Application No.: 001BDP19200056

Development Permission No.: 001BP19200033 Inward No ODPS/2019/001556 Sheet

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ILODII	A, DIS I	NIC	ואוווא וי	ILDADAL	J.			)		Inward Date			Scale	1:100
								Α	ADEA OTATEMENT		1	VERSION NO.	1.0.12	•
ا ممانيين منامان		دا:ما							AREA STATEMENT			VERSION DAT	E: 27/03/2019	
Ū	Floor FSI Det			<u> </u>					PROJECT DETAIL:					
loor Name	E	Building		Total					Site Address: near sola g	Plot Use: Resid	lential			
		118 (F	-P)						road,sola,ahmedabad.		(			
	Proposed Built Up Area (Sq.mt.)		Proposed FSI Area	Total Proposed Built Up Area	Total FSI Area	Total Paid FS	SI Area		Authority: Ahmedabad M	unicipal Corporati	on (AMC)	Plot SubUse: R	•	
			(Sq.mt.)	(Sq.mt.)	(Sq.mt.)	(Sq.mt.)			AuthorityClass: D1	10 "		Plot Use Group	• ,	,
Basement Floor	52	22.22	0.00	522.22	0.00		0.00		AuthorityGrade: Municipa	al Corporation		Land Use Zone		
Ground And	-								CaseTrack: Regular			Conceptualized	l Use Zone: R2	<u>.                                    </u>
Parking Floor	45	57.68	171.64	457.68	171.64		0.00		Project Type: Building Pe					
First Floor	36	60.12	331.62	360.12	331.62		0.00		Nature of Development:					
Second Floor		60.12	331.62	360.12	331.62		0.00		Development Area: Final		cheme			
Third Floor		30.12	331.62	360.12	331.62		265.30		SubDevelopment Area: (	Other Areas				
Fourth Floor	20	9.85	181.14	209.85	181.14		181.14		Special Project: NA					
Terrace Floor		15.04	0.00	45.04	0.00		0.00		Special Road: NA					
Total:		5.15	1347.64	2315.15	1347.64		446.44		Site Address: near sola groad,sola,ahmedabad.	jam, bhadaj				
									AREA DETAILS :			Sq.Mts.		
								1.	Area of Plot As per rec	ord		Oq.ivito.		
								<b>-</b> ''-	7/12 or Document	014		_		751
									As per site condition					750
			Other						Area of Plot Considere	d				751
Units	Required		Parking					2.	Deduction for	<u>u</u>				701
	Parking	Car	Visitor's Car					<u> </u>	(a)Proposed roads					0
Prop.	Area(Sq.mt.)		Parking						(b)Any reservations					0
									Total(a + b)					0
171.64	68.66	34.33	3 13.73					3.	Net Area of plot (1 - 2)	AREA OF PLOT				
								4.	% of Common Plot (Re					0
-	-	-	-						% of Common Plot (Pro					0
									Balance area of Plot(1	1.7				
1175.99	235.20	117.60	0 23.52						Plot Area For Coverage	,				751
11/5.99	233.20	117.00	23.52						Plot Area For FSI					751
									Perm. FSI Area (1.2)	0)				901
	303.86	151.9	93 37.25						Perm. Paid FSI Area	'				450
								5.	Total Perm. FSI area	, ,	80)			1351
								5.	Total Perm. FSI area					1351
				1		Total			Total Paid Proposed F	SI Area				446
isitor's Car Parki	ina	Tva	voWheeler	Two St	ack Parking	Total Parking		6.	Total Built up area perr			l		110
ionor o our r ark	"'ש	1 V	AO A A LIGGICI	'***	aon i aining	Larking								

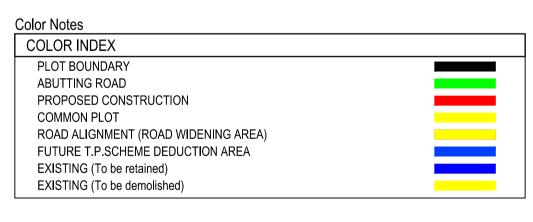
-		Proposed Built up	Existi	ng Built up	Proposed F.S.I	Existing F.S.I
	Basement Floor	522.22	0.00		0.00	0.00
	Ground And Parking Floor	457.68	0.00	1	171.64	0.00
	First Floor	360.12	0.00		331.62	0.00
	Second Floor	360.12	0.00		331.62	0.00
	Third Floor	360.12	0.00		331.62	0.00
	Fourth Floor	209.85	0.00		181.14	0.00
	Terrace Floor	45.04	0.00		0.00	0.00
	Total Area:	2315.15	0.00		1347.64	0.00
	Total FSI Area:	•				1347.64
	AccessoryUse Area	a Added in BuiltUp Are	еа:			1.00
	Total BuiltUp Area:					2316.15
	Proposed F.S.I. cor	nsumed:				1.79
C.	Tenement Statement	t				
4.	Tenement Proposed	At:				
	All Flo	ors		31.00		
5.	Total Tenements (3 -	+ 4)	31			
E.	Parking Statement					
1.	Parking Space Requ	ired as per Regulation	is:			303.86
2.	Proposed Parking Sp	pace:				583.18

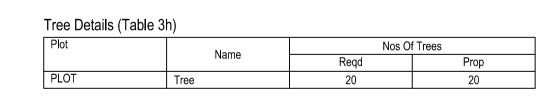
Proposed Coverage Area (52.02 %

Total Prop. Coverage Area (52.02 %)

Balance coverage area (- %)

Proposed Area at:





OWNER'S NAME AND SIGNATURE NIKUNJ C. PATEL

ARCH/ENG'S NAME AND SIGNATURE | STRUCTURE ENGINEER

RAMESH B PARMAR 001ER29012300905

DATE OF APPROVAL

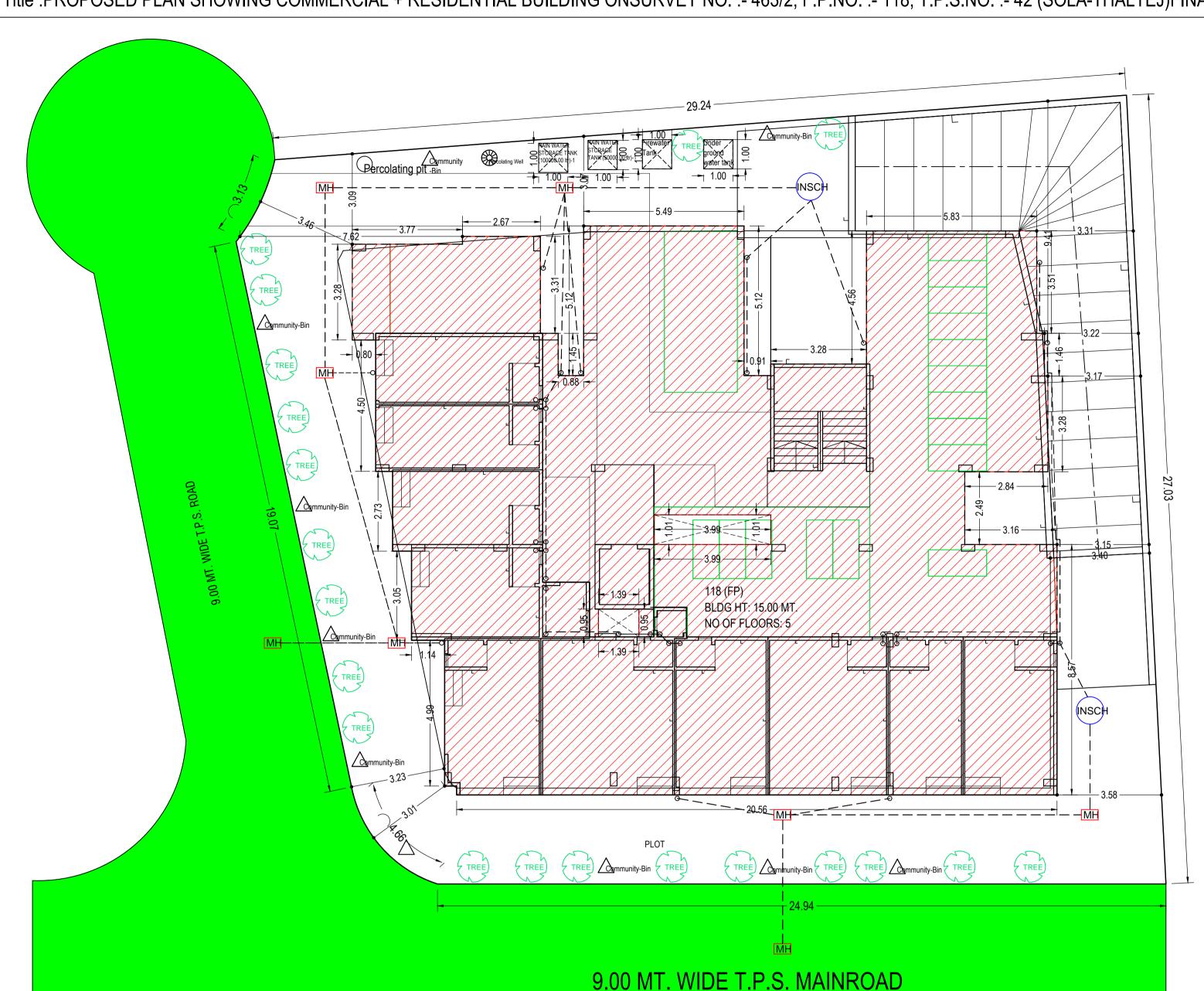
16/12/2019

DESIGNATION OF APRROVER





Project Title: PROPOSED PLAN SHOWING COMMERCIAL + RESIDENTIAL BUILDING ONSURVEY NO.: - 463/2, F.P.NO.: - 118, T.P.S.NO.: - 42 (SOLA-THALTEJ) FINALMOJE: - SOLA, TALUKA: - GHATLODIYA, DISTRICT: AHMEDABAD.



FSI & Tenement Details

Required Parking

Type

Mercantile

Total:

Parking Check (Table 7b)

Residential Apartment

Building Name

118 (FP)

Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA(Area in Sq.mt.)	Total Built Up Area (Sq.mt.)			Deductio		osed FSI (Sq.mt.)	Total FSI Area (Sq.mt.)	No. of Unit				
			Duct(Void, Duct		StairCase	Lift	Lift Machine	Lift Lobby	Accessory Use	Ramp	Parking	Resi.	Commercial		
118 (FP)	1	2342.00	26.85	2315.15	123.31	26.88	10.45	18.21	13.28	188.29	577.85	1176.00	171.64	1347.64	31
Grand Total :	1	2342.00	26.85	2315.15	123.31	26.88	10.45	18.21	13.28	188.29	577.85	1176.00	171.64	1347.64	31

Area

Reqd. Prop. Reqd.

 Residential
 117.60
 309.10
 0
 0
 23.52
 31.65
 0
 1
 0.00
 112.05
 0
 0
 235.20
 452.80

 Commercial
 34.33
 75.45
 0
 0
 13.73
 16.39
 0
 1
 0.00
 38.54
 0
 0
 68.66
 130.38

151.93 | 384.55 | 0 | 0 | 37.25 | 48.04 | 0 | 2 | 0.00 | 150.60 | 0 | 0 | 303.86 | 583.18 |

0.0 - 80 > 80.0

0 - 0

## Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Use Group	Building Type	Building Structure	No Of Residential Units	No Of Non-Residential Units	Floor Name	Floor Use	Floor SubUse	FSI Name	FSI Use	FSI SubUse
Resider						FIRST FLOOR PLAN  FIRST FLOOR PLAN  FIRST FLOOR PLAN  FIRST FLOOR PLAN  TYPICAL - 2& 3 Residential Apartment Bldg  Residential Apartment Bldg  Residential Apartment Bldg  Residential Apartment Bldg		AND PARKING FLOOR	Mercantile	Shop	Commercial FSI	Mercantile	Shop
							Residential FSI	Residential	Residential Apartment Bldg				
	Residential	Residential tial Apartment Bldg	Dwelling-3 (DW3)	-3	-		- 2& Residential Residential Residential Residen	- 2& 3 FLOOR	Residential	Apartment	Residential FSI	Residential	Residentia Apartment Bldg
								-	-	-			
								FOURTH FLOOR Residential Apartment FSI  Residential Apartment FSI	Residential FSI	Residential	Residentia Apartment Bldg		
								TERRACE FLOOR PLAN	Residential	Residential Apartment Bldg	-	-	-

CATCH PIT WITH FILTRATION MEDIA SIZE, 2.00 X 2.00 X 2.50 M PEA GRAVEL 300 MM GRAVEL 300 MM 300 MM DIA P.V.C. PIPE C.C. CHANNEL WITH C.I. ON TOP OF CHANNEL 450 MM DIA. BORE 200 MM DIA. STAINER PIPE 125 MM DIA. GRAVEL PACKING REQ. 1 NOS. PERCOLATION WELL PROV. 1 NOS. FOR BUILDING UNIT 500.00 SQ.MT. OR MORE AND UP TO 1500.00 SQ.MT. & PART THERE OF IT. NOTE :- STRUCTURE DESIGN AS PER STRUCTURAL ENGINEER. (THIS IS ONLY SKETCH PLAN)

• IT IS CERTIFIED THAT PLOT UNDER REFERENCE IS SURVEYED BY ME AND THE DIMENSIONS OF ALL SIDES OF PLOT AND PLOT AREA AS SHOWN IN PLAN ARE 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 MANHOLE IS VERIFIED BY ME ON SITE AND PREMISES CAN GATE DRAINAGE CONNECTION. IT IS CERTIFY THAT ACCORDING TO C.G.D.C.R.-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 C.G.D.C.R.-2017., THE STRUCTURE OF THE BUILDING IS DESIGN AS PER THE NORMS 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 OF C.G.D.C.R.-2017. PEDESTRIANS RAMP IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.1.14 OF • LIFT IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.12 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 EACH UNIT SHALL BE PROVIDED AT GROUND FLOOR LEVEL FOR EACH UNIT. WATER TANK FOR FIRE SAFETY REQUIREMENT PROVIDED AS PER FIRE PREVENTION AND FIRE SAFETY ACT 2016. 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

• 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 OF CLAUSE NO.13.7

ENTRANCE OF THE BUILDING IS PROVIDED AS PER THE 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 THE STRUCTURE DESIGNED OF BUILDING IS AS PER THE NORMS OF SPECIFIED IN THE INDIAN STANDARD AND NECESSARY ACTION SHALL BE TAKEN FOR THE STRUCTURAL SAFETY DURING CONSTRUCTION.

RAIN WATER STORAGE TANK AND RAIN WATER HARVESTING SYSTEM IS 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 CGDCR 2017
 TREE PLANTATION IS PROVIDED AS PER THE 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 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 CHAPTER NO.19 OF C.G.D.C.R.- 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 C.G.D.C.R.-2017 AND FIRE PREVENTION AND FIRE SAFETY 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 REFLECTIVE AND PROVIDED UPTO MAX OF 50% OF THE TOTAL SURFACE AREA OF EACH FACADE WITH THE PROVISION OF SAFETY RAILING UP TO SILL LEVEL AS PER CLAUSE NO. 13.13 OF C.G.D.C.R.-2017