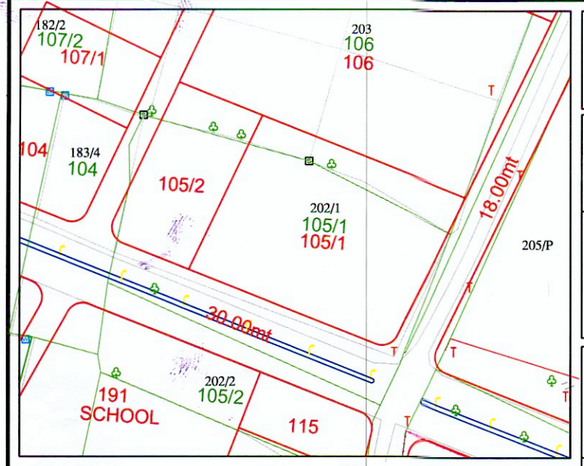


N

KEY PLAN

SCALE :- 1Cm = 20.00 Meter

COMMON PLOT

PLOT AREA OF F.P.NO :-105/1/2 = 3549.00 SQ.MT.
COMMON PLOT REQD. @ 10% OF PLOT
3549.00 X 0.10 = 354.90 SQ. MTS.
PROVI. C.P. AREA - 35.60+35.65/2X10.03= 357.32 SQ.MT

PLOT AREA OF F.P.NO :-105/1/1 = 3549.00 SQ.MT.
COMMON PLOT REQD. @ 10% OF PLOT
3549.00 X 0.10 = 354.90 SQ. MTS.
PROVI. C.P. AREA - 31.21 X 15.94 = 497.49 SQ.MTS

PLOT AREA CALCULATION

56.67+56.17/2 X 125.981 = 7107.85 SQ. MTS
LESS:- CURVE = 9.85 SQ. MTS
TOTAL = 7098.00 SQ. MTS

PLOT AREA CALC. FOR F.P. NO.-105/1	SQ.MTRS.
AREA OF F.P. NO.- 105/1/2.....	1143.10
38.845+38.845/2 X 91.363 = 3549.00 SQ. MTS.	

PLOT AREA CALC. FOR F.P. NO.-105/1	SQ.MTRS.
AREA OF F.P. NO.- 105/1/1.....	1143.10
39.17+38.46/2 X 91.6874 = 3558.85 SQ. MTS.	
CURVE = 9.85 - 3558.85 = 3549.00 SQ. MTS.	

TREE PLANTATION

PLOT AREA OF F.P.NO :-105/1/2 = 3549.00 SQ.MT.
REQUIRED TREES 200.00 SMT P.A. = 5 TREES
3549.00 / 200.00 X 5 = 88.72 TREES
SAY = 89 TREES PROVIDED =89 TREES

PLOT AREA OF F.P.NO :-105/1/1 = 3549.00 SQ.MT.
REQUIRED TREES 200.00 SMT P.A. = 3 TREES
3549.00 / 200.00 X 3 = 53.23 TREES
SAY = 54 TREES PROVIDED = 54 TREES

PERCOLATING WELL

PLOT AREA OF F.P.NO :-105/1/2 = 3549.00 SQ.MT.
1 PERCOLATING WELL REQUIRED
3549.00 / 4000.00 = 0.89 SQ. MTS.
PROVI. 1 P. W.

PLOT AREA OF F.P.NO :-105/1/1 = 3549.00 SQ.MT.
1 PERCOLATING WELL REQUIRED
3549.00 / 4000.00 = 0.89 SQ. MTS.
PROVI. 1 P. W.

NOTE:-

* ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN MARGINAL SPACE & ROAD LINE PORTION.

NOTE– IT IS CERTIFY THAT THE PLOT IS SURVEYED BY ME ON ALL DIMENSION SITES SHAPE AND ARE SHOWN ON PLAN AREA TALLIES WITH SITE POSITION OF OCCURRENCE AS AN ENGINEER, I AM FULLY RESPONSIBLE FOR THAT.

AS AN ENGINEER I CERTIFY THAT ALL REQUIREMENTS UNDER G.D.C.R.CL.4.2.2. HAS BEEN VERIFIED BY ME AND THE SITE LAND) IS SUITABLE FOR PROPOSED CONSTRUCTION. THE PLOT DIMENSIONS AS SHOWN IN THE PLAN CORRESPONDS WITH THE SIDE.

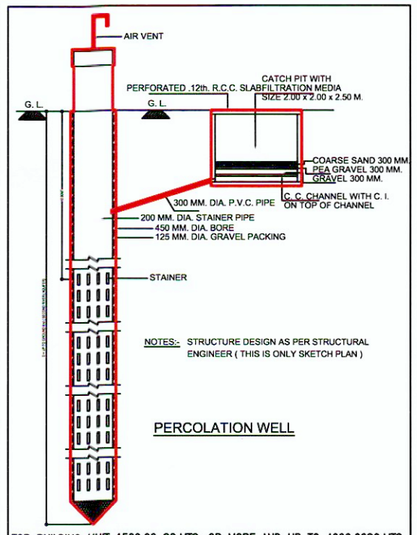
TREE PLANTATION IS PROVIDED AS PER CLAUSE NO.25.5 OF CGDCR– 2017.

DRAINAGE FACILITY IS PROVIDED AS PER THE CLAUSE NO. 21.10 OF CGDCR– 2017.

THE DEPTH AND POSITION OF EXISTING MUNICIPAL MAINHOLE IS VERYFIED ME ON SITE AND PERMISES CAN GET DRAINAGE CONNECTION.

NOTE– IT IS CERTIFY THAT THE PLOT IS SURVEYED BY ME ON ALL DIMENSION SITES SHAPE AND ARE SHOWN ON PLAN AREA TALLIES WITH SITE POSITION OF OCCURRENCE AS AN ENGINEER, I AM FULLY RESPONSIBLE FOR THAT.

AS AN ENGINEER I CERTIFY THAT ALL REQUIREMENTS UNDER G.D.C.R.CL.4.2.2. HAS BEEN VERIFIED BY ME AND THE SITE LAND) IS SUITABLE FOR PROPOSED CONSTRUCTION. THE PLOT DIMENSIONS AS SHOWN IN THE PLAN CORRESPONDS WITH THE SIDE.

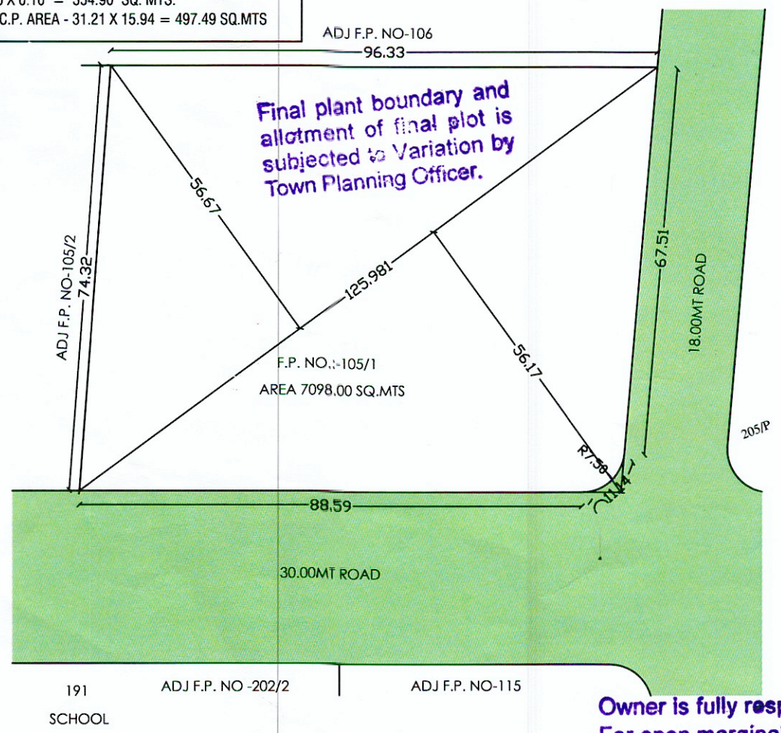


PERCOLATION WELL

FOR BUILDING UNIT 1500.00 SQ.MTS. OR MORE AND UP TO 4000.00SQ.MTS
NOTE: STRUCTURE DESIGN AS PER STRUCTURAL ENGINEER
(THIS IS ONLY SETCH PLAN)

The permission is valied only till the DP/TPS remains Doaltered and further that the permission shall stand revoled as soon as there is ohange in DP/TPS with reference to the land under reference.

-: ખાસ શરતે :-
બાંધકામ પૂર્ણ થયા બાદ બાંધકામનો ઉપયોગ શરૂ કરતાં પહેલાં નિયમાનુસાર અત્રેથી મકાનના વપરાશનું પ્રમાણપત્ર મેળવવાનું ફરજીયાત છે.



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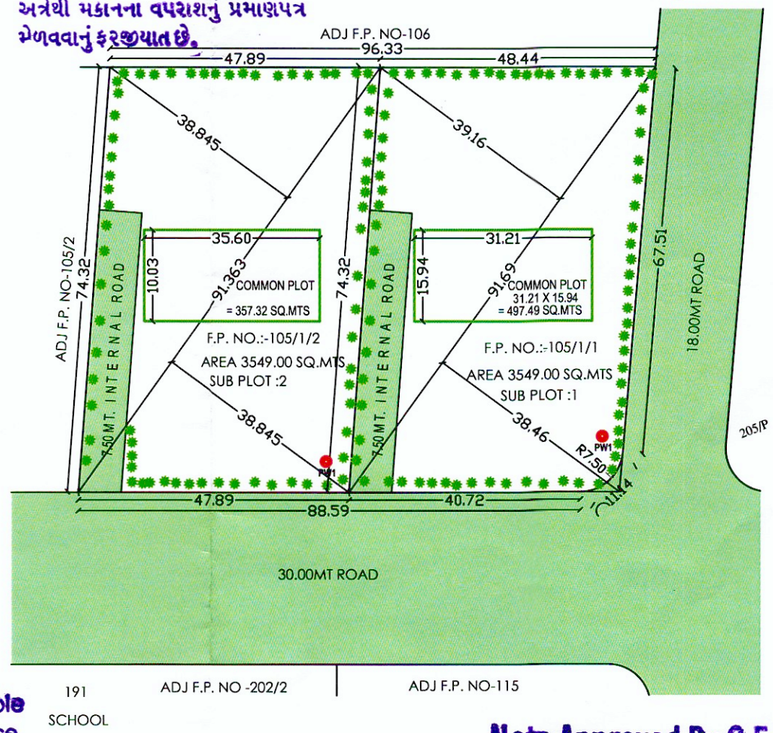
AMALGAMATION
PLAN OF F.P. NO.- 105/1

Owner is fully responsible For open marginal Space and road the Protion.



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SUB-DIVISION
PLAN OF F.P. NO.- 105/1/1 & 105/1/2

Note Approved By C.E.A. GUDA
Development Charge Paid

SUB-DIVISION PLAN

SHEET NO- 1/5

PLAN SHOWING PROP. AMALGAMATION OF F.P. NO. 105/1
PROP.SUB DIVISION OF F.P. NO. 105/1IN SUBPLOT 1 AND 2,SUR./B NO : 202/1
O.P. NO. : 105/1, RS NO:202/1. OF T.P.S. NO.-1 (KOBA-RAYASAN)
VILLAGE:KOBA TA.& DIST.: GANDHINAGAR.

(REF. CASE NO.:- PRM/81/12/ ZONE :- R4
SCALE :-1 Cm.= 3.00 MT. USE :- RESI.

AMALGAMATION AREA TABLE:-	SQ.MTRS.
PLOT AREA OF F.P. NO. 105/1	7098.00

SUB DIVISION AREA TABLE:-	SQ.MTRS.
AMALGAMATION PLOT AREA (AS PER FINAL PLOT)	7098.00
PROP. PLOT AREA OF F.P.NO. -105/1/1	3549.00
PROP. PLOT AREA OF F.P.NO. -105/1/2	3549.00
NET PROP. SUB PLOT AREA	7098.00

ગોરધનભાઈ મરસોનમદાસ પટેલ
જમણા/ડાબા હાથના અંગુઠાનું નિશાન મારી રૂબરૂ કરેલ છે. આ લખાણ તેમને વાંચી સમજાવી સમજ આપેલ છે અને પક્ષકારોને હું ઓળખું છું.
પટેલ કનુભાઈ ગોરધનભાઈ
નરસંગભાઈ ગોવિંદભાઈ પટેલ
પટેલ ગોરધનભાઈ ગોરધનભાઈ
પટેલ ગોપીબેન ગોરધનભાઈ

COLOUR NOTE:-

F.P. BOUNDARY
ROAD
C.P.
NOT IN POSSESION
TREES
P.W.

REFERANCE CASE NO:-

OWNER
For, Nest Developers
Partner

ENGINEER.
Dilip R Patel
GUDA ENGG LIC No. 273
GUDA COW-I LIC No. 113
29, TULSI SOCIETY CTM AH.

AUTHORITY.
APPROVED
(As amended by..... Coleur)
Subject to the conditions as mentioned in the Office Letter No. PRW/12069/270/12/18
Dated.....
18/10/19 11377/19
Junior Town Planner
Gandhinagar Urban Development Authority
Gandhinagar.

COMMON PLOT AREA CALC :-
35.60+35.65/2 X 10.03 = 357.32 SQ.MTS.
NET COMMON PLOT AREA
= 357.32 SQ. MT.

TREE PLANTATION
PLOT AREA :- = 3549.00 SQ. MTS.
200 SQ. MTS. / 5 TREE
(3549.00 X 5)/200 = 88.72 TREE SAY 89 TREES
PROVI. 89 TREES

REQ. PERCOLATING WELL:
PLOT AREA :- 1500 TO 4000 SQ. MTS.
1 PERCOLATING WELL
PLOT AREA = 3549.00 SQ. MTS.
3549.00 / 4000.00 = 0.89 SQ. MTS.
PROVI. 1 PERCO. WELL.

COMMUNITY BIN (RESI.)
RESI. UNITS :- 68 UNITS
1 UNITS / 10 LTS.
68 UNITS / 680 LTS.
680 / 80 = 8.5 SAY 9 NOS. CONT.
PROVI. 720 LTS. (80 X 9) COMM. BIN
TOTAL PROVI. 720 LTS. (80 X 9)

RESI. PARKING AREA CALC.
TOTAL USED F.S.I AREA ..... = 7984.38 SQ. MTS.
= 7984.38 X 20% = 1596.88
= 1596.88 SQ. MT.
REQ. CAR PARKING SPACE @ 50 % = 798.44 SQ. MT.
REQ. OTHER PARKING SPACE @ 40 % = 638.75 SQ. MT.
REQ. VISITOR PARKING SPACE @ 10 % = 159.69 SQ. MT.
TOTAL = 1596.88 SQ. MT.

RESI. PARKING	REQD.	PROVIDED				
	RESI.	BLOCK-A	BLOCK-B	BASEMENT	TOTAL	
CAR PARKING	798.44	218.25	218.25	1011.90	**1448.40**	
OTHER PARKING	638.75	98.88	161.85	790.11	**1050.84**	
VISITOR PARKING	159.69	45.61	115.73	138.08	**299.42**	
	1596.88	**362.74**	**495.83**	**1940.09**	**2798.66**	

PARKING AREA TABLE(BLOCK-B)

RESI.	PROVI. PARKING AREA
OTHER PARKING	(F) 11.32 X 19.28 = 218.25
OTHER PARKING	(G) 14.29 X 6.74 = 96.31 (H) 11.32 X 5.79 = 65.54 TOTAL = 161.85
VISITOR PARKING	(I) 14.20 X 6.74 = 95.71 (J) 2.97 X 6.74 = 20.02 TOTAL = 115.73
TOTAL	**495.83**

PARKING AREA TABLE(BLOCK-A)

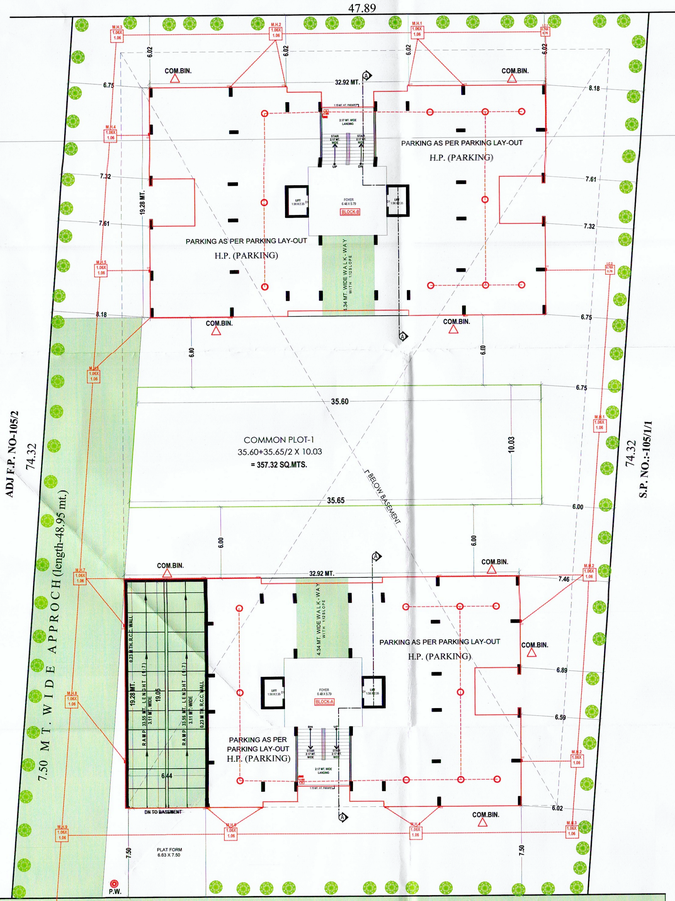
RESI.	PROVI. PARKING AREA
OTHER PARKING	(A) 11.32 X 19.28 = 218.25
OTHER PARKING	(B) 7.28 X 6.74 = 49.07 (C) 7.39 X 6.74 = 49.81 TOTAL = 98.88
VISITOR PARKING	(D) 2.97 X 6.74 = 20.02 (E) 4.42 X 5.79 = 25.59 TOTAL = 45.61
TOTAL	**362.74**

BUILT UP AREA TABLE	BLOCK (SQ. MTS.)		
	A	B	TOTAL
B.A. ON BASEMENT	2432.44	- - - -	**2432.44**
B.A. ON GROUND (H.P.)	605.13	590.47	**1195.60**
B.A. ON FIRST FLOOR	544.12	544.12	**1088.24**
B.A. ON SECOND FLOOR	544.12	544.12	**1088.24**
B.A. ON THIRD FLOOR	544.12	544.12	**1088.24**
B.A. ON FOURTH FLOOR	544.12	544.12	**1088.24**
B.A. ON FIFTH FLOOR	544.12	544.12	**1088.24**
B.A. ON SIXTH FLOOR	544.12	544.12	**1088.24**
B.A. ON SEVENTH FLOOR	544.12	544.12	**1088.24**
B.A. ON EIGHTH FLOOR	544.12	544.12	**1088.24**
B.A. ON NINTH FLOOR	310.65	300.26	**610.91**
B.A. ON STAIR CABIN	83.08	83.08	**166.16**
B.A. ON LIFT RM.&O.H.W.T	73.62	73.62	**147.24**
BUILT-UP AREA TOTAL	**7857.88**	**5400.39**	**13258.27**

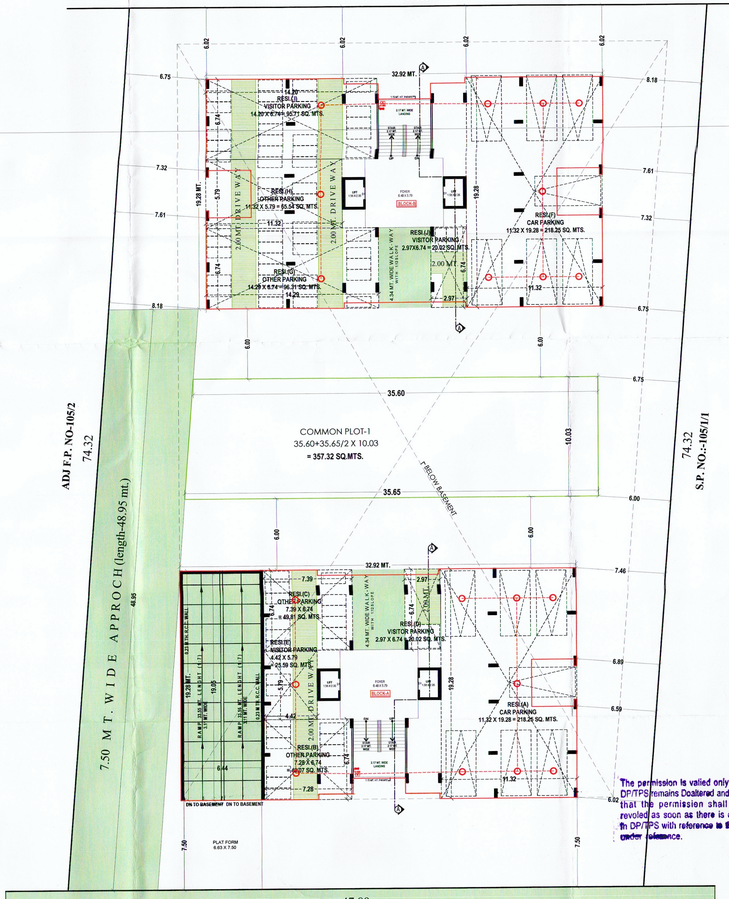
F.S.I. AREA TABLE	BLOCK (SQ. MTS.)		
	A	B	TOTAL
F.S.I. AREA ON FIRST FLOOR	469.86	469.86	**939.72**
F.S.I. AREA ON SECOND FLOOR	469.86	469.86	**939.72**
F.S.I. AREA ON THIRD FLOOR	469.86	469.86	**939.72**
F.S.I. AREA ON FOURTH FLOOR	469.86	469.86	**939.72**
F.S.I. AREA ON FIFTH FLOOR	469.86	469.86	**939.72**
F.S.I. AREA ON SIXTH FLOOR	469.86	469.86	**939.72**
F.S.I. AREA ON SEVENTH FLOOR	469.86	469.86	**939.72**
F.S.I. AREA ON EIGHTH FLOOR	469.86	469.86	**939.72**
F.S.I. AREA ON NINTH FLOOR	237.77	228.85	**466.62**
TOTAL F.S.I. AREA	**3996.65**	**3987.73**	**7984.38**

FLOOR AREA TABLE	FLOOR AREA (SQ. MTS)		
FLOOR	A	B	TOTAL
FIRST	398.93	398.93	**797.86**
SECOND	398.93	398.93	**797.86**
THIRD	398.93	398.93	**797.86**
FOURTH	398.93	398.93	**797.86**
FIFTH	398.93	398.93	**797.86**
SIXTH	398.93	398.93	**797.86**
SEVENTH	398.93	398.93	**797.86**
EIGHTH	398.93	398.93	**797.86**
NINTH	201.83	201.14	**402.96**
TOTAL	**3393.26**	**3392.58**	**6785.84**

APPARTMENT TABLE	APPARTMENT		TOTAL
FLOOR	A	B	RESI.
FIRST	04	04	**08**
SECOND	04	04	**08**
THIRD	04	04	**08**
FOURTH	04	04	**08**
FIFTH	04	04	**08**
SIXTH	04	04	**08**
SEVENTH	04	04	**08**
EIGHTH	04	04	**08**
NINTH	02	02	**04**
TOTAL	**34**	**34**	**68**



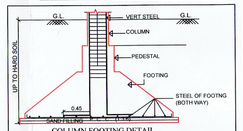
LAY-OUT PLAN
SCALE :- 1.00 CM. = 2.00 MT.



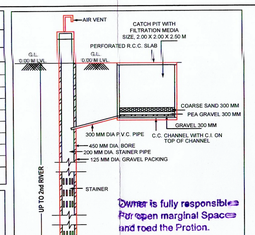
PARKING LAY-OUT PLAN
SCALE :- 1.00 CM. = 2.00 MT.

The permission is valied only till the DP/TPS remains Dealtered and further that the permission shall stand revoked as soon as there is ehange in DP/TPS with reference to the land under allotment.

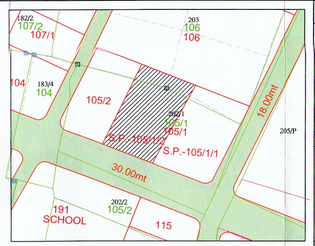
Final plant boundary and allotment of final plot is subjected to Variation by Town Planning Officer.



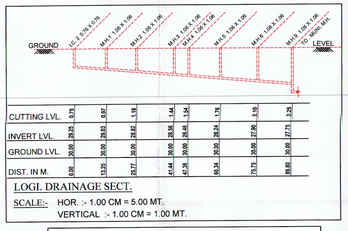
COLUMN FOOTING DETAIL
(AS PER STR. DESIGNER)
SCALE :- NOT TO SCLAE.



PERCOLATION WELL
FOR BUILDING UNIT 1500.00 S. M.OR MORE AND UP TO 4000.00 S. M. & PART THERE OF IT.
NOTE :- STRUCTURE DESIGN AS PER STRUCTURAL ENGINEER.
(THIS IS ONLY SKETCH PLAN)



KEY PLAN
SCALE :-
1.00 CM = 20.00 MT.



LOGI. DRAINAGE SECT.
SCALE:- HOR. :- 1.00 CM = 5.00 MT.
VERTICAL :- 1.00 CM = 1.00 MT.

NOTES RELATED TO FIRE SAFETY

1. HYDRANT SYSTEM:
ON/OFF switches located near the hose reel hose or hydrant outlet, at each floor the main FirePump at the 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 meters and above 18 meters 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 value and a NRV to act as a Down - comer.
One riser is required for every 1000sq. 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 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. SS. Shut-off nozzle at each floor landing. The length of the hose reel hose should be enough to reach the farthest corner of the floor. Hose-box with 15 meters long 63mm. 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 premisses where a Fire servise vehicle can approach easily.
A permanent hydrant point comprising of 63 mm dia size 2nos 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 the lifts should have a provision to ground automatically in case of electricity failure. Each building have at least one lift as a Fire-Lift and if the building is divided into two or more parts then each have a Fire-Lift. Lift-well have blowers to pressurize the lift-well so connected that it will automatically operate when alarm call point is operate, so that it 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 (CO2) type extinguisher of 4.5 kg. with ISI mark. and one extinguisher of 5kg. Dry Chemical Powder (DCP) type extinguisher with ISI mark to be installed on each-floor in case of commercial building.
One Carbon Dioxide (CO2) type extinguisher of 4.5 kg. with ISI mark. OR Two Carbon Dioxide (Co2) type extinguisher of 2 kg. with ISI mark capacity on alternate floors in case of residential building.
If the building is divided into two or more parts then each part should have these extinguishers installed.

5. BASEMENT :
The basement of protected with Automatic Sprinkler system with at least one sprinkler head for actual Car parking space.
Additionally be protected by a Hydrant outlet and two 25 mm. bore Hose-reel hoses with 8 mm bore nozzles at each basement level.

6. LIGHTENING ARRESTER :
A lightening arrester should also be installed and be properly earthed to prevent damage to the building when the lightening strikes.

7. 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 / pathway / dead-end along all exit routes leading to the ground level. The signage should indicate fire fighting, fire safety equipment present on the respective floor/landing/pathway/dead-end and along all exit routes leading to the ground level.

8. 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 at the time of fire.

IMPORTANT INSTRUCTIONS:
After inspection of a building by the fire service authority,If the fire officer concerned feels in need for additional fire prevention/protection measures / ventilation system required or equipment (i.e. - Passive system / Suppression system / Fire door - Window / Detection system / Active system / Sprinkler / Drencher etc.) as per Fire load / Firerick / Public gathering. Potential / Occupancy / Confined area, those additional measures / equipment will be implement install.
wall of lift shaft enclousers shall have a fire rating of 2 hrs.
A vent of lift shutter of size is 0.50 x 0.50 provided at the lift.

NOTES :
C.G.D.C.R.V - 2017 (DT - 15/6/2019)

- IT IS CERTIFIED THAT PLOT UNDER REFERENCE IS SURVEYED BY ME AND THE DIMENTIONS OF ALL SIDES OF PLOT AND PLOT AREA AS SHOWN IN PLAN AREA MEASURED BY ENGINEER ON RECORD AND IN ACCORDANCE WITH OWNERSHIP/REVEUME RECORD.
- ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN SPACE AND MARGIN.
- THE DEPTH AND POSITION OF EXISTING MUNICIPAL MANHOLE IS VERYFIED ME ON SITE AND PERMISES CAN GET DRAINAGE CONNECTION.
- IT IS CERTIFY THAT ACCORDING TO C.G.D.C.R.- 2017 ALL REQUIREMENT OF THE BUILDING ARE CHECKED AND NECESSARY ACTION ARE TAKEN.
- IT IS CERTIFY THAT ACCORDING TO THE CLAUSE NO. 4.4.3 OF THE C.G.D.C.R.- 2017. THE STRUCTURE OF THE BUILDING IS DESIGN AS PER THE NORMS OF THE INDIAN STANDERDS.
- DESIGN OF STAIRCASE AND RAILING IS PROVIDED AS PER PROVISION OF THE CLAUSE NO. 13.1.11 AND 13.1.13 OF C.G.D.C.R.- 2017.
- PEDESTRIANS RAMP IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.1.14. OF C.G.D.C.R.- 2017.
- LIFT IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.12 AND OF C.G.D.C.R. -2017.
- WATER TANK IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.6 OF C.G.D.C.R.-2017.
- LETTER BOX FOR SHALL BE PROVIDED AT GROUND LEVEL FOR EACH UNIT.
- WATER TANK FOR FIRE SAFETY REQUIRMENT PROVIDED AS PER FIRE PREVENTION AND FIRE SAFEYT ACT-2016.
- ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO.13.11 OF C.G.D.C.R.-2017.
- DRINKING WATER FACILITY FOR DISABLED PERSONS IS PROVIDED AS PER THE CLAUSE NO. 13.6.2 OF C.G.D.C.R.-2017.
- DRAINAGE FACILITY IS PROVIDED AS PER THE CLAUSE NO. 13.10 OF C.G.D.C.R.- 2017.
- SIGNAGES OF THE PARKING PLACE IS TO BE PROVIDED AS PER THE PROVISION THE CLAUSE NO. 13.7 OF THE C.G.D.C.R.- 2017.
- ENTERANCE OF THE BUILDING IS PROVIDED AS PER CLAUSE NO 13.1.6 OF C.G.D.C.R.- 2017.
- THE PAVING OF BUILDING UNIT/FINAL PLOT AS PER THE PROVISION OF THE CLAUSE NO. 13.1.3 OF C.G.D.C.R.- 2017.
- THE STRUCTURE DESIGN OF BUILDING IS AS PER NORMS OF SPECIFIED IN THE INDIAN STANDERD AND NECESSARY ACTION SHALL BE TAKEN FOR THE STRUCTURAL SAFETY DURING CONSTRUCTION.
- RAIN WATER STORAGE TANK AND RAIN WATER HARVESTING SYSTEM SHALL BE PROVIDED AS PER THE CLAUSE NO. 17.2 OF C.G.D.C.R.- 2017.
- COMMUNITY BIN PROVIDED AS PER THE PROVISION OF THE CLAUSE NO.17.2.4 & 17.2.5 OF C.G.D.C.R.- 2017.
- GREY WATER RECYCLING SYSTEM & DUAL PLUMBING SYSTEM IS PROVIDED AS PER THE CLAUSE NO. 17.3 OF C.G.D.C.R. - 2017.
- TREE PLANTATION IS PROVIDED AS PER CLAUSE NO.17.4 OF C.G.D.C.R.- 2017.
- SOLAR ASSISTED WATER HEATING SYSTEM SHALL BE PROVIDED AS PER THE CLAUSE NO.17.5 OF C.G.D.C.R.- 2017.
- POLLUTION CONTROL SYSTEM IS PROVIDED AS PER THE CHAPTER NO - 18 OF C.G.D.C.R.- 2017.
- FIRE SAFETY SYSTEM IS PROVIDED AS PER CHAPTER NO. 14 OF C.G.D.C.R.- 2017.
- FIRE SAFTY PROVISION SHALL BE MADE AS PER FIRE PREVENTION AND LIFE SAFETY MEASURES REGULATION-2016 AND FIRE PREVENTION AND LIFE SAFETY MEASURES REGULATION - 2013.
- MAINTANCE AND UPGRADATION OF BUILDING IS AS PER CHEPTER NO. 19 OF C.G.D.C.R.- 2017.
- MARGINAL SPACE & BASEMENT SLAB SHALL HAVE LOAD BEARING CAPACITY OF 40/60 TONNES PER SQURE METER SHALL BE PROVIDED AS PER CHAPTER NO. 14 OF C.G.D.C.R.- 2017. AND FIRE PREVENTION AND FIRE SAFEYT ACT - 2016.
- ROOF TOP SOLAR ENERGY INSTALLATION & GENERATION SHALL BE PROVIDED AS PER CLAUSE NO.17.5.1 OF C.G.D.C.R.- 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 RAILLING UP TO SILL LEVEL AS PER CLAUSE NO.13.13. OF C.G.D.C.R.- 2017.

LAY-OUT PLAN **SHEET NO. :- 2/5**

LAY OUT PLAN SHOWING RESIDENTIAL BUILDING ON SUB PLOT NO.: 2,F.P.NO:- 105/1, O.P. NO. :-105/1, SUR. NO:-202/1, DRAFT T.P.S.NO.:-1 (KOBA-RAYASAN),MOUJE:-KOBA, TA :-GANDHINAGAR, DIST:-GANDHINAGAR.

ZONE - RESIDENCE - (R:4) **USE: Residence**
SCALE :- 1.00 CM = 1.00 MT.

AREA TABLE	SQ. MTS.
PLOT AREA OF S.P. NO :- 105/1/2	**3549.00 SQ. MT.**
COMMON PLOT REQD. @ 10% OF PLOT	**354.90 SQ. MT.**
COMMON PLOT PROVIDED	**357.32 SQ. MT.**
PROP. BUILT UP AREA ON GROUND FL.	**1195.60 SQ. MT**
OPEN PLOT	1996.08 SQ. MT.

F.S.I. AREA TABLE	SQ. MTS.
PLOT AREA OF S.P. NO :- 105/1/2	**3549.00 SQ.MT.**
PERMI. F.S.I. AREA .1:1.80 X 3549	6388.20 SQ.MT.
PERMI.CHARG. F.S.I. AREA @ 0.45 X 3549	1597.05 SQ.MT.
TOTAL PERMI.+CHARG. F.S.I. AREA	7985.25 SQ.MT.
TOTAL F.S.I. AREA (PROP)	**7984.38 SQ.MT.**
BALANCE F.S.I. AREA	0.87 SQ.MT.
UTILIZED CHARGEABLE F.S.I. (6388.20 - 7984.38)	1599.18 SQ.MT.

COLOUR NOTE :
PROP. WORK
PROP. DRAINAGE
ROAD
F.P. BOUNDRY
S.P. BOUNDRY
COM.BIN.
TREE
P.W.

For, Nest Developers
Partner
OWNER

Dilip R Patel
GUDA ENGG LIC No. 273
GUDA COW-I LIC No. 113
29, TULSI SOCIETY CTM AH.
C.O.W.

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ENGINEER

NARENDRA K. PATEL
M.Tech (Str.)
HNS DESIGN STUDIO
42, Amrapali Axiom, 4th Floor, Bopal Junction, S.P. Ring Road, Ambli, Ahmedabad, Gujarat - 380 054.
CUDA Regn. No. SDI/118/06/2017
STR. ENGINEER

Note Approved By C.E.A. GUDA

Development Charge Paid

APPROVED
(As amended by..... Colour)
Subject to the conditions as mentioned
In the Office Letter No. PRW/Koba/(270)/2018
Dated 09/10/19

113777/19

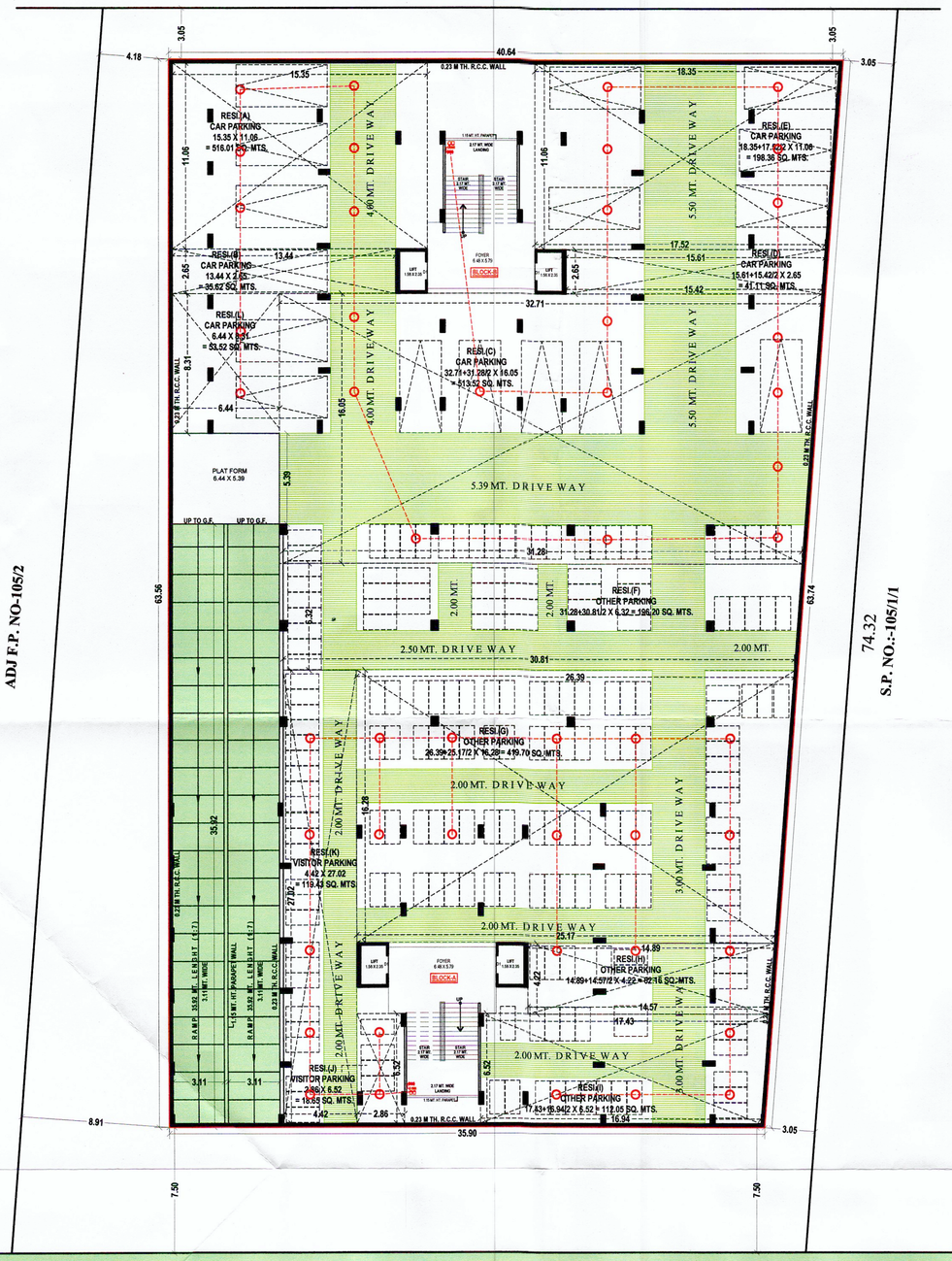
Junior Town Planner
Gandhinagar Urban Development Authority
Gandhinagar.

AUTHORITY

The permission is valied only till the DP/TPS remains Doaltered and further that the permission shall stand revoted as soon as there is change in DP/TPS with reference to the land under reference.

ADJ F.P. NO-106

47.89



47.89

30.00mt T.P.S. ROAD

Final plant boundary and allotment of final plot is subjected to Variation by Town Planning Officer.

BASEMENT LAY-OUT PLAN

SCALE :- 1.00 CM. = 2.00 MT.

NOTES RELATED TO FIRE SAFETY

1. HYDRANT SYSTEM:

ON/OFF switches located near the hose reel hose or hydrant outlet, at each floor the main FirePump at the 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 meters and above 18 meters height should not be less than 100 mm. Internal diameter. The riser should be connected to the bottom of the terrace tank with a stop value and a NRV to act as a Down - comer.
One riser is required for every 1000sq. 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 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. S5. Shut-off nozzle at each floor landing. The length of the hose reel hose should be enough to reach the farthest corner of the floor. Hose-box with 15 meters long 63mm. 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 premisses where a Fire servise vehicle can approach easily.
A permanent hydrant point comprising of 63 mm.dia size 2nos 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 the lifts should have a provision to ground automatically in case of electricity failure. Each building have at least one lift as a Fire-Lift and if the building is divided into two or more parts then each have a Fire-Lift. Lift-well have blowers to pressurize the lift-well so connected that it will automatically operate when alarm call point is operate, so that it 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 (CO2) type extinguisher of 4.5 kg. with ISI mark. and one extinguisher of 5kg. Dry Chemical Powder (DCP) type extinguisher with ISI mark to be installed on each-floor in case of commercial building.
One Carbon Dioxide (CO2) type extinguisher of 4.5 kg. with ISI mark. OR Two Carbon Dioxide (Co2) type extinguisher of 2 kg. with ISI mark capacity on alternate floors in case of residential building.
If the building is divided into two or more parts then each part should have these extinguishers installed.

5. BASEMENT :

The basement of protected with Automatic Sprinkler system with at least one sprinkler head for actual Car parking space.
Additionally be protected by a Hydrant outlet and two 25 mm. bore Hose-reel hoses with 8 mm. bore nozzles at each basement level.

6. LIGHTENING ARRESTER :

A lightening arrester should also be installed and be properly earthed to prevent damage to the building when the lightening strikes.

7. PHOTO LUMINESCENT (AUTO GLOW) SIGNAGE'S :

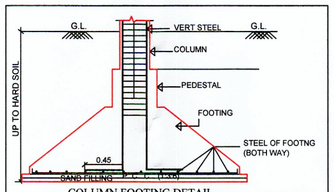
If the building falls in a confined area or if it has an enclosed staircase or is not well lit-up on the inside, then adequate photo luminescent (auto glow) signage's should be displayed at each floor / landing / pathway / dead-end along all exit routes leading to the ground level. The signage should indicate fire fighting, fire safety equipment present on the respective floor/landing/pathway/dead-end and along all exit routes leading to the ground level.

8. ELECTRIC POWER SUPPLY TO THE ENTIRE FIRE-SAFETY SYSTEM

Electricity suppy 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 at the time of fire.

IMPORTANT INSTRUCTIONS:

After inspection of a building by the fire service authority,if the fire officer concerned feels th need for additional fire prevention/protection measures / ventilation system required or equipment (i.e. - Passive system / Suppression system / Fire door - Window / Detection system / Active system / Sprinkler / Drencher etc.) as per Fire load / Fierick / Public gathering.
Potential / Occupancy / Confined area,
those additional measures / equipment will to be implement install.
wall of lift shaft enclousers shall have a fire rating of 2 hrs.
A vent of lift shutter of size is 0.50 x 0.50 provided at the lift.



COLUMN FOOTING DETAIL
(AS PER STR. DESIGNER)
SCALE :- NOT TO SCLAE

NOTES :

C.G.D.C.R.V. - 2017 (DT. - 15/01/2019)

- IT IS CERTIFIED THAT PLOT UNDER REFERENCE IS SURVEYED BY ME AND THE DIMENTIONS OF ALL SIDES OF PLOT AND PLOT AREA AS SHOWN IN PLAN AREA MEASURED BY ENGINEER ON RECORD AND IN ACCORDANCE WITH OWNERSHIP/REVENUE RECORD.
- ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN SPACE AND MARGIN.
- THE DEPTH AND POSITION OF EXISTING MUNICIPAL MAINHOLE IS VERYFIED ME ON SITE AND PERMISES CAN GET DRAINAGE CONNECTION.
- IT IS CERTIFY THAT ACCORDING TO C.G.D.C.R.- 2017 ALL REQUIREMENT OF THE BUILDING ARE CHECKED AND NECESSARY ACTION ARE TAKEN.
- IT IS CERTIFY THAT ACCORDING TO THE CLAUSE NO. 4.4.3 OF THE C.G.D.C.R.- 2017. THE STRUCTURE OF THE BUILDING IS DESIGN AS PER THE NORMS OF THE INDIAN STANDERDS.
- DESIGN OF STAIRCASE AND RAILING IS PROVIDED AS PER PROVISION OF THE CLAUSE NO. 13.1.11 AND 13.1.13 OF C.G.D.C.R.- 2017.
- PEDESTRIANS RAMP IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.1.14 OF C.G.D.C.R.- 2017.
- LIFT IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.12 AND OF C.G.D.C.R. -2017.
- WATER TANK IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.6 OF C.G.D.C.R.-2017.
- LETTER BOX FOR SHALL BE PROVIDED AT GROUND LEVEL FOR EACH UNIT.
- WATER TANK FOR FIRE SAFETY REQUIRMENT PROVIDED AS PER FIRE PREVENTION AND FIRE SAFETY ACT-2016.
- ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO.13.11 OF C.G.D.C.R.-2017.
- DRINKING WATER FACILITY FOR DISABLED PERSONS IS PROVIDED AS PER THE CLAUSE NO 13.6.2 OF C.G.D.C.R.-2017.
- DRAINAGE FACILITY IS PROVIDED AS PER THE CLAUSE NO. 13.10 OF C.G.D.C.R.- 2017.
- SIGNAGES OF THE PARKING PLACE IS TO BE PROVIDED AS PER THE PROVISION THE CLAUSE NO. 13.7 OF THE C.G.D.C.R.- 2017
- ENTERANCE OF THE BUILDING IS PROVIDED AS PER CLAUSE NO 13.1.6 OF C.G.D.C.R.- 2017.
- THE PAVING OF BUILDING UNIT/FINAL PLOT AS PER THE PROVISION OF THE CLAUSE NO. 13.1.3 OF C.G.D.C.R.- 2017.
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- RAIN WATER STORAGE TANK AND RAIN WATER HARVESTING SYSTEM SHALL BE PROVEDED AS PER THE CLAUSE NO. 17.2 OF C.G.D.C.R.- 2017.
- COMMUNITY BIN PROVIDED AS PER THE PROVISION OF THE CLAUSE NO.17.2.4 & 17.2.5 OF C.G.D.C.R.- 2017.
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- TREE PLANTATION IS PROVIDED AS PER CLAUSE NO.17.4 OF C.G.D.C.R.- 2017.
- SOLAR ASSISTED WATER HEATING SYSTEM SHALL BE PROVIDED AS PER THE CLAUSE NO.17.5 OF C.G.D.C.R.- 2017.
- POLLUTION CONTROL SYSTEM IS PROVIDED AS PER THE CHAPTER NO - 18 OF C.G.D.C.R.- 2017.
- FIRE SAFETY SYSTEM IS PROVIDED AS PER CHAPTER NO. 14 OF C.G.D.C.R.- 2017.
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- 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 RAILLING UP TO SILL LEVEL AS PER CLAUSE NO.13.13. OF C.G.D.C.R.- 2017.

Owner is fully responsible For open marginal Space and road tha Protion.

-: ખાસ શરત :-
બાંધકામ પૂર્ણ થયા બાદ બાંધકામનો ઉપયોગ શરૂ કરતાં પહેલાં નિયમાનુસાર અત્રેથી મકાનના વપરાશનું પ્રમાણપત્ર મેળવવાનું ફરજીયાત છે.

BASEMENT PLAN — **SHEET NO. :- 3/5**

BASEMENT LAY OUT PLAN SHOWING RESI. BUILDING ON SUB PLOT NO.: 2,F.P.NO:- 105/1 O.P. NO. :-105/1, SUR. NO:-202/1, DRAFT T.P.S.NO.:-1 (KOBA-RAYASAN),MOUJE:-KOBA, TA :-GANDHINAGAR, DIST:-GANDHINAGAR.

ZONE - RESIDENCE - (R:4) — USE: Residence

SCALE :- 1.00 CM = 1.00 MT.

BUILT UP AREA TABLE	SQ.MTRS.
PROPOSED B.A. ON BASEMENT	2432.44

PARKING AREA TABLE(BASEMENT)

RESI.	PROVI. PARKING AREA	
CAR PARKING	(A) 15.35 X 11.06	= 169.77
	(B) 13.44 X 2.65	= 35.62
	(C) 32.71+31.28/2 X 16.05=	513.52
	(D) 15.61+15.42/2 X 2.65=	41.11
	(E) 18.35+17.52/2 X 11.06=	198.36
	(L) 06.44 X 8.31	= 53.52
	TOTAL	= 1011.90
OTHER PARKING	(F) 31.28+30.81/2 X 6.32=	196.20
	(G) 26.39+25.17/2 X 16.28=	419.70
	(H) 14.89+14.57/2 X 4.22=	62.16
	(I) 17.43+16.94/2 X 6.52=	112.05
	TOTAL	= 790.11
VISITOR PARKING	(J) 2.86 X 6.52	= 18.65
	(K) 4.42 X 27.02	= 119.43
	TOTAL	= 138.08
TOTAL		**1940.09**

PROP. B.AREA CALC. BASEMENT FL. :-

35.90+40.64/2 X 63.56 = 2432.44 SQ. MT.
NET BUILT-UP AREA ON BASEMENT FLOOR
= 2432.44 SQ. MT.

COLOUR NOTE :
PROP. WORK
ROAD
F.P. BOUNDRY
S.P. BOUNDRY

For, Nest Developers
Partner
OWNER

Dilip R Patel
GUDA ENGG LIC No. 273
GUDA COW-I LIC No. 113
29, TULSI SOCIETY CTM AH.
C.O.W.

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NARENDRA K. PATEL
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HNS DESIGN STUDIO
42, Amrapali Axiom, 4th Floor, Bopal Junction, S.P. Ring Road, Ambli, Ahmedabad, Gujarat - 380 054.
GUDA-CEPI-NP/118/06/2017
STR. ENGINEER

Note Approved By C.E.A. GUDA
Development Charge Paid
APPROVED
(As amended by..... Colour)
Subject to the conditions as mentioned in the Office Letter No. PRW.../5084/270/12/18
Dated.....
18/10/19
113777/19
Junior Town Planner
Gandhinagar Urban Development Authority
Gandhinagar.
AUTHORITY