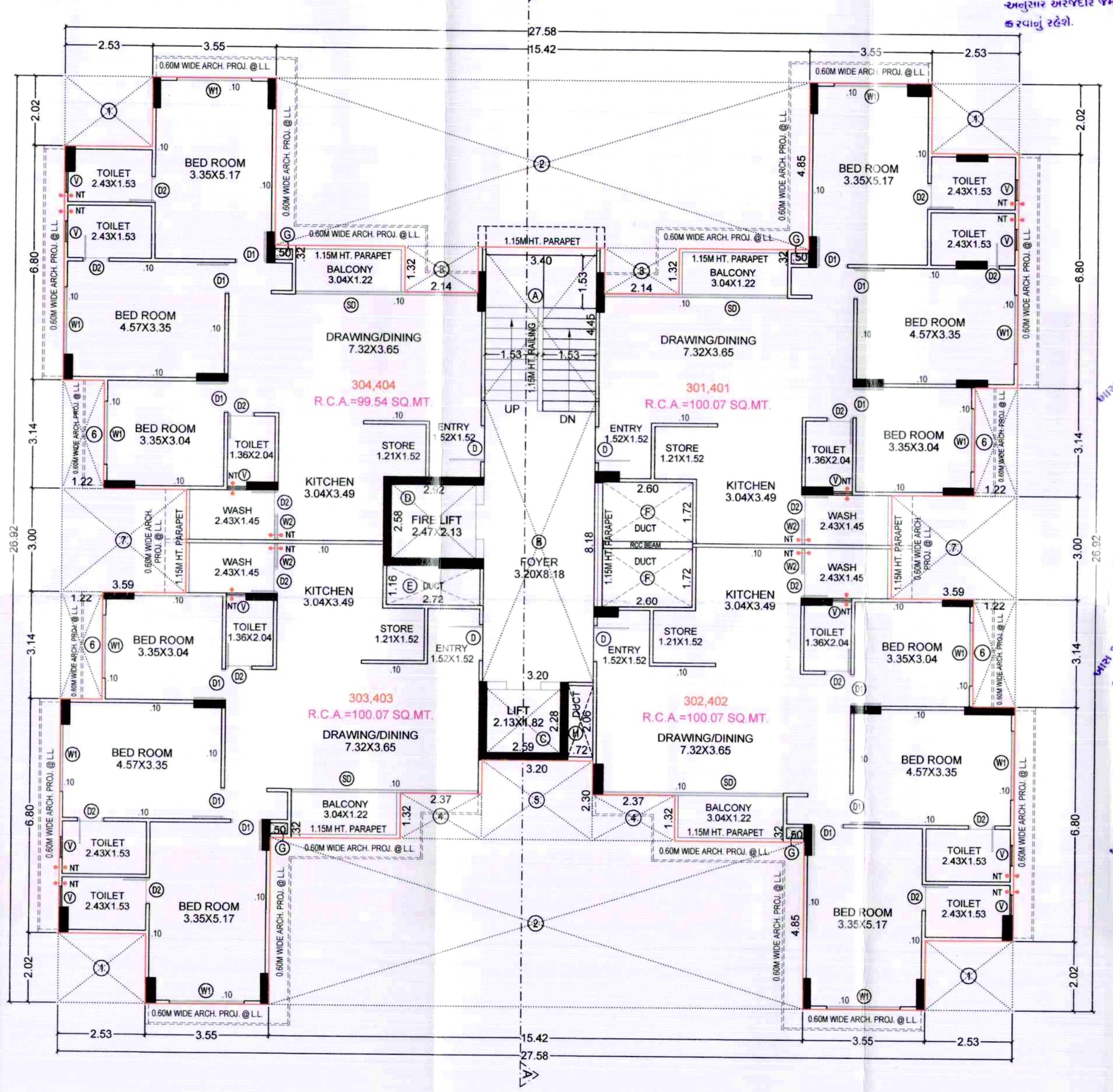
FLOOR	UNIT NO	RERA CARPET AREA	RERA WASH & BALC. AREA	RERA OPEN TERR. AREA
3RD & 4TH FL.	301,401	100.07	7.23	-
	302,402	100.07	7.23	-
	303,403	100.07	7.23	-
	304,404	99.54	7.23	-

ખાસ સરત :

ખાસ નોંધ :



2ND FLOOR PLAN



3RD & 4TH FLOOR PLAN

SCHEDULE OF OPENING

DOOR	WINDOWS	VENT
D =1.00X2.10	W =3.30X1.30	V=0.60X0.60
D1=0.90X2.10	W1=2.10X1.30	
D2=0.75X2.10	W2=0.90X1.30	
RS=3.00X3.00	W3=1.20X1.30	

RCC STAIR DETAIL

WIDTH=1.53M
TREAD=0.30M
RISER=0.16M

COLOUR NOTE -

- PLOT BOUNDARY
- PROPOSED WORK
- PROPOSED DRAINAGE

M.B.CHAUDHARY
AUDA/C.O.W.LIC No.I/557
17, Jay Jagdish Society,
Navrangpura,A'bad-380014.

CLERK OF WORKS

KINAL D. SONI
ENGINEER AUDA
C-28, Sudarshan Tower, Nr. Nirant Park,
Sindhu-Step Road, Thaltej, Ahmedabad-380059.
LIC No.: AUDA/ENGG/966

ENGINEER.

UMANG J. PATEL
STRUCTURAL DESIGNER
REGI. No: AUDA /SD-1/207
12-A, PARKVIEW GREEN'S
SOLA, AHMEDABAD-60

STRU.ENGINEER.

P. A. Kotak

OWNER

MEHUL B. CHAUDHARY
AUDA/DEVELOPER LIC NO.
1114DV1901251017
17,Jay Jagdish Society,
Navrangpura, A'bad - 380014.

DEVELOPER

The permission is valid only in the DP/TPS remains unaltered and further that the permission shall stand revoked as soon as there is change in DP/TPS with reference to the land under reference.

Owner is fully responsible For open marginal Space and road line Portion.
Final Plan boundary and allotment of final plot is Subject to Veriation by Town Planning Officer

APPROVED
As amanded by Red (Colour) Subject to the condition as mentioned in this office Letter PRM No. 137/10/2020
Dated 14 DEC 2020

DISPATCH BY

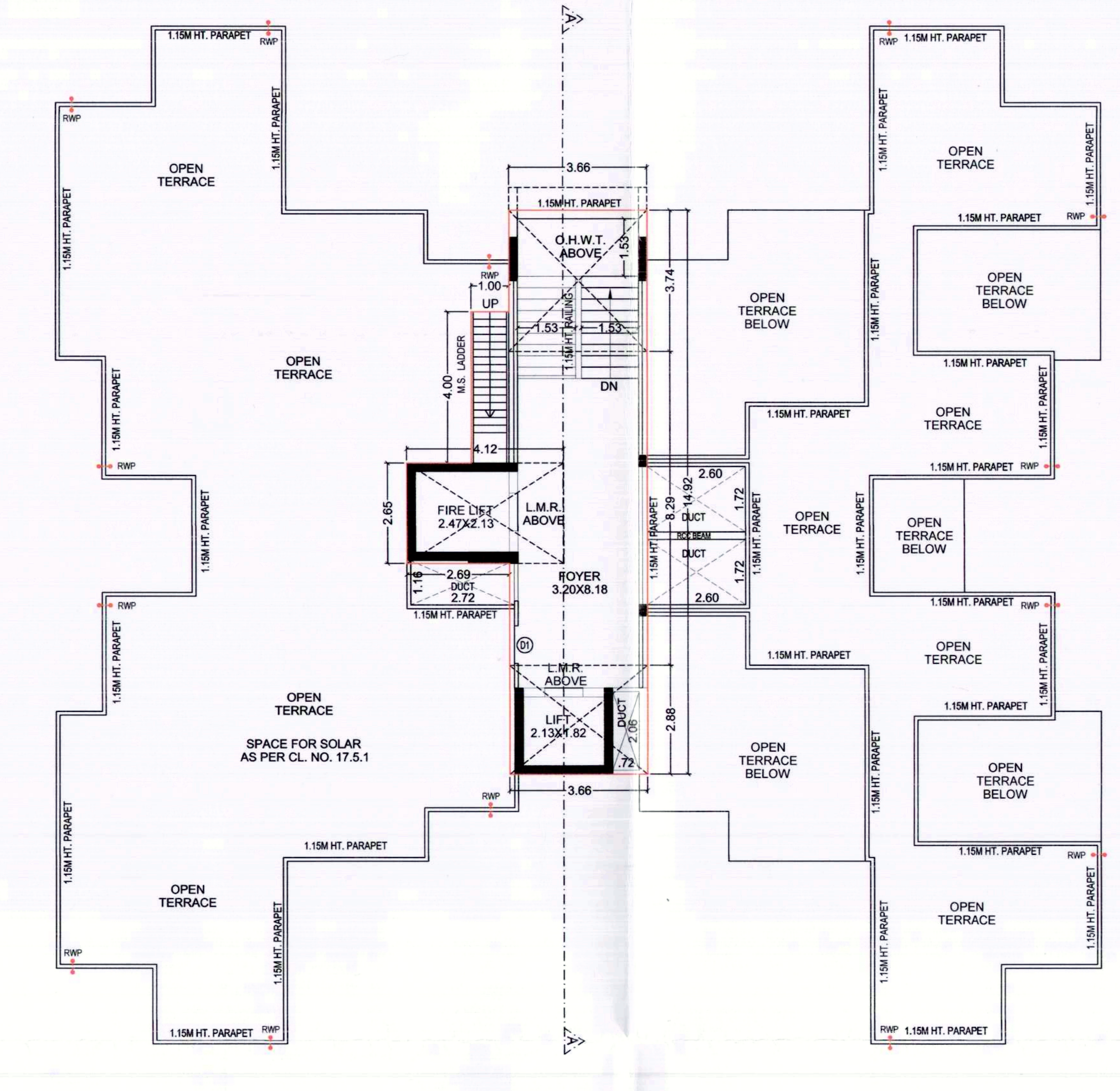
No 13 9 6

Note Approved by C.E.A

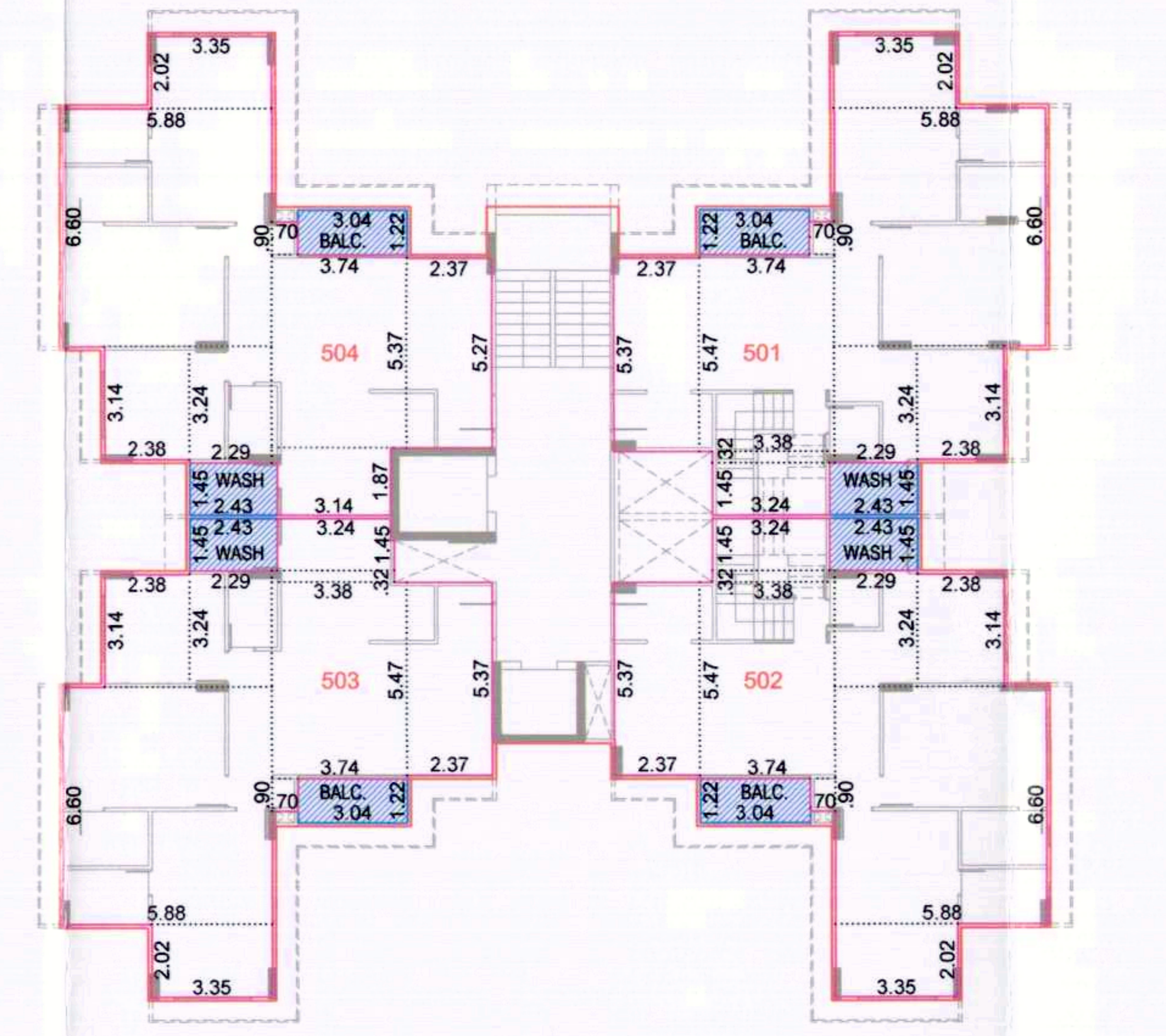
Assistant Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

sd/-
Senior Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

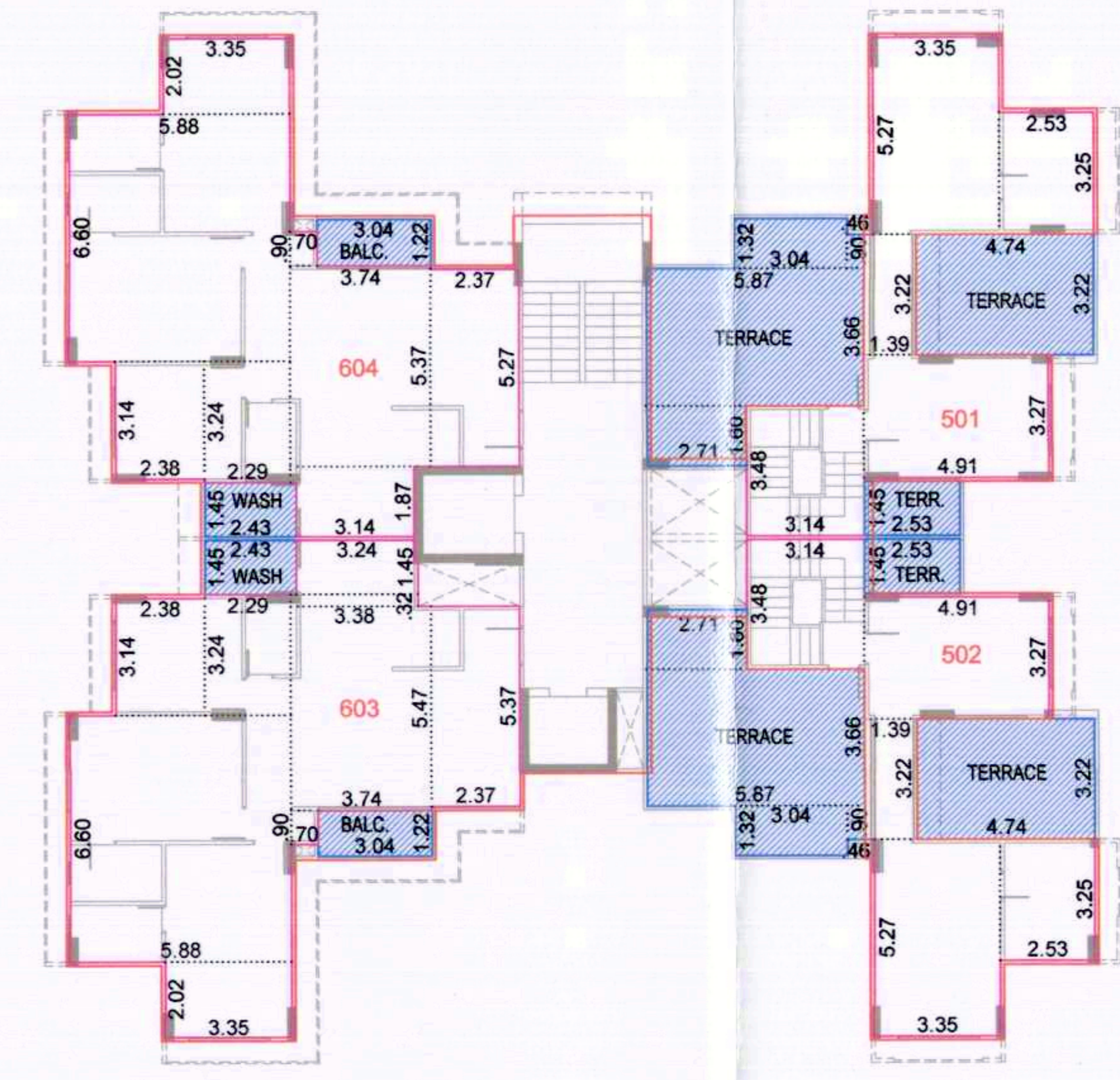
AUTHORITY.



STAIR CABIN & TERRACE PLAN



RERA CARPET AREA CAL. (5TH FLOOR)



RERA CARPET AREA CAL. (6TH FLOOR)

RERA CARPET AREA CAL.

5TH & 6TH FLOOR

501,502,503 | 603

2.37X5.37 = 12.73
3.74X5.47 = 20.46
0.70X0.90 = 0.63
3.35X2.02 = 6.77
5.88X6.60 = 38.81
2.38X3.14 = 7.47
2.29X3.24 = 7.42
3.38X0.32 = 1.08
3.24X1.45 = 4.70] = 100.07 (CARPET)

3.04X1.22 = 3.71
2.43X1.45 = 3.52] = 7.23 (WASH & BALC.)

RERA CARPET AREA CAL.

5TH & 6TH FLOOR (PENT HOUSE)

501,502

3.14X3.48 = 10.93
4.91X3.27 = 16.06
1.39X3.22 = 4.48
3.35X5.27 = 17.65
2.53X3.25 = 8.22] = 57.34 (CARPET)

2.71X1.60 = 4.34
5.87X3.66 = 21.48
3.04X1.32 = 4.01
0.46X0.90 = 0.41
4.74X3.22 = 15.26
2.53X1.45 = 3.67] = 49.17 (OPEN TERR.)

RERA CARPET AREA CAL.

5TH & 6TH FLOOR

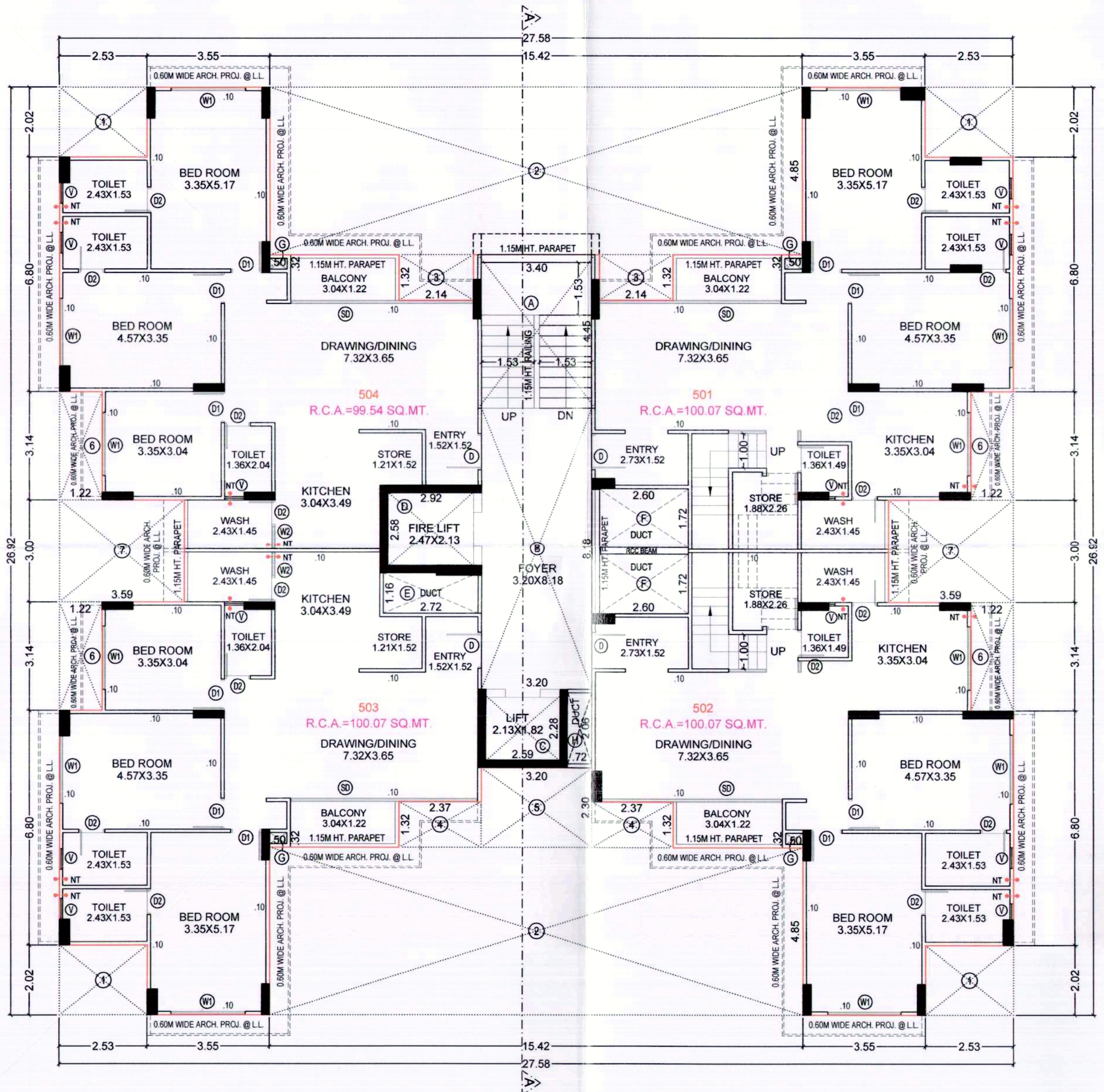
504 | 604

2.37X5.27 = 12.49
3.74X5.37 = 20.08
0.70X0.90 = 0.63
3.35X2.02 = 6.77
5.88X6.60 = 38.81
2.38X3.14 = 7.47
2.29X3.24 = 7.42
3.14X1.87 = 5.87] = 99.54 (CARPET)

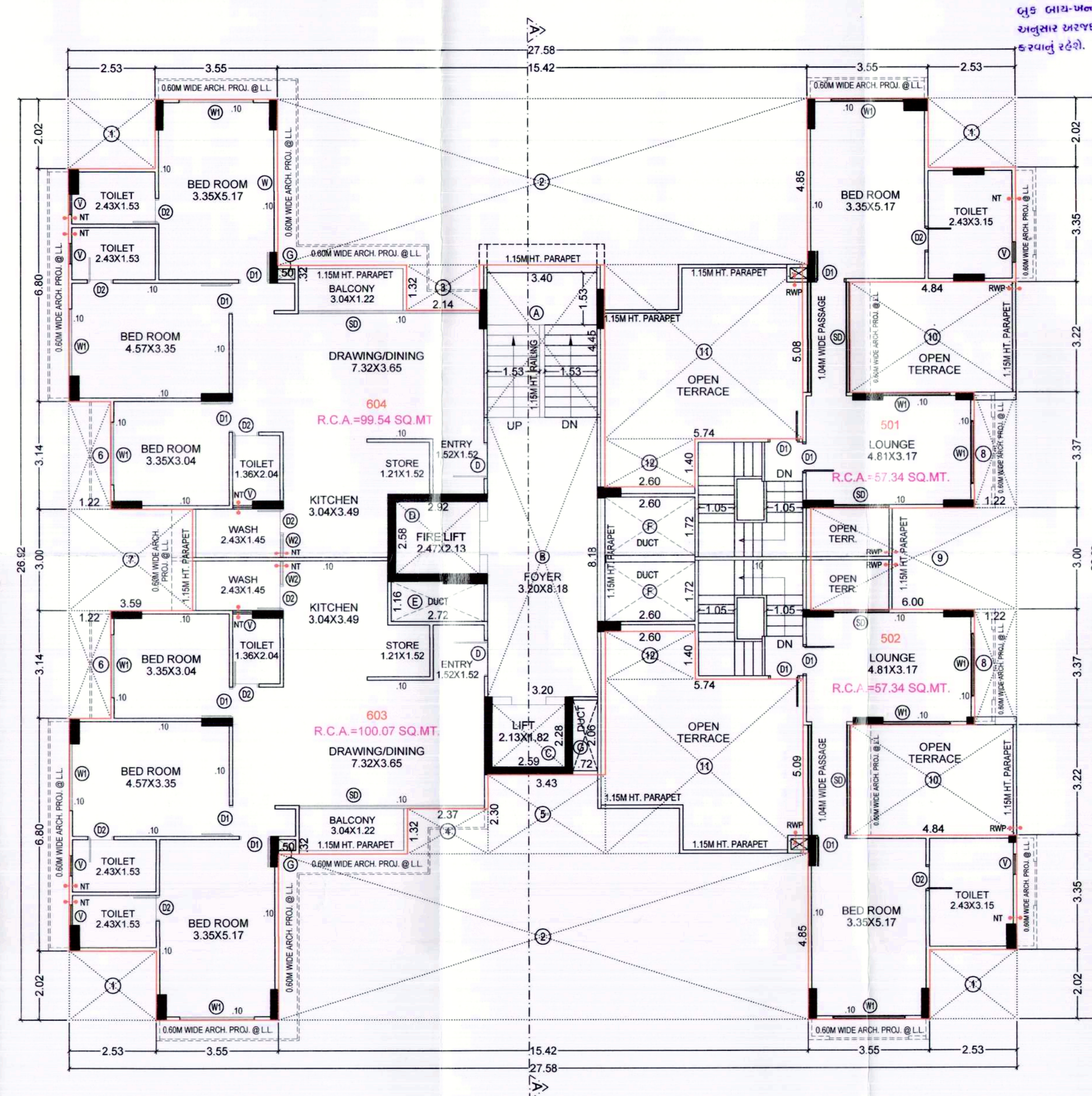
3.04X1.22 = 3.71
2.43X1.45 = 3.52] = 7.23 (WASH & BALC.)

RERA CARPET AREA TABLE

FLOOR	UNIT NO	RERA CARPET AREA	RERA WASH & BALC. AREA	RERA OPEN TERR. AREA
5TH & 6TH FL.	501	100.07 57.34 157.41	7.23	49.17
	502	100.07 57.34 157.41	7.23	49.17
	503,603	100.07	7.23	-
	504,604	99.54	7.23	-



5TH FLOOR PLAN



6TH FLOOR PLAN

5TH & 6TH FLOOR PLAN, STAIR CABIN PLAN | SHEET NO:- 4 / 6

PLAN SHOWING PROPOSED RESIDENTIAL + COMMERCIAL BUILDING ON F.P. NO: 48, [O.P.NO: 48/1, 48/2, SUR. NO: 56/A PAIKI, 56/B PAIKI] PRELIMINARY T.P.S. NO: 1 (BOPAL), MOJE: BOPAL, TAL.: DASKROI, DIST: AHMEDABAD.

SCALE : 1CM = 1.0M.

ZONE : RESIDENTIAL-II (R2)

USE : RESIDENTIAL + COMMERCIAL (SHOP)

BUILT UP AREA CALCULATION

2ND, 3RD , 4TH & 5TH FLOOR

27.58X26.92 = 742.45

LESS

(1) 4X2.53X2.02 = 20.44
(2) 2X15.42X4.85 = 149.57
(3) 2X2.14X1.32 = 5.65
(4) 2X2.37X1.32 = 6.26
(5) 3.20X2.30 = 7.36
(6) 4X1.22X3.14 = 15.32
(7) 2X3.59X3.00 = 21.54] = 226.14

NET BUILT UP AREA ON 2ND, 3RD , 4TH & 5TH FLOOR = 516.31 SQ.MT.

FSI AREA CALCULATION

2ND, 3RD , 4TH & 5TH FLOOR

NET B.A. ON 2ND TO 5TH FLOOR = 514.74

LESS

(A) 3.40X4.45 = 15.13
(B) 3.20X8.18 = 26.18
(C) 2.59X2.28 = 5.91
(D) 2.92X2.58 = 7.53
(E) 2.72X1.16 = 3.16
(F) 2X2.60X1.72 = 8.94
(G) 4X0.50X0.32 = 0.64
(H) 0.72X2.06 = 1.48] = 68.97

NET FSI AREA ON 2ND, 3RD , 4TH & 5TH FLOOR = 447.34 SQ.MT.

BUILT UP AREA CALCULATION

6TH FLOOR

27.58X26.92 = 742.45

LESS

(1) 4X2.53X2.02 = 20.44
(2) 2X15.42X4.85 = 149.57
(3) 2.14X1.32 = 2.82
(4) 2.37X1.32 = 3.13
(5) 3.43X2.30 = 7.89
(6) 2X1.22X3.14 = 7.66
(7) 3.59X3.00 = 10.77
(8) 2X1.22X3.37 = 8.22
(9) 6.00X3.00 = 18.00
(10) 2X4.84X3.22 = 31.17
(11) 2X5.74X5.09 = 58.43
(12) 2X2.60X1.40 = 7.28] = 325.38

NET BUILT UP AREA ON 6TH FLOOR = 417.07 SQ.MT.

FSI AREA CALCULATION

6TH FLOOR

NET B.A. ON 6TH FLOOR = 417.07

LESS

(A) 3.40X4.45 = 15.13
(B) 3.20X8.18 = 26.18
(C) 2.59X2.28 = 5.91
(D) 2.92X2.58 = 7.53
(E) 2.72X1.16 = 3.16
(F) 2X2.60X1.72 = 8.94
(G) 0.72X2.06 = 1.48] = 68.33

NET FSI AREA ON 6TH FLOOR = 348.74 SQ.MT.

ROOF TOP SOLAR PV CALC.

ROOF TOP SOLAR PV 5KW / 1 UNIT
47 UNIT X 5 KW = 235 KW
5 % OF TOTAL CONNECTED LOAD
235 X 0.05 = 11.75 KW
REQ. 1 KW SOLAR PV / 12.00 SQ.MT.
11.75 X 12.00 = 141 SQ.MT.

BUILT UP AREA CALCULATION

STAIR CABIN

3.66X14.92 = 54.61
2.69X2.65 = 7.13
1.00X4.00 = 4.00] = 65.74 SQ.MT.

L.M.R. & O.H.W.T.

3.66X3.74 = 13.69
4.12X2.65 = 10.92
3.66X2.88 = 10.54] = 35.15 SQ.MT.

SCHEDULE OF OPENING

DOOR	WINDOWS	VENT
D =1.00X2.10	W =3.30X1.30	V=0.60X0.60
D1=0.90X2.10	W1=2.10X1.30	
D2=0.75X2.10	W2=0.90X1.30	
RS=3.00X3.00	W3=1.20X1.30	

RCC STAIR DETAIL

WIDTH=1.53M
TREAD=0.30M
RISER=0.16M

COLOUR NOTE -

PLOT BOUNDARY
PROPOSED WORK
PROPOSED DRAINAGE

M.B. CHAUDHARY
AUDA/C.O.W.LIC No.I/557
17, Jay Jagdish Society,
Navrangpura, A'bad-380014.

CLERK OF WORKS

KINAL D. SONI
ENGINEER AUDA
C-28, Sudarshan Tower, Nr. Nirant Park,
Sun-N-Step Road, Thaltej, Ahmedabad-380059.
LIC No.: AUDA/ENGG/966

ENGINEER.

UMANG J. PATEL
STRUCTURAL DESIGNER
REGI. No: AUDA /SD-1/207
12-A, PARKVIEW GREEN'S
SOLA, AHMEDABAD-60

STRU.ENGINEER.

OWNER

MEHUL B. CHAUDHARY
AUDA/DEVELOPER LIC NO.
1114DV1901251017
17,Jay Jagdish Society,
Navrangpura, A'bad - 380014.

DEVELOPER

The permission is valid only in the DP/TPS remains unaltered and further that the permission shall stand revoked as soon as there is change in DP/TPS with reference to the land under reference.

Owner is fully responsible For open marginal Space and road line Portion.

Final Plan boundary and allotment of final plot is Subject to Veriation by Town Planning Officer

APPROVED
As amanded by Red (Colour) Subject to the condition as mentioned in this office Letter PRM No. 137/10/2020
Dated 14 DEC 2020

No 396

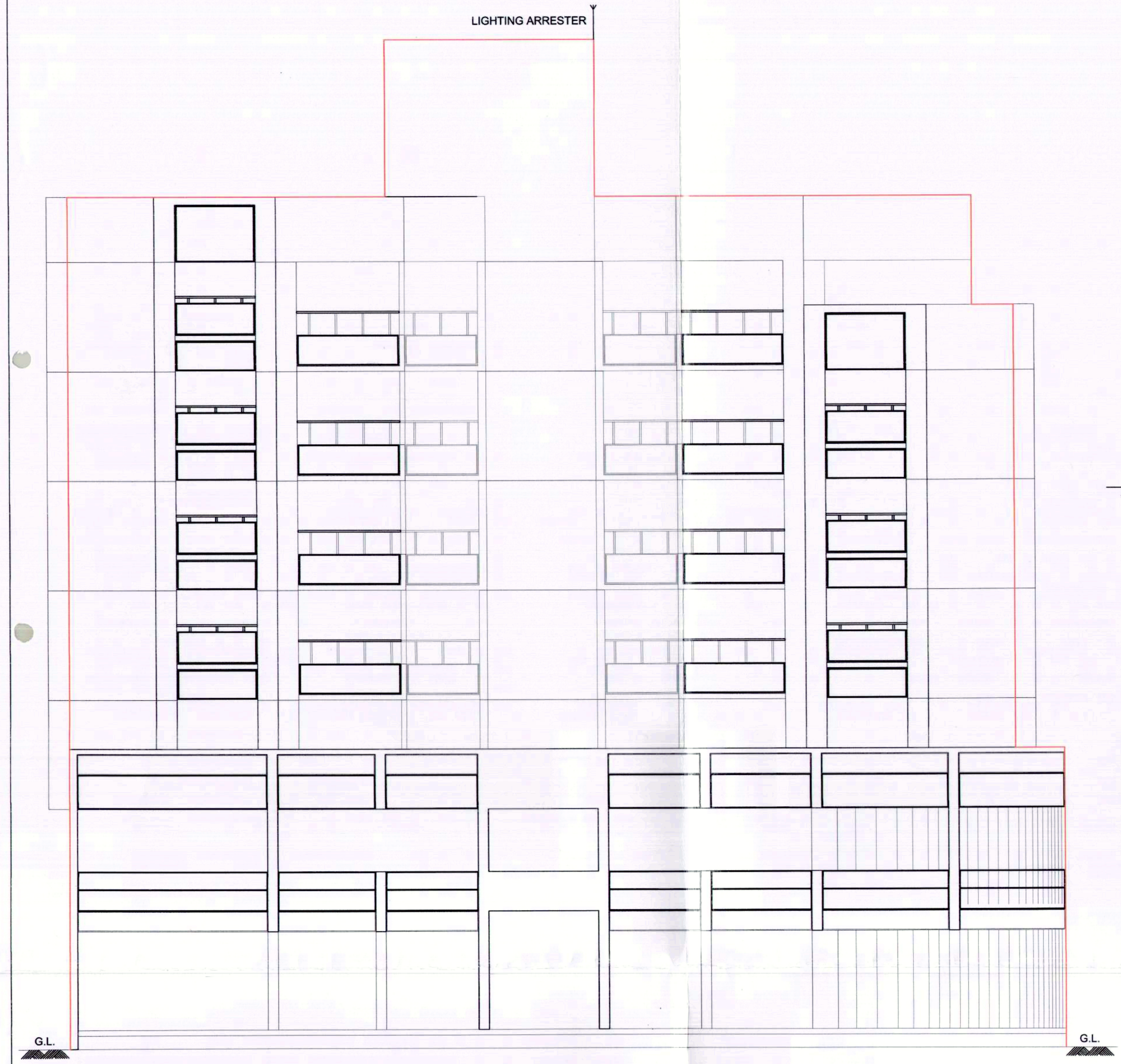
Note Approved by C.E.A

DISPATCH BY

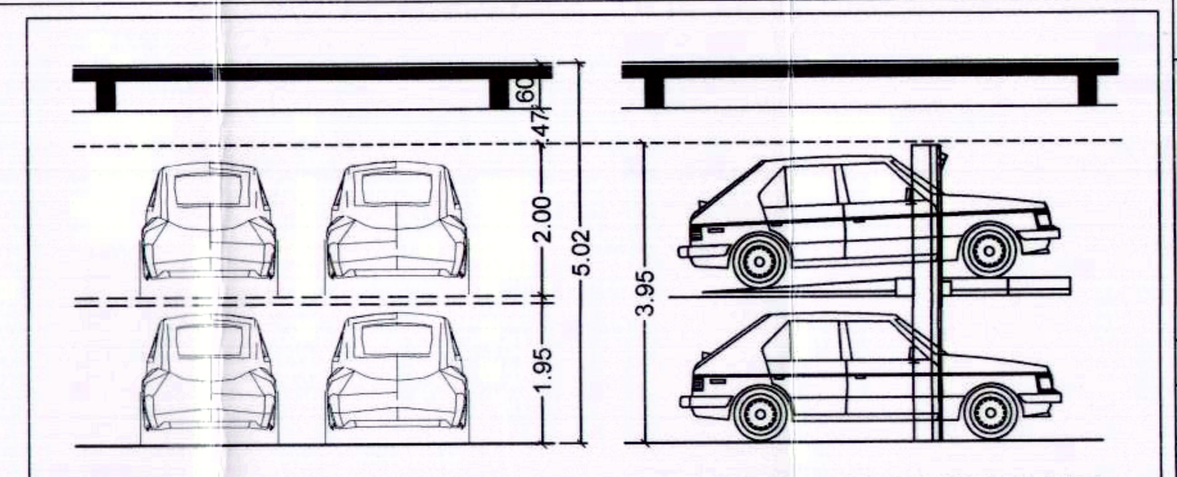
Assistant Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

Senior Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

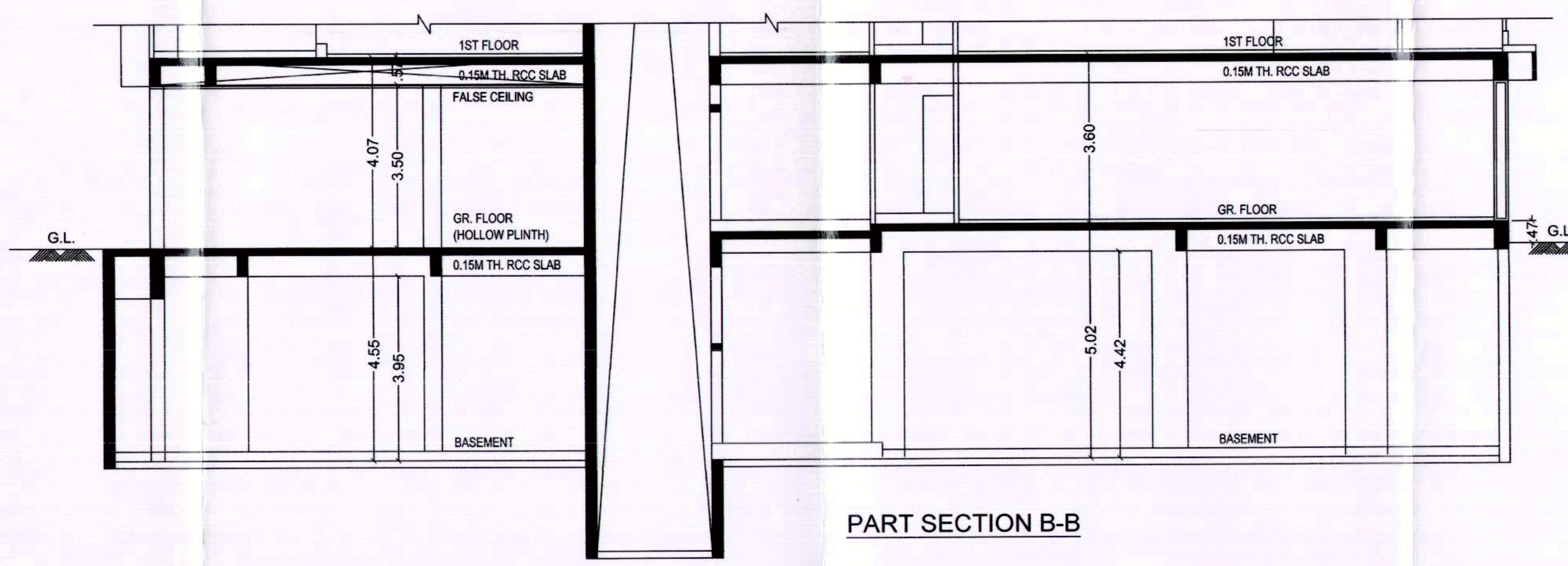
AUTHORITY.



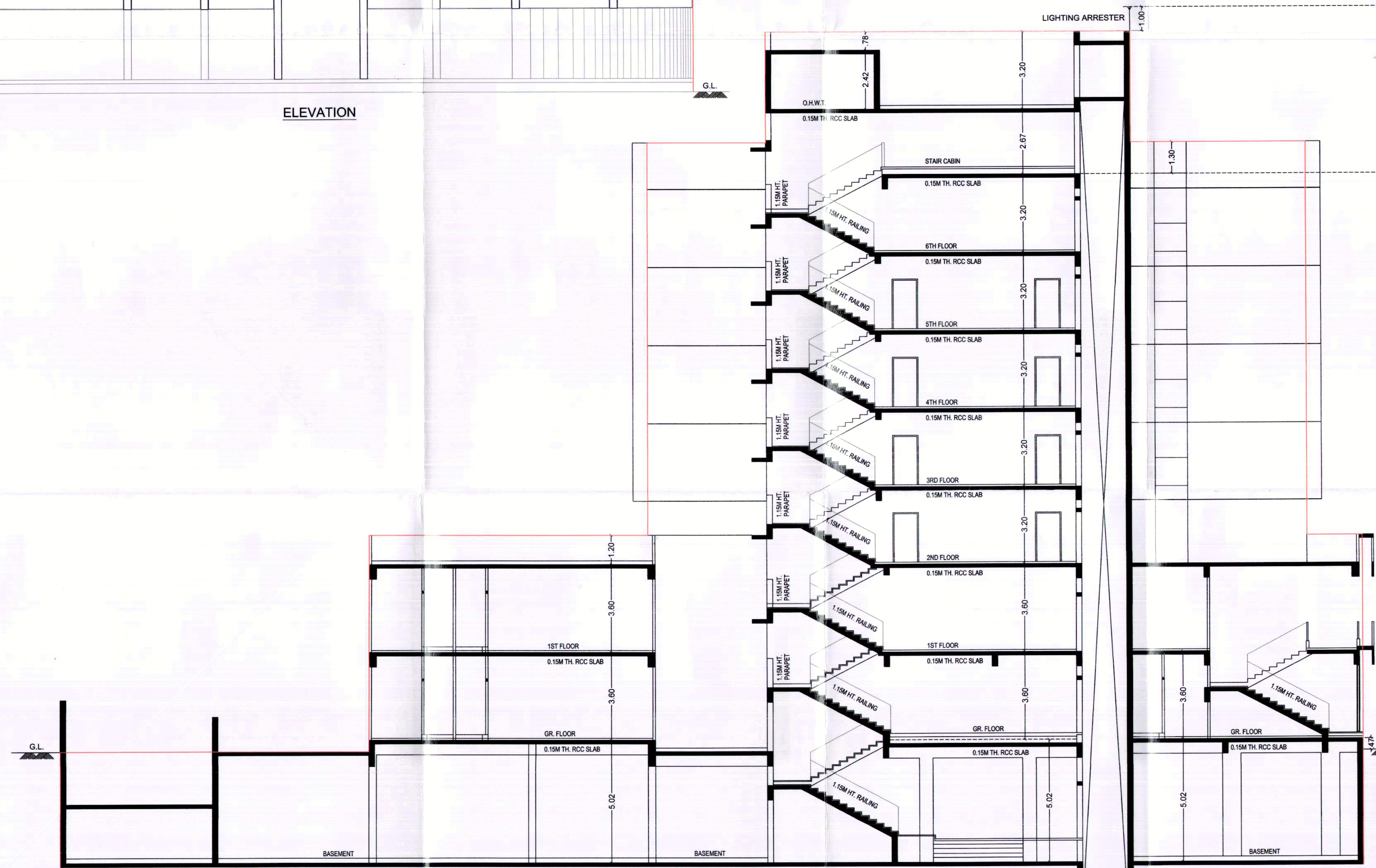
ELEVATION



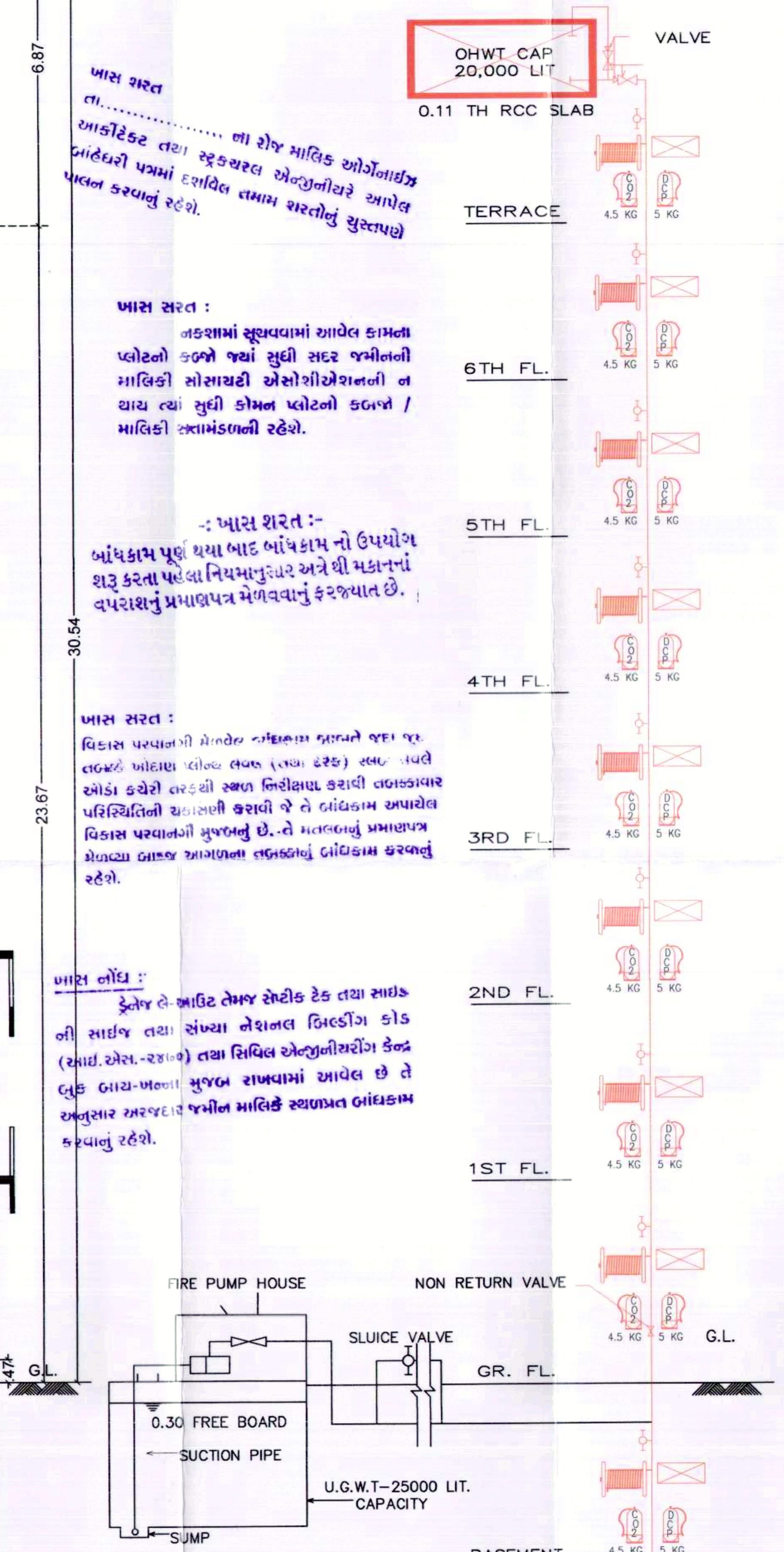
PART SECTION FOR MECH. PARKING AT 1ST BASEMENT



PART SECTION B-B



SECTION A-A



(11) LENGED

1	FIRE HYDRANT SYSTEM PIPE MAIN
2	SINGEL HEADED HYDRANT VALVE
3	SLUICE VALVE
4	TWOWAY SIAMES CONNECTION
5	RISE OR DROP
6	NON RETURN VALVE
7	REDUCER
8	FIRE HOUSE BOX
9	HOSE REEL HOSE
10	D.C.P. &CO.2
11	HYDRAUNT VALVE

5TH & 6TH FLOOR PLAN, STAIR CABIN PLAN

SHEET NO:- 5 / 6

PLAN SHOWING PROPOSED RESIDENTIAL + COMMERCIAL BUILDING ON F.P. NO: 48, [O.P.NO: 48/1, 48/2, SUR. NO: 56/A PAIKI, 56/B PAIKI] PRELIMINARY T.P.S. NO: 1 (BOPAL), MOJE: BOPAL, TAL.: DASKROI, DIST: AHMEDABAD.

SCALE : 1CM = 1.0M.

ZONE : RESIDENTIAL-II (R2)

USE : RESIDENTIAL + COMMERCIAL (SHOP)

અમદાવાદ શહેરી વિકાસ સત્તામંડળ ... કરાવેલ છે.

આસીસ્ટન્ટ / ક્લાર્ક

NOTES RELATED TO FIRE SAFETY.

(1) HYDRANT SYSTEM :

ON/OFF SWITCHES LOCATED NEAR THE HOSE REEL HOSE OR HYDRANT OUTLET, AT EACH FLOOR FOR THE MAIN FIRE-PUMP AT UNDERGROUND WATER TANK WITH A CAPACITY TO DISCHARGE 900 LITERS PER MINUTE AT 3 BAR PRESSURE AS MEASURED AT THE TERRACE LEVEL SHOULD BE INSTALLED.

THE RISER FOR THE BUILDINGS EXCEEDING 18 MITERS HEIGHT SHOULD NOT BE OF LESS THAN 100 MM. INTERNAL DIAMETER. THE RISER SHOULD BE CONNECTED TO THE BOTTOM OF THE TERRACE TANK WITH A STOP VALVE AND A NRV TO ACT A DOWN-COMER. ONE RISER IS REQUIRED FOR EVERY 1000 SQ. METERS FLOOR AREA AND IF THE BUILDING IS DIVIDED INTO, TWO OR MORE PARTS THEN EACH PART SHOULD HAVE A SEPARATE RISER WITH ALL THE FITTINGS AT EACH FLOOR LEVEL.

EACH FLOOR SHOULD HAVE ONE HYDRANT OUTLET WITH A COUPLING FOR ATTACHING A 63 MM. DIA . HOSE . 25 MM. BORE HOSE- REEL HOSE WITH 8 MM. SHUT- OFF NOZZLE AT EACH FLOOR LANDING. THE LENGTH OF THE HOSE SHOULD BE ENOUGH TO REACH THE FARTHEST CORNER OR THE FLOOR. HOSE-BOX WITH 15 METERS LONG 63 MM. DIA. HOSE AND 12.5 MM. BORE NOZZLE AT ALTERNATE FLOORS. THE HOSE-REEL HOSE SHOULD BE COUPLED TO THE RISER.

FIRE - SERVICE INLET SHOULD BE INSTALLED AT A POINT NEAR THE ENTRY TO THE PERMISES WHERE A FIRE SERVICE VEHICLE CAN APPROACH EASILY.

A PERMANENT HYDRANT POINT COMPRISING OF 63 MM DIA SIZE 2 NOS OF HYDRANT VALVES SHOULD BE INSTALLED AT THE TERRACE LEVEL.

OVERHEAD TANK REFILLING BYPASS CONNECTION SHOULD BE DONE AT THE TERRACE LEVEL.

THE OVERHEAD TANK SHALL BE OF A CAPACITY OF NOT LESS THAN 20,000 LITERS. THE UNDERGROUND TANK SHALL BE OF NOT LESS THAN 1,00,000 LITERS.

(2) FIRE LIFT :

THE FIRE-LIFT AND ALL LIFTS SHOULD HAVE A PROVISION TO GROUND TO AUTOMATICALLY IN CASE OF ELECTRICITY FAILURE . EACH BUILDING SHOULD HAVE AT LEAST ONE LIFT AS A FIRE -LIFT AND IF THE BUILDING IS DIVIDED INTO A MORE PARTS THEN EACH PART SHOULD HAVE A FIRE-LIFT. LIFT-WELL SHOULD HAVE BLOWERS TO PRESSURIZE THE LIFT -WELL SO CONNECTED THAT IT WILL AUTOMATICALLY OPERATE WHEN ALARM CALL POINT IS OPERATE, SO THAT IF PREVENTS THE LIFT WELL GETTING SMOKE LOGGED.

(3) FIRE ALARM:

FIRE ALARM CALL POINT TO BE INSTALLED AT EACH FLOOR WITH SOUNDERS CAPABLE OF BEING HEARD ALL THROUGHOUT THE BUILDING .

(4) FIRE EXTINGUISHERS :

ONE CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 4.5 KG. WITH ISI MARK. AND ONE EXTINGUISHER OF 5 KG. DRY CHEMICAL POWDER (DCP) TYPE EXTINGUISHER WITH ISI MARK TO INSTALLED ON EACH FLOOR IN CASE OF COMMERCIAL BUILDING .

ONE CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 4.5 KG. WITH ISI MARK. OR TWO CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 2 KG. CAPACITY ON EACH FLOOR AND 5 KG. DRY CHEMICAL POWDER (DCP) WITH ISI MARK TYPE EXTINGUISHER ON ALTERNATE FLOOR IN CASE OF RESIDENTIAL BUILDINGS.

IF THE BUILDING IS DIVIDED INTO TWO OR MORE PARTS THEN EACH PART SHOULD HAVE THESE EXTINGUISHERS INSTALLED.

(5) STAIRCASE :

THE STAIRCASE HAS TO BE OPEN FROM AT LEAST ONE OR TWO SIDES BUT IF THE STAIRCASE IS IN THE CENTRE CORE OF THE BUILDING IT HAS TO BE PRESSURIZED TO PREVENT IT FROM GETTING SMOKE LOGGED.

THE RISER / DOWN - COMER SHOULD BE LOCATED IN THE STAIRCASE OR CLOSE TO IN TO MAKE IT EASILY APPROACHABLE IN CASE OF FIRE FROM THE FLOOR BELOW OR ABOVE.

(6) BASEMENT :

THE BASEMENT OF 200 SQ. METERS OR MORE SHOULD BE PROTECTED WITH AUTOMATIC SPRINKLER SYSTEM WITH AT LEAST ONE SPRINKLE HEAD FOR ACTUAL CAR PARKING SPACE .

ADDITIONALLY BE PROTECTED BY A HYDRANT OUTLET AND TWO 25 MM.BORE HOSE- REEL HOSES WITH 8MM . BORE NOZZLES AT EACH BASEMENT LEVEL.

(7) LIGHTENING ARRESTER :

A LIGHTENING ARRESTER SHOULD ALSO BE INSTALLED AND BE PROPERLY EARTHED TO PREVENT DAMAGE TO THE BUILDING WHEN THE LIGHTENING STRIKES.

(8) PHOTO LUMINESCENT (AUTO GLOW) SIGNAGE'S:

IF THE BUILDING FALLS IN A CONFINED AREA OR IF IT HAS AN ENCLOSED STAIRCASE OR IS NOT WELL LIT-UP ON THE INSIDE, THEN ADEQUATE PHOTO LUMINESCENT (AUTO GLOW) SIGNAGE'S SHOULD BE DISPLAYED AT EACH FLOOR / LANDING / PATHWY / DEAD-END AND ALONG ALL EXIT ROUTES LANDING TO THE GROUND LEVEL. THE SIGNAGE SHOULD INDICATE FIRE FIGHTING, FIRE SAFETY, FIRST-AID AND OTHER SAFETY EQUIPEMENT PRESENT ON THE RESPECTIVE FLOOR / LANDING / PATHWAY / DEAD - END AND ALONG ALL EXIT ROUTES LEADING TO THE GROUND LEVEL.

(9) ELECTRIC POWER SUPPLY TO THE ENTIRE FIRE - SAFETY SYSTEM

ELECTRICITY SUPPLY TO THE FIRE PUMP, FIRE ALARM SYSTEM, STAIRCASE PRESSURIZATION SYSTEM AND FIRE LIFT SHOULD BE MADE AVAILABLE FROM THE MAIN ELECTRICAL SUPPLY. (I.E. FROM ELECTRICAL POWER SUPPLY OF THE COMPANY) THIS IS TO ENSURE AVAILABILITY OF POWER SUPPLY TO THE FIRE PROTECTION & SAFETY SYSTEM EVEN AFTER THE MAIN ELECTRICAL SUPPLY TO THE BUILDING IS SWITCHED OFF THE TIME OF FIRE.

(10) IMPORTANT INSTRUCTIONS :

AFTER INSPECTION OF A LOW-RISE BUILDING BY THE FIRE SERVICES AUTHORITY , IF THE FIRE OFFICER CONCERNED FEELS THE NEED FOR ADDITIONAL FIRE PREVENTION / PROTECTION / VENTILATION SYSTEM REQUIRED OR EQUIPEMENT (I.E. PASSIVE SYSTEM / SPRIKLER / DRENCHER ETC.) AS PER FIRE LOAD / FIRE RISK / PUBLIC GETHERING. POTENTIAL / OCCUPANCY / CONFINED AREA, THOSE ADDITIONAL MEASURES / EQUIPEMENT HAVE TO BE IMPLEMENTED / INSTALLED.

SCHEDULE OF OPENING			RCC STAIR DETAIL
DOOR	WINDOWS	VENT	WIDTH=1.53M
D =1.00X2.10	W =3.30X1.30	V=0.60X0.60	TREAD=0.30M
D1=0.90X2.10	W1=2.10X1.30		RISER=0.16M
D2=0.75X2.10	W2=0.90X1.30		
RS=3.00X3.00	W3=1.20X1.30		

COLOUR NOTE -

- PLOT BOUNDARY
- PROPOSED WORK
- PROPOSED DRAINAGE

M.B.CHAUDHARY AUDA/C.O.W.LIC No.I/657 17, Jay Jagdish Society, Navrangpura,A'bad-380014.

CLERK OF WORKS

KINAL SONI ENGINEER AUDA ... No. : AUDA/ENGG/...

ENGINEER.

UMANG J. PATEL STRUCTURAL DESIGNER REG. No: AUDA/SD-1/207 12-A, PARKVIEW GREEN'S SOLA, AHMEDABAD-60

STRU.ENGINEER.

OWNER

MEHUL B. CHAUDHARY AUDA/DEVELOPER LIC NO. 1114DY1901251017 17,Jay Jagdish Society, Navrangpura, A'bad - 380014.

DEVELOPER

The permission is valid only in the DP/TPS remains unaltered and further that the permission shall stand revoked as soon as there is change in DP/TPS with reference to the land under reference.

Owner is fully responsible For open marginal Space and road line Portion. Final Plan boundary and allotment of final plot is Subject to Veriation by Town Planning Officer

APPROVED As amended by Red (Colour) Subject to the condition as mentioned in this office Letter PRM No. 27/10/2020 Dated 11 DEC 2020

No 396

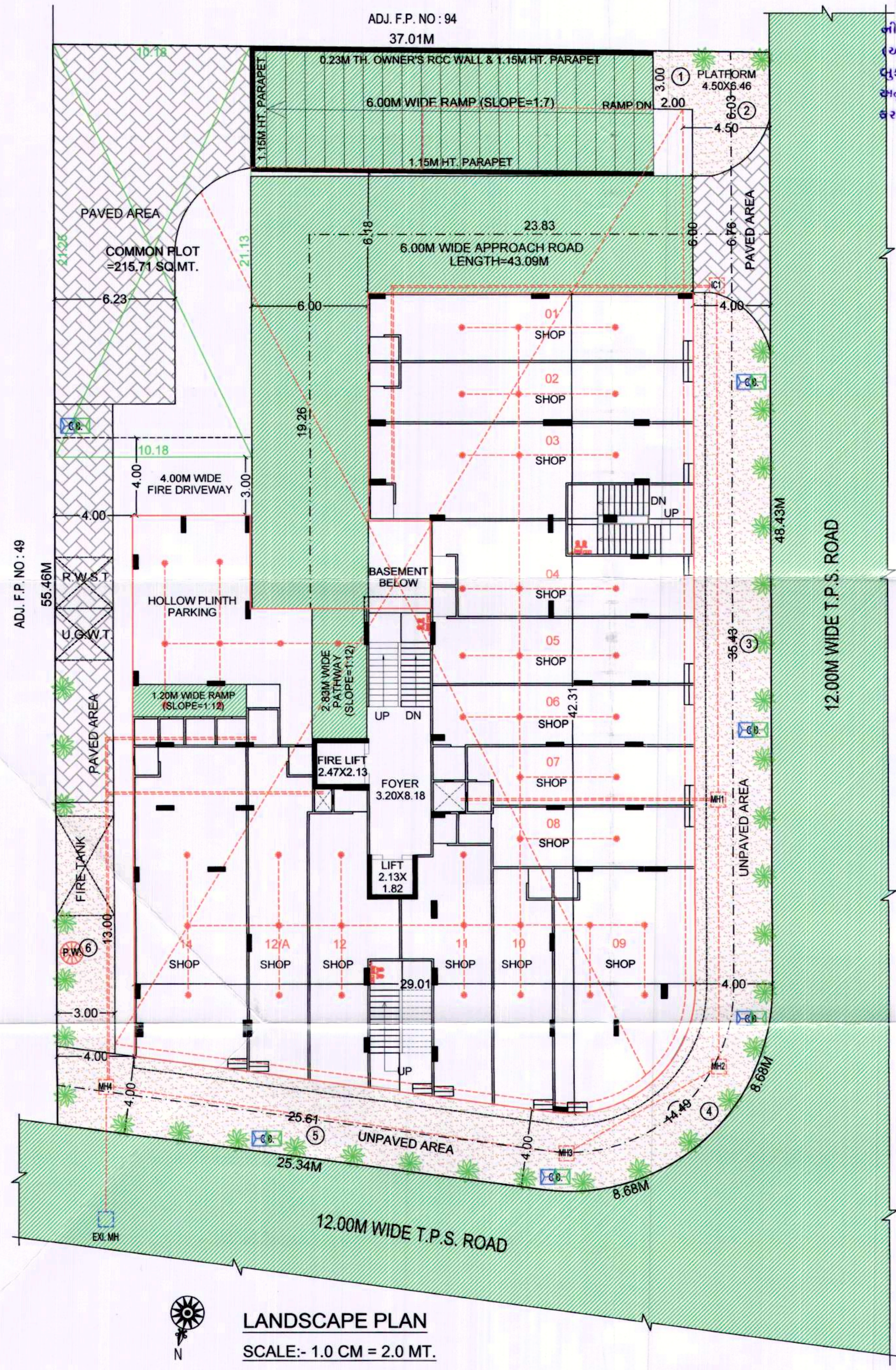
Note Approved by C.E.A

DISPATCH BY

Assistant Town Planner Ahmedabad Urban Development Authority Ahmedabad.

Senior Town Planner Ahmedabad Urban Development Authority Ahmedabad.

AUTHORITY.



LANDSCAPE PLAN

SCALE:- 1.0 CM = 2.0 MT.

ખાસ નોંધ :

ડ્રેનેજ લે-આઉટ તેમજ સેપ્ટીક ટેંક તથા સાઇક ની સાઇજ તથા સંખ્યા નેશનલ બિલ્ડીંગ કોડ (આઇ.એસ.-૨૪૭૦) તથા સિવિલ એન્જીનીયરીંગ કેન્દ્ર બુક બાય-ખન્ના મુજબ રાખવામાં આવેલ છે તે અનુસાર અરજદાર જમીન માલિકે સ્થળપ્રત બાંધકામ કરવાનું રહેશે.

ખાસ સરત :

વિકાસ પરવાનગી મેળવેલ બાંધકામ બાબતે જુદા જુદા તબક્કે ખોદાણ પ્લીન્થ લેવલ (તથા દરેક) સ્લેબ લેવલે ઓફીસ કચેરી તરફથી સ્થળ નિરીક્ષણ કરાવી તબક્કાવાર પરિસ્થિતિની ચકાસણી કરાવી જે તે બાંધકામ અપાયેલ વિકાસ પરવાનગી મુજબનુ છે.-તે મતલબનું પ્રમાણપત્ર મેળવ્યા બાદજ આગળના તબક્કાનું બાંધકામ કરવાનું રહેશે.

-: ખાસ શરત :-

બાંધકામ પૂર્ણ થયા બાદ બાંધકામ નો ઉપયોગ શરૂ કરતા પહેલા નિયમાનુસાર અત્રે થી મકાનનાં વપરાશનું પ્રમાણપત્ર મેળવવાનું ફરજીયાત છે.

ખાસ સરત :

નકશામાં સૂચવવામાં આવેલ કામના પ્લોટનો કબજો જ્યાં સુધી સદર જમીનની માલિકી સોસાયટી એસોશીએશનની ન થાય ત્યાં સુધી કોમન પ્લોટનો કબજો / માલિકી સત્તામંડળની રહેશે.

ખાસ શરત

તા.................... ના રોજ માલિક ઓર્ગેનાઇઝ આર્કીટેક્ટ તથા સ્ટ્રકચરલ એન્જીનીયરે આપેલ બાંહેધરી પત્રમાં દર્શાવેલ તમામ શરતોનું ચુસ્તપણે પાલન કરવાનું રહેશે.

ખાસ શરત

મંજુર થયેલ નકશાઓની નકલનો ૧ સેટ સ્થળ પર પ્રસિધ્ધ કરવાનો રહેશે

LANDSCAPE PLAN — SHEET NO:- 6 / 6

PLAN SHOWING PROPOSED RESIDENTIAL + COMMERCIAL BUILDING ON F.P. NO: 48,
[O.P.NO: 48/1, 48/2, SUR. NO: 56/A PAIKI, 56/B PAIKI]
PRELIMINARY T.P.S. NO: 1 (BOPAL),
MOJE: BOPAL, TAL.: DASKROI, DIST: AHMEDABAD.

SCALE : 1CM = 2.0M.

ZONE : RESIDENTIAL-II (R2)
USE : RESIDENTIAL + COMMERCIAL (SHOP)

અમદાવાદ શહેરી વિકાસ સત્તામંડળ
સ્ક્રૂટીંગ કરાવેલ છે
T.H. [signature]
આસીસ્ટન્ટ / કલાર્ક

NOTES AS PER C.G.D.R. (CLAUSE :- 13.1.3)
MAXIMUM OF 50% OF THE TOTAL OPEN SPACE INCLUDING MARGINAL OPEN SPACE AND COMMON PLOT OF A BUILDING-UNIT SHALL BE PAVED. THE REMAINING SHALL BE PERMISSIBLE FOR RAIN WATER PERCOLATION.

PLOT AREA = 2112.00 SQ.MT.
TOTAL BASEMENT AREA = 1378.22 SQ.MT.
TOTAL OPEN AREA = 733.78 SQ.MT.
REQ. 50 % UNPAVED AREA = 366.89 SQ.MT.
UNPAVED AREA PROV. = 371.24 SQ.MT.

UN PAVED AREA CALCULATION

(1)	2.00X3.00	=	6.00	
(2)	6.03X4.00	=	24.12	
(3)	35.43X4.00	=	141.72	
(4)	14.49X4.00	=	57.96	
(5)	25.61X4.00	=	102.44	
(6)	3.00X13.00	=	39.00	= 371.24

COLOUR NOTE -

PLOT BOUNDRY		TREE	
ROAD		CONTAINER BIN	
RAMP		P.WELL	
PROP. WORK		PARKING	
PROP. DRAINAGE			

M.B. CHAUDHARY
AUDA/C.O.W.LIC No.E/557
17, Jay Jagdish Society,
Navrangpura, A'bad-380009.

CLERK OF WORKS

KINAL D. SONI
ENGINEER AUDA
C-28, Sudarshan Tower, Nr. Nirant Park, Sun-N-Step Road, Thaltej, Ahmedabad-380059.
LIC No. : AUDA/ENGG/286

ENGINEER.

UMANG J. PATEL
STRUCTURAL DESIGNER
REGI. No: AUDA/SD-1/207
12-A, PARKVIEW GREEN'S
SOLA, AHMEDABAD-60

STRU.ENGINEER.

P.A. Kotak [signature]

OWNER

MEHUL B. CHAUDHARY
AUDA/DEVELOPER LIC NO.
1114DV1901251017
17, Jay Jagdish Society,
Navrangpura, A'bad - 380014.

DEVELOPER

The permission is valid only in the DP/TPS remains unaltered and further that the permission shall stand revoked as soon as there is change in DP/TPS with reference to the land under reference.

Owner is fully responsible For open marginal Space and road line Portion.

Final Plan boundary and allotment of final plot is Subject to Veriation by Town Planning Officer

APPROVED
As amanded by Red (Colour) Subject to the condition as mentioned in this office Letter PRM No.1371/10/2020
Dated 14 DEC 2020

No -396

Note Approved by C.E.A

AHMEDABAD URBAN DEVELOPMENT AUTHORITY — AHMEDABAD

DISPATCH BY

Assistant Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

Senior Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

AUTHORITY.