RESIDENTIAL AFFORDABLE HOUSING PROJECT | 4th TO 14th FLOOR PLAN & STAIR CABIN | SHEET NO : 10/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM.BUILDING [RESI.AFFORDABLE HOUSING]
ON F.P.NO : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [O.P. NO.-34]
MOJE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD

SCALE : 1.00 CM : 1.00 MT | BLOCK - A+B+C

USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)

USE : RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)

SCHEDULE OF OPENING

DOOR	WINDOW	VENTILATOR
FRD: 1.57 X 2.54 SD : 1.50 X 2.54 D : 1.05 X 2.54 SD1 : 1.20 X 2.54 D1 : 0.90 X 2.54 SD2 : 1.05 X 2.54 D2 : 0.76 X 2.54	W : 2.13 X 1.94 W1 : 1.54 X 1.54 W2 : 0.90 X 1.94	MIN. 0.60 MT. SILL LEVEL WITH SAFETY GRILL V : 0.60 X 0.60

R.C.C STAIR DETAIL			COLOR NOTE
GROUND PLAN	1st TO 7th PLAN		PROP WORKS (----) BALCONY,WASH
1.50 MT WIDTH	1.50 MT WIDTH		PROP DRAINAGE (----) SPRINKLER
0.30 MT TREAD	0.30 MT TREAD		CARPET (----) APPROVED WORK
0.15 MT RISER	0.14 MT RISER		

BUILT UP AREA CALCULATION ON 3rd to 14th FLOOR PLAN

	18.94 X 28.18		1 NOS =	495.85 SQ.MT
	23.24 X 21.88		2 NOS =	1016.98 SQ.MT
			TOTAL =	1512.83 SQ.MT
LESS WORK :	(1)	0.22 X 2.15	12 NOS =	5.68 SQ.MT
	(2)	2.23 X 1.32	2 NOS =	5.89 SQ.MT
	(3)	1.54 X 4.66	1 NOS =	7.64 SQ.MT
	(4)	1.10 X 1.32	1 NOS =	1.45 SQ.MT
	(5)	6.18 X 0.90	1 NOS =	5.56 SQ.MT
	(6)	2.27 X 1.95	1 NOS =	4.43 SQ.MT
	(7)	1.66 X 2.26	1 NOS =	3.75 SQ.MT
	(8)	2.24 X 7.30	1 NOS =	16.35 SQ.MT
	(9)	1.10 X 1.32	1 NOS =	1.45 SQ.MT
	(10)	6.18 X 0.91	1 NOS =	5.62 SQ.MT
	(11)	2.23 X 3.00	4 NOS =	26.76 SQ.MT
	(12)	10.48 X 0.90	2 NOS =	18.86 SQ.MT
	(13)	0.37 X 1.32	4 NOS =	1.95 SQ.MT
	(14)	1.95 X 0.61	2 NOS =	2.38 SQ.MT
	(15)	4.20 X 2.19	2 NOS =	18.31 SQ.MT
	(16)	5.40 X 1.32	2 NOS =	14.26 SQ.MT
	(17)	10.48 X 0.91	2 NOS =	19.07 SQ.MT
			TOTAL =	159.41 SQ.MT
NET BUILT UP AREA ON 3rd TO 14th FL [1512.83-159.41]			=	1353.42 SQ.MT

BUILT UP AREA CALCULATION ON STAIR CABIN

12.80 X 4.66	1 NOS =	59.65 SQ.MT
0.61 X 2.49	1 NOS =	1.52 SQ.MT
4.80 X 15.96	2 NOS =	153.22 SQ.MT
0.61 X 2.56	2 NOS =	3.12 SQ.MT
	TOTAL =	217.51 SQ.MT

4th TO 14th FLOOR (RESIDENTIAL)

UNIT B.UP AREA TABLE & CARPET AREA TABLE

UNIT NO.	UNIT B.A. FSI AREA	CARPET AREA (RERA)	AREA (RERA) TABLE WASH AREA (RERA)	BALCONY AREA (RERA)
A-401 TO 1401	89.35	79.48	3.05	2.98
A-402 TO 1402	89.65	79.48	3.05	2.98
A-403 TO 1403	89.56	79.48	3.05	2.98
A-404 TO 1404	89.35	79.48	3.05	2.98
B-401 TO 1401	89.31	79.46	3.09	2.98
B-402 TO 1402	89.67	79.46	3.09	2.98
B-403 TO 1403	89.60	79.46	3.09	2.98
B-404 TO 1404	89.31	79.46	3.09	2.98
C-401 TO 1401	89.31	79.46	3.09	2.98
C-402 TO 1402	89.60	79.46	3.09	2.98
C-403 TO 1403	89.67	79.46	3.09	2.98
C-404 TO 1404	89.31	78.46	3.09	2.98
TOTAL	1073.69	953.60	36.92	35.76

FOR, UNITED BUILDCON
PARTNER
OWNER

રવિકુમાર હિરાભાઈ પ્રજાપતિ
૩૫, આમ્રપા વાસ, ચાર : ઉકમાપુરા ૨૬,
તા. કડોલ, જી. મહેસાણા.
Lic. No. : 001DV09122910630
DEVELOPER

KRUNAL K MISTRY (B.E. CIVIL)
CONSULTING CIVIL ENGINEER
117 DEVPATH, B/H LAL BUNGLOW
C.G.ROAD , NAVARANGPURA
ENG. LIC. NO. :- 001ERH01032600598
ENGINEER

Jayesh D. Desai
3D-1 LIC No. 001SE20022600340
98, Swami Akhasdanand Society,
Ghatlodiya, Ahmedabad
STRUCTURE ENGINEER

NIRBHAYKUMAR RAKESHBHAI RAMANI
CONSULTING CIVIL ENGINEER
B-601, VICTORIA HERITAGE,
NR. GANGOTRI CIRCLE, OPP. ANMOL FARM,
NIKOL, AHMEDABAD-382350.
AMC LIC : 001CW18022730631
C.O.W.

N.H.Prajapati
NARESH HANSAJI PRAJAPATI
511, Shailesh Chowk, Kachwada,
Raipur, Ahmedabad - 380 001.
SDR LIC NO. : 001SR07032610744
(Grade - 1)
S.G.R.

STAIRCABIN & TERRACE PLAN

4th TO 10th FLOOR PLAN (RESI.)

11th TO 14th FLOOR PLAN (RESI.)

SCRUTINIZE COPY
5994
No. 7 Dt. 21/3/23
TDO, BPSP, AMC

Final Plot boundary and allotment of final plot is Subject to Verification by Town Planning Officer

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

AUTHORITY

Ahmedabad Municipal Corporation
Zone: SOUTH WEST

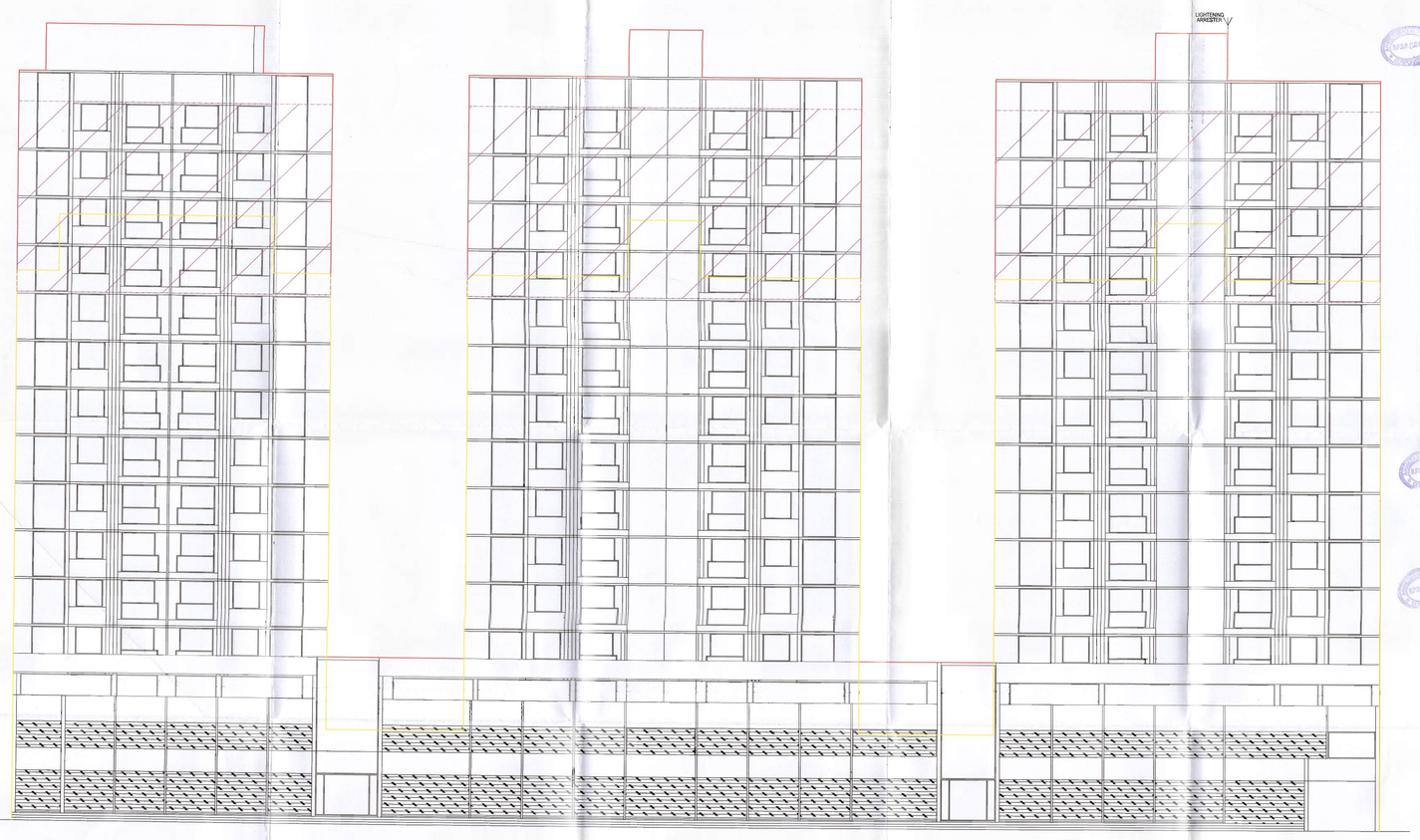
Case No. : BHNTISWZ/280322/CGDCRVIA/S918/R1/M1

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

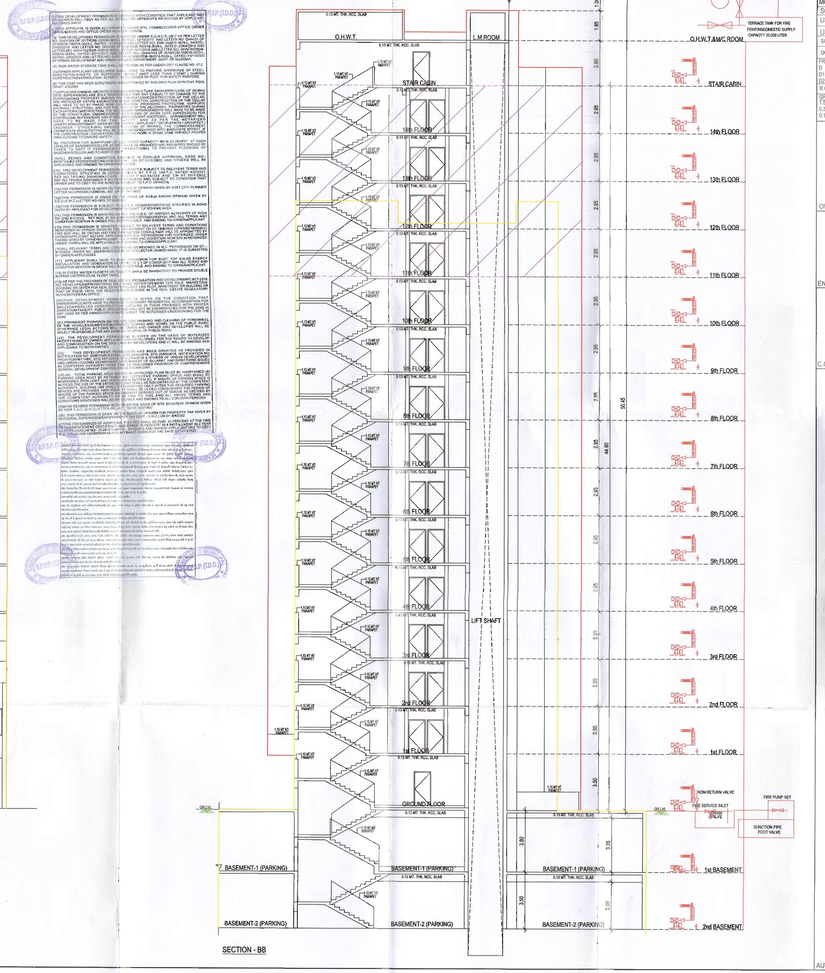
Raja Chitthi Number : 07656/280322/IA/S918/R1/M1

Date : 29/03/2023

T.D.O. (B.P.S.P.) | T.D. Inspector (B.P.S.P.) | Asst. T.D.O (B.P.S.P.)



FRONT ELEVATION



SECTION - BB

RESIDENTIAL AFFORDABLE HOUSING PROJECT | ELEVATION & SECTION | SHEET NO: 11/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM BUILDING [RES.AFFORDABLE HOUSING]

ON F.P.NO.: 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [O.P. NO.-34]

MOJE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD

SCALE : 1.00 CM = 1.00 MT [BLOCK - A+B+C]

USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)

USE :- RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)

SCHEDULE OF OPENING

DOOR		WINDOW		VENTILATOR	
TKD	1.57 X 2.54	SD : 1.80 X 2.54	W : 2.13 X 1.96 [MIN. 1.80 MT FROM 2ND LEVEL]	V :	0.60 X 0.60
D	1.05 X 2.54	SD1 : 1.20 X 2.54	W1 : 1.54 X 1.96		
D1	0.90 X 2.54	SD2 : 1.65 X 2.54	W2 : 0.90 X 1.96 [WITH SAFETY GRILL]		
D2	0.76 X 2.54				

R.C.C STAIR DETAIL

GOING	RISER
250 MT	WIDTH
0.25 MT	TREAD
0.15 MT	RISER

1st TO 7th PLAN: 1.50 MT WIDTH, 0.30 MT TREAD, 0.14 MT RISER

COLOR NOTE

- (——) PROP.WORK
- (——) PROP.DRAINAGE
- (——) CARPET
- (——) BALCONY.WASH
- (P) SPRINKLER
- (——) APPROVED WORK.

OWNER

FOR, UNITED BUILDCON

PARTNER

DEVELOPER

Jayesh D. Desai
SD-1 LIC No. GUJSE/2002/26634
89, Swami Akhandanand Society,
Ghatlodiya, Ahmedabad

STRUCTURE ENGINEER

ENGINEER

KIRUNAL K.MISTRY (B.E. CIVIL)
CONSULTING CIVIL ENGINEER
117 DEVPATH, BH.LAL BUNGLOW
C.G.ROAD, NAVRANGPURA
ENG. LIC. NO. :- GHSE/HB/01032/2002/656

C.O.W.

NARESH HANSAJ PRAJAPATI
911, Shailesh Chowk, Sarkhedi,
Raipur, Ahmedabad - 380 001.
SOR LIC NO. : AH-01/SOR/13010744
(Grade - 1)

S.O.R.

Final Plot boundary and reservation of land paid to Competent Authority vide Receipt No. dated Planning Officer

The commencement certificate is issued only to the extent of area for which the necessary land tenure is established and the boundaries of the land are demarcated to the satisfaction of the Competent Authority. The applicant will have to produce the necessary documents for the remaining area at the time of obtaining further development permission/ occupancy certificate in respect of the land under reference.

Ahmedabad Municipal Corporation

Case No : 01/NTS/WEZ/2023/21/CGDCR/VAS/S1/S1/M1

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

Raja Granth Number : 27/05/2023/23/A/S1/S1/M1

Date: 29/05/2023

T.O. Inspector (B.P.&P.)

Asst. T.D.O. (B.P.&P.)

AUTHORITY

1	PLOT AREA	6859.00
2	PERMISSIBLE FSI	12346.20
3	PERMISSIBLE CHARGEBLE FSI	6173.10
4	MAX. PERMISSIBLE F.S.I. (2+3)	18519.30
5	TOTAL UTILISED F.S.I	26706.43
6	UTILISED CHARGEBLE F.S.I. (5-2)	6173.10
7	MAX. PERMISSIBLE F.S.I. COMMERCIAL	2670.64
8	UTILISED T.D.R- F.S.I.	8187.13

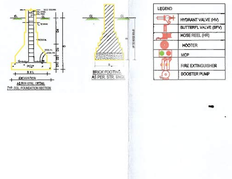
BLOCK	CONSUME F.S.I.			No. Of Com. Unit	RESIDENTIAL Dwelling Unit Up 50 sq.mt			RESIDENTIAL Dwelling Unit more then 50 sq. mt and up to 66 sq.mt			Dwelling Unit more then 66 sq.mt and up to 90 sq.mt			OTHER F.S.I.		COMM F.S.I.		
	COMM./ OTHER	RESI	TOTAL		No. Of Unit	F.S.I. AREA	% USED F.S.I.	No. Of Unit	F.S.I. AREA	% OF USED F.S.I.	No. Of Unit	F.S.I. AREA	% OF USED F.S.I.	USED F.S.I.	% OF USED F.S.I.	USED F.S.I.	% OF USED F.S.I.
A+B+C	2615.53	14046.18	16661.71	46	0	0.00	0.00	0	0.00	0.00	157	14046.18	100.00	0.00	0.00	2615.53	9.79
D	0.00	5022.36	5022.36	0	0	0.00	0.00	0	0.00	0.00	56	5022.36	100.00	0.00	0.00	0.00	0.00
E	0.00	5022.36	5022.36	0	0	0.00	0.00	0	0.00	0.00	56	5022.36	100.00	0.00	0.00	0.00	0.00
TOTAL	2615.53	24090.90	26706.43	46	0	0.00	0.00	0	0.00	0.00	269	24090.90	90.21	0.00	0.00	2615.53	9.79

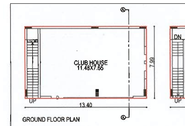
GRAND TOTAL DETAIL

Sr. No	Dwelling Unite Type	NO. OF Unit	Used F.S.I.	% USED F.S.I.	Chargeble F.S.I.
A	COMMERCIAL UNIT	46	2615.53	9.79	604.57
B	Up 50 sq.mt.	0	0.00	0.00	0.00
C	more then 50 and up to 66	0	0.00	0.00	0.00
D	more then 66 and up to 90	269	24090.9	90.21	5568.53
E	With. Aff. F.S.I. (40% slab)	0	0.00	0.00	0.00
	Grand Total	315	26706.43	100.00	6173.10

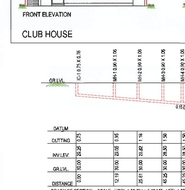


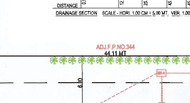
KEY PLAN
SCALE : 1.00 CM = 20.00 MT





CLUB HOUSE





NOTES:
- 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 OWNER/APPROVED RECORD.
- ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN MARGINAL SPACE AND MARGIN.
- THE DEPTH AND POSITION OF EXISTING MUNICIPAL MAIN VALVE IS VERIFIED BY ME ON SITE AND PREMISES CAN GET DRAINAGE CONNECTION.
- 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 DESIGNED AS PER THE NORMS OF THE INDIAN STANDARDS.
- DESIGN OF STAIRCASE AND RAILING IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.11.11 AND 13.13.10 OF C.G.D.C.R.-2017.
- PEDESTRIANS RAMP IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.11.14 OF C.G.D.C.R.-2017.
- 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. 13.20 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 C.G.D.C.R.-2017.
- DRINKING WATER FACILITY FOR DISABLED PERSONS IS PROVIDED AS PER CLAUSE NO. 13.6.2 OF C.G.D.C.R.-2017.
- DRAINAGE FACILITY IS PROVIDED AS PER THE CLAUSE NO. 13.19OF C.G.D.C.R.-2017.
- DRAINAGES OF THE BUILDING PREMISES IS TO BE PROVIDED AS PER THE PROVISION OF THE CLAUSE NO.13.7 OF C.G.D.C.R.-2017.
- 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 UNITS/FINAL PLOT AS PER THE PROVISION OF THE CLAUSE NO.13.1.3 OF C.G.D.C.R.-2017.
- THE STRUCTURAL DESIGN OF BUILDING IS AS PER 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 SHALL BE PROVIDED AS PER CLAUSE NO.17.2 OF C.G.D.C.R.-2017.
- GRAY 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 THE CLAUSE NO.17.4 OF C.G.D.C.R.-2017.
- SOLAR ASSISTED WATER HEATING SYSTEM SHALL BE PROVIDED AS PER 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 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 UP GRADATION OF BUILDING IS AS PER CHAPTER NO.19 OF C.G.D.C.R.-2017.
- MARKING, SPACES & BASEMENT SLAB SHALL HAVE LOAD BEARING CAPACITY OF 45 TONNES PER SQ.MT.
- TONNES PER SQ.MT. METER SHALL BE PROVIDED AS PER CHAPTER NO.14 OF C.G.D.C.R.-2017 AND FIRE PREVENTION AND FIRE SAFETY ACT-2016.
- THE GLAZED SURFACE AREA OF THE EXTERNAL FACADE SHALL BE NON REFLECTIVE 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 CLAUSE NO.13.13 OF C.G.D.C.R.-2017.
- ROOF TOP SOLAR PV INSTALLATIONS AND GENERATION AS PER C.G.D.C.R.-2017 CLAUSE 13.5.1, TABLE NO.13.3

THE BASIC REQUIREMENTS FOR FIRE (SAFETY AND PREVENTIVE) PROTECTION OF HIGHRISE BUILDING IN RMC AND ADDA AREA

1. HYDRANT SYSTEM
ON/OFF switches located near the hose or hydrant outlet, at each floor for the main Fire Pump at the ground floor level with a pump capacity to discharge 1500lms per minute at 3 bar pressure at the farthest hose reel in the building.
The Riser for the buildings exceeding 45 meters and above 45 meters height should not be of less than 150 mm. internal diameter. The riser should be connected to the bottom of the terrace tank with a stop valve and a NRV to act as a Down-comer.
Over 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 fitting at each floor level. Each floor should have one hydrant outlet with a coupling for attaching a 63 mm dia. hose during 20mm.80mm Hose-reel hose with 6 mm. SS. Shut-off nozzle at each floor landing. The length of the hose reel hose should be taken as sum total of the Riser. Hose-box with 15 meters long SS mm. Dia. hose and 12.5 mm. bore nozzle at alternate floors. The Hose-reel hose should be coupled to the RMLE.
Pre-connected pumps installed at a point near the entry to the premises where a fire service vehicle can approach easily.
Static water storage tank (part comprising of) 45 mm dia size Zone 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 litres. The underground tank shall be of not less than 1, 00,000 litres.
2. FIRE LIFT
The Fire Lift and all the lifts should have a provision to ground 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 two or 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 it prevents that lift well getting smoke logged.
3. FIRE ALARM
The Fire alarm panel to be installed at each floor with sounders capable of being hard 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.
If the building 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 Rise/Riser Corridor should be located in the staircase or close to it in order to make it easily accessible in case of fire from the floor below.
6.SPRINKLERS
In basement of 200sq. Metres or more should be protected with Automatic Sprinkler system with at least one sprinkler head for entrail Car parking system.
Additionally be provided by hydrant outlet and two 25 mm bore hose-reel hoses with 6 mm bore nozzles at each basement level.
7. LIGHTNING ARRESTER
A lightening arrester should also be installed and be properly earthed to prevent damage to the building from the lightening strikes.
8. PHOTO LUMINESCENT (GLOW) SIGNAGES
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 glowing)signs should be displayed at each floor / landing / pathway / dead - end and along all exit roots leading to the ground level. The signage should indicate fire fighting , fire safety , fire & exit other safety equipment 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
The electric supply to the Fire-Safety System, Pumps, Lifts, Staircase, Lobby system and fire lift should be made available from the main electrical supply (i.e. from Electrical power supply to the fire Protection & safety of the compared) 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.

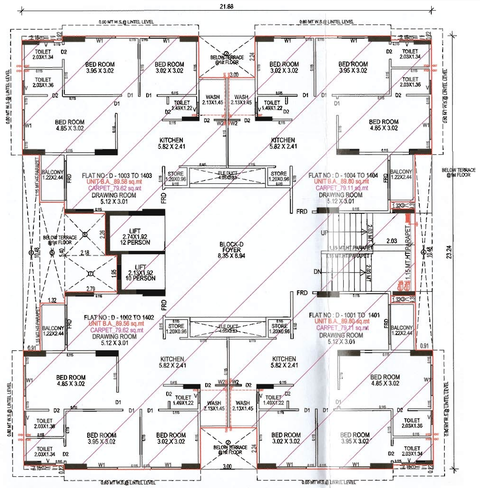
AREA TABLE	APPROVED			REVISED			APPROVED	REVISED	APPROVED	REVISED	APPROVED		REVISED		
BUILT UP AREA TABLE	BLOCK-A+B+C			BLOCK-A+B+C			BLOCK-D	BLOCK-D	BLOCK-E	BLOCK-E	TOTAL		TOTAL		
	COMMERCIAL	RESIDENCE	TOTAL	COMMERCIAL	RESIDENCE	TOTAL	RESIDENCE	RESIDENCE	RESIDENCE	RESIDENCE	COMM.	TOTAL	COMM.	TOTAL	
BUILT UP AREA ON BASEMENT-2	—	5621.50	5621.50	—	5621.50	5621.50	—	—	—	—	—	5621.50	5621.50	—	5621.50	5621.50
BUILT UP AREA ON BASEMENT-1	—	5621.50	5621.50	—	5580.97	5580.97	—	—	—	—	—	5621.50	5621.50	—	5580.97	5580.97
BUILT UP AREA ON GROUND FLOOR	1146.94	874.93	2021.87	1149.24	859.73	1988.97	506.49	502.82	501.49	502.82	1146.94	1881.91	3038.85	1149.24	1845.37	2994.61
BUILT UP AREA ON 1st FLOOR	671.94	816.83	1488.77	1118.52	775.29	1893.81	453.87	455.61	453.87	455.61	671.94	1724.57	2396.51	1118.52	1696.51	2815.03
BUILT UP AREA ON 2nd FLOOR	—	1353.35	1353.35	613.16	691.78	1304.94	453.87	455.61	453.87	455.61	—	2261.09	2261.09	613.16	1803.00	2416.16
BUILT UP AREA ON 3rd FLOOR	—	1353.35	1353.35	—	1353.42	1353.42	453.87	455.61	453.87	455.61	—	2261.09	2261.09	—	2264.64	2264.64
BUILT UP AREA ON 4th FLOOR	—	1353.35	1353.35	—	1353.42	1353.42	453.87	455.61	453.87	455.61	—	2261.09	2261.09	—	2264.64	2264.64
BUILT UP AREA ON 5th FLOOR	—	1353.35	1353.35	—	1353.42	1353.42	453.87	455.61	453.87	455.61	—	2261.09	2261.09	—	2264.64	2264.64
BUILT UP AREA ON 6th FLOOR	—	1353.35	1353.35	—	1353.42	1353.42	453.87	455.61	453.87	455.61	—	2261.09	2261.09	—	2264.64	2264.64
BUILT UP AREA ON 7th FLOOR	—	1353.35	1353.35	—	1353.42	1353.42	453.87	455.61	453.87	455.61	—	2261.09	2261.09	—	2264.64	2264.64
BUILT UP AREA ON 8th FLOOR	—	1353.35	1353.35	—	1353.42	1353.42	453.87	455.61	453.87	455.61	—	2261.09	2261.09	—	2264.64	2264.64
BUILT UP AREA ON 9th FLOOR	—	1353.35	1353.35	—	1353.42	1353.42	453.87	455.61	453.87	455.61	—	2261.09	2261.09	—	2264.64	2264.64
BUILT UP AREA ON 10th FLOOR	—	1353.35	1353.35	—	1353.42	1353.42	—	455.61	—	455.61	—	1353.35	1353.35	—	2264.64	2264.64
BUILT UP AREA ON 11th FLOOR	—	—	—	—	1353.42	1353.42	—	455.61	—	455.61	—	—	—	—	2264.64	2264.64
BUILT UP AREA ON 12th FLOOR	—	—	—	—	1353.42	1353.42	—	455.61	—	455.61	—	—	—	—	2264.64	2264.64
BUILT UP AREA ON 13th FLOOR	—	—	—	—	1353.42	1353.42	—	455.61	—	455.61	—	—	—	—	2264.64	2264.64
BUILT UP AREA ON 14th FLOOR	—	—	—	—	1353.42	1353.42	—	455.61	—	455.61	—	—	—	—	2264.64	2264.64
BUILT UP AREA ON STAIR CABIN	—	232.70	232.70	—	217.51	217.51	80.66	82.17	80.66	82.17	—	394.02	394.02	—	381.85	381.85
BUILT UP AREA ON CHHATA (MUMTY)	—	120.42	120.42	—	—	—	39.02	—	39.02	—	—	198.46	198.46	—	—	—
BUILT UP AREA ON CLUB HOUSE	—	231.60	231.60	—	214.14	214.14	—	—	—	—	—	231.60	231.60	—	214.14	214.14
TOTAL BUILT UP AREA	1818.88	25699.93	27518.81	2880.92	30381.96	33262.88	4713.00	6963.53	4713.00	6963.53	1818.88	38125.93	39944.81	2880.92	44309.02	47189.94
F.S.I. AREA TABLE	BLOCK-A+B+C			BLOCK-A+B+C			BLOCK-D	BLOCK-D	BLOCK-E	BLOCK-E	TOTAL		TOTAL		
	COMMERCIAL	RESIDENCE	TOTAL	COMMERCIAL	RESIDENCE	TOTAL	RESIDENCE	RESIDENCE	RESIDENCE	RESIDENCE	COMM.	TOTAL	COMM.	TOTAL	
F.S.I. AREA ON GROUND FLOOR	1058.82	—	1058.82	1062.25	—	1062.25	—	—	—	—	1058.82	—	1062.25	—	1062.25	
F.S.I. AREA ON 1st FLOOR	550.79	538.97	1129.76	1026.56	536.15	1562.71	358.64	358.74	358.64	358.74	550.79	1256.25	1847.04	1026.56	1253.63	2280.19
F.S.I. AREA ON 2nd FLOOR	—	1077.86	1077.86	528.72	625.75	1152.47	358.64	358.74	358.64	358.74	—	1795.14	1795.14	528.72	1343.23	1869.95
F.S.I. AREA ON 3rd FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
F.S.I. AREA ON 4th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
F.S.I. AREA ON 5th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
F.S.I. AREA ON 6th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
F.S.I. AREA ON 7th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
F.S.I. AREA ON 8th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
F.S.I. AREA ON 9th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
F.S.I. AREA ON 10th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	—	358.74	—	358.74	—	1077.86	1077.86	—	1791.17	1791.17
F.S.I. AREA ON 11th FLOOR	—	—	—	—	1073.69	1073.69	—	358.74	—	358.74	—	—	—	—	1791.17	1791.17
F.S.I. AREA ON 12th FLOOR	—	—	—	—	1073.69	1073.69	—	358.74	—	358.74	—	—	—	—	1791.17	1791.17
F.S.I. AREA ON 13th FLOOR	—	—	—	—	1073.69	1073.69	—	358.74	—	358.74	—	—	—	—	1791.17	1791.17
F.S.I. AREA ON 14th FLOOR	—	—	—	—	1073.69	1073.69	—	358.74	—	358.74	—	—	—	—	1791.17	1791.17
TOTAL UTILISED F.S.I. AREA	1649.61	10239.71	11889.32	2617.53	14046.18	16661.71	3227.76	5022.36	3227.76	5022.36	1649.61	16695.23	18344.84	2615.53	24090.90	26706.43
FLOOR AREA TABLE	BLOCK-A+B+C			BLOCK-A+B+C			BLOCK-D	BLOCK-D	BLOCK-E	BLOCK-E	TOTAL		TOTAL		
	COMMERCIAL	RESIDENCE	TOTAL	COMMERCIAL	RESIDENCE	TOTAL	RESIDENCE	RESIDENCE	RESIDENCE	RESIDENCE	COMM.	TOTAL	COMM.	TOTAL	
GROUND FLOOR	—	—	1058.82	1062.25	—	1062.25	—	—	—	—	1058.82	—	1058.82	1062.25	—	1062.25
1st FLOOR	550.79	538.97	1129.76	1026.56	536.15	1562.71	358.64	358.74	358.64	358.74	550.79	1256.25	1847.04	1026.56	1253.63	2280.19
2nd FLOOR	—	1077.86	1077.86	528.72	625.75	1152.47	358.64	358.74	358.64	358.74	—	1795.14	1795.14	528.72	1343.23	1869.95
3rd FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
4th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
5th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
6th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
7th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
8th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
9th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	358.64	358.74	358.64	358.74	—	1795.14	1795.14	—	1791.17	1791.17
10th FLOOR	—	1077.86	1077.86	—	1073.69	1073.69	—	358.74	—	358.74	—	1077.86	1077.86	—	1791.17	1791.17
11th FLOOR	—	—	—	—	1073.69	1073.69	—	358.74	—	358.74	—	—	—	—	1791.17	1791.17
12th FLOOR	—	—	—	—	1073.69	1073.69	—	358.74	—	358.74	—	—	—	—	1791.17	1791.17
13th FLOOR	—	—	—	—	1073.69	1073.69	—	358.74	—	358.74	—	—	—	—	1791.17	1791.17
14th FLOOR	—	—	—	—	1073.69	1073.69	—	358.74	—	358.74	—	—	—	—	1791.17	1791.17
TOTAL FLOOR AREA	1649.61	10239.71	11888.32	2615.53	14046.18	16661.71	3227.76	5022.36	3227.76	5022.36	1649.61	16695.23	18344.84	2615.53	24090.90	26706.43
EQ.TENAMENT TABLE	BLOCK-A+B+C			BLOCK-A+B+C			BLOCK-D	BLOCK-D	BLOCK-E	BLOCK-E	TOTAL		TOTAL		
	COMMERCIAL	RESIDENCE	TOTAL	COMMERCIAL	RESIDENCE	TOTAL	RESIDENCE	RESIDENCE	RESIDENCE	RESIDENCE	COMM.	TOTAL	COMM.	TOTAL	
GROUND FLOOR	20	—	20	20	—	20	—	—	—	—	20	—	20	20	—	20
1st FLOOR	04	06	10	22	06	28	04	04	04	04	04	14	18	22	14	36
2nd FLOOR	—	12	12	—	07	11	04	04	04	04	—	20	20	—	15	19
3rd FLOOR	—	12	12	—	12	12	04	04	04	04	—	20	20	—	20	20
4th FLOOR	—	12	12	—	12	12	04	04	04	04	—	20	20	—	20	20
5th FLOOR	—	12	12	—	12	12	04	04	04	04	—	20	20	—	20	20
6th FLOOR	—	12	12	—	12	12	04	04	04	04	—	20	20	—	20	20
7th FLOOR	—	12	12	—	12	12	04	04	04	04	—	20	20	—	20	20
8th FLOOR	—	12	12	—	12	12	04	04	04	04	—	20	20	—	20	20
9th FLOOR	—	12	12	—	12	12	04	04	04	04	—	20	20	—	20	20
10th FLOOR	—	12	12	—	12	12	—	04	—	04	—	12	12	—	20	20
11th FLOOR	—	—	—	—	12	12	—	04	—	04	—	—	—	—	20	20
12th FLOOR	—	—	—	—	12	12	—	04	—	04	—	—	—	—	20	20
13th FLOOR	—	—	—	—	12	12	—	04	—	04	—	—	—	—	20	20
14th FLOOR	—	—	—	—	12	12	—	04	—	04	—	—	—	—	20	20
TOTAL	24	114	24/114	46	157	46/157	36	56	36	56	24	188	24/188	46	269	46/269
USE AREA TABLE	BLOCK-A+B+C			BLOCK-A+B+C			BLOCK-D	BLOCK-D	BLOCK-E	BLOCK-E	TOTAL		TOTAL		
	COMMERCIAL	RESIDENCE	TOTAL	COMMERCIAL	RESIDENCE	TOTAL	RESIDENCE	RESIDENCE	RESIDENCE	RESIDENCE	RES+COMM.		RES+COMM.		
BASEMENT-2	—	PARKING	PARKING	—	PARKING	PARKING	—	—	—	—	—	PARKING		PARKING		
BASEMENT-1	—	PARKING	PARKING	—	PARKING	PARKING	—	—	—	—	—	PARKING		PARKING		
GROUND FLOOR	SHOP	H.P.PARK	PARKING	SHOP	H.P.PARK	PARKING	H.P.PARK	H.P.PARK	H.P.PARK	H.P.PARK	SHOP	H.P.PARK	PARKING	SHOP	H.P.PARK	PARKING
1st FLOOR	OFFICE	RESI.	OFC.+RESI	SHOP	RESI.	SHOP+RESI	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	SHOP+ RESI	RESI.	RESI.	SHOP+ RESI
2nd FLOOR	—	RESI.	RESI.	OFFICE	RESI.	SHOP+RESI	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	OFFICE	RESI.	SHOP+ RESI
3rd FLOOR	—	RESI.	RESI.	—	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	—	RESI.	RESI.
4th FLOOR	—	RESI.	RESI.	—	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	—	RESI.	RESI.
5th FLOOR	—	RESI.	RESI.	—	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	—	RESI.	RESI.
6th FLOOR	—	RESI.	RESI.	—	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	—	RESI.	RESI.
7th FLOOR	—	RESI.	RESI.	—	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	—	RESI.	RESI.
8th FLOOR	—	RESI.	RESI.	—	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	—	RESI.	RESI.
9th FLOOR	—	RESI.	RESI.	—	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	RESI.	—	RESI.	RESI.
10th FLOOR	—	RESI.	RESI.	—	RESI.	RESI.	—	RESI.	—	RESI.	—	RESI.	RESI.	—	RESI.	RESI.
11th FLOOR	—	—	—	—	RESI.	RESI.	—	RESI.	—	RESI.	—	RESI.	RESI.	—	RESI.	RESI.
12th FLOOR	—	—	—	—	RESI.	RESI.	—	RESI.	—	RESI.	—	RESI.	RESI.	—	RESI.	RESI.
13th FLOOR	—	—	—	—	RESI.	RESI.	—	RESI.	—	RESI.	—	RESI.	RESI.	—	RESI.	RESI.
14th FLOOR	SHOP	RESI.	RESI.	SHOP	PARK.+RESI.	PARK.+ RESI.	—	RESI.	—	RESI.	—	RESI.	SHOP+RESI+ PARKING	—	RESI.	SHOP+RESI+ PARKING

Details of slum Re development Plot	Right of TDR FSI (sq.mts) of slum Re development from slum Developer to the transferee	Recipient plot where proposed TDR to be used	Jantry rate of recipient plot (Rs. Per sq.mts)	Actual T.D.R. F.S.I. Available to Recipient plot (propasenate as per jantry)	TDR FSI Proved in recipient plot	REMARK
TP NO.: 28 MAVDI VADAJ PAKI, FP NO.:33 MAVDI,OT, TIDOL #3+ 4+5+6+7+8+9 RAMAPIR NO.TEKRO SECTOR:- C URBAN PARK PLOT:-5, NEW VADAJ	5,32,25,575/-	TP3 NO :3 GHUMA FP NO. :-36 MOJE- GHUMA REVENUE SURVEY NO. :-559	6500/- Rs per sq.mts	5,32,25,575/- 6500/- = 8188.55 sq.mts	8188.55 sq.mts	B.U. PERMISSION IS NOT GIVEN

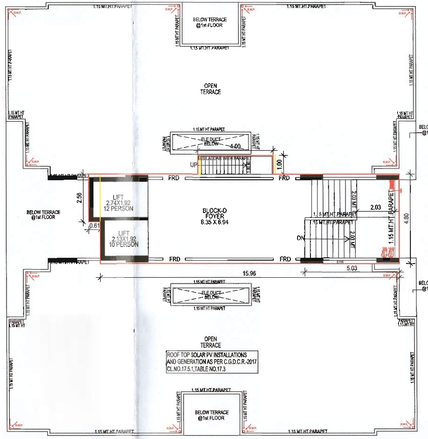
THIS DEVELOPMENT PERMISSION WITH T.D.R. F.S.I. IS GIVEN WITH SUBJECT TO CONDITION THAT, THE CONSTRUCTION OF T.D.R. F.S.I. 8188.55 SQ.MT. FROM SLUM PLOT TP3 NO :28 MAVDI VADAJ PAKI, FP NO. :-33+34+35+36,37+38,39+40, 41+42+43+44+45+46+47+48+49+50+51+52+53 RAMAPIR NO.TEKRO SECTOR:- C, URBAN PARK, PLOT:-C, NEW VADAJ, PURPOSE HATCH SHALL BE CARRIED OUT AFTER GETTING B.U. PERMISSION OF SLUM PLOT.

RESIDENTIAL AFFORDABLE HOUSING PROJECT	SHEET NO : 1/15
LAYOUT PLAN SHOWING REVISED RESI.+COMM BUILDING (RESI.AFFORDABLE HOUSING) ON F.P.NO. : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [O.P. NO.-34] MOJE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD	
SCALE : 1.00 CM : 2.00 MT	LAYOUT PLAN
USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)	
USE :- RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)	
COLOUR NOTE	
( ) PROP WORK ( ) PLOT BOUNDARY ( ) APPROVED WORK	
( ) PROP DRAINAGE ( ) TREE	
( ) ROAD ( ) CONTAINER BIN	
( ) SPRINKLER ( ) PERCOLATING WELL	

AREA TABLE	IN SQ.MT.
PLOT AREA OF F.P NO : 34	6859.00
REQUIRED COMMON PLOT AREA @ 10 % (6859.00 X0.10)	685.90
PROVIDED COMMON PLOT AREA	777.56
PERMISSIBLE F.S.I AREA @ 1 : 1.8	12346.20
CHARGEABLE F.S.I. AREA AS PER BASE ZONE 1 : 0.9	6173.10
TOTAL PERMISSIBLE F.S.I. AREA @ 2.7	18519.30



10th TO 14th FLOOR PLAN



STAIRCABIN & TERRACE PLAN

LIFT CALCULATION		
NO. OF UNIT 3rd FL to 7th FL	NO. OF LIFT REQ.	PROVIDED NO. OF LIFT
48 UNITS	48 / 30 =1.6 SAY 2 (CXB PER.= 12 PER.)	1 NOS OF 12 PERSON 1 NOS OF 10 PERSON

1st TO 14th FLOOR (RESIDENTIAL)
UNIT B.UP AREA TABLE & CARPET AREA (RERA) TABLE

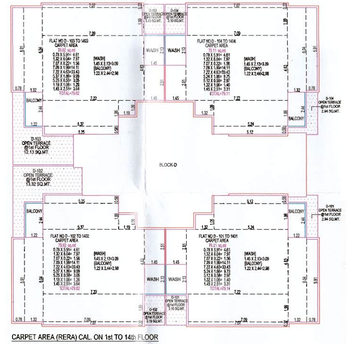
UNIT NO.	UNIT B.A.	CARPET AREA (RERA)	WASH AREA (RERA)	BALCONY AREA (RERA)	OPEN TERRACE @1st FLOOR (RERA)	
D-101 TO 1401	89.80	79.11	3.09	2.98	3.10+	2.98= 6.04
D-102 TO 1402	88.58	79.62	3.09	2.98	3.10+13.64	16.74= 16.42
D-103 TO 1403	89.58	79.62	3.09	2.98	3.10+12.19	15.29= 15.23
D-104 TO 1404	89.80	79.11	3.09	2.98	3.10+	2.98= 6.04
TOTAL	358.74	317.46	12.36	11.92		43.73

AREA TABLE	REVISED/ APPROVED	REVISED/ APPROVED	APPROVED	REVISED	APPROVED	REVISED	APPROVED	REVISED
FLOOR	USE	UNIT	FLOOR AREA	FLOOR AREA	F.S.I AREA	F.S.I AREA	B.UP AREA	B.UP AREA
GROUND	PARK	---	---	---	---	---	508.49	502.82
1st	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
2nd	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
3rd	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
4th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
5th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
6th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
7th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
8th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
9th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
10th	RESI.	04	---	358.74	---	358.74	---	455.61
11th	RESI.	04	---	358.74	---	358.74	---	455.61
12th	RESI.	04	---	358.74	---	358.74	---	455.61
13th	RESI.	04	---	358.74	---	358.74	---	455.61
14th	RESI.	04	---	358.74	---	358.74	---	455.61
STAIR CABIN	---	---	---	---	---	---	80.65	82.17
LIFT ROOM +O.H.W.T.	---	---	---	---	---	---	39.02	---
TOTAL	RESI.	56	3227.76	5022.36	3227.76	5022.36	4713.00	6963.53

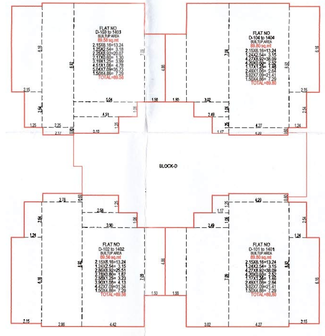
BUILT UP AREA CALCULATION ON GROUND FLOOR PLAN						
LESS WORK :	(1)	0.22	X 2.15	X 4 NOS	=	508.49 SQ.MT
	(2)	0.90	X 4.20	X 1 NOS	=	1.89 SQ.MT
					=	3.78 SQ.MT
				TOTAL	=	5.67 SQ.MT
NET BUILT UP AREA ON GROUND FLOOR					=	502.82 SQ.MT

BUILT UP AREA CALCULATION ON 1st TO 14th FLOOR PLAN						
		21.88	X 23.24	X 1 NOS	=	508.49 SQ.MT
LESS WORK :	(1)	0.22	X 2.15	X 4 NOS	=	1.89 SQ.MT
	(2)	3.00	X 2.24	X 2 NOS	=	13.44 SQ.MT
	(3)	0.37	X 1.37	X 2 NOS	=	1.01 SQ.MT
	(4)	0.91	X 10.40	X 2 NOS	=	19.07 SQ.MT
	(5)	1.52	X 5.40	X 1 NOS	=	7.13 SQ.MT
	(6)	2.18	X 2.20	X 1 NOS	=	4.93 SQ.MT
	(7)	2.79	X 1.91	X 1 NOS	=	5.44 SQ.MT
				TOTAL	=	52.89 SQ.MT
NET BUILT UP AREA ON GROUND FLOOR					=	455.61 SQ.MT

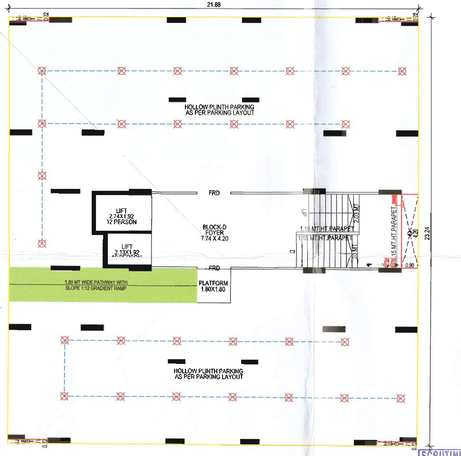
BUILT UP AREA CALCULATION ON STAIR CABIN						
	4.80	X 15.91	X 1 NOS	=	76.61 SQ.MT	
	0.61	X 2.55	X 1 NOS	=	1.55 SQ.MT	
	4.00	X 1.01	X 1 NOS	=	4.03 SQ.MT	
			TOTAL	=	82.17 SQ.MT	



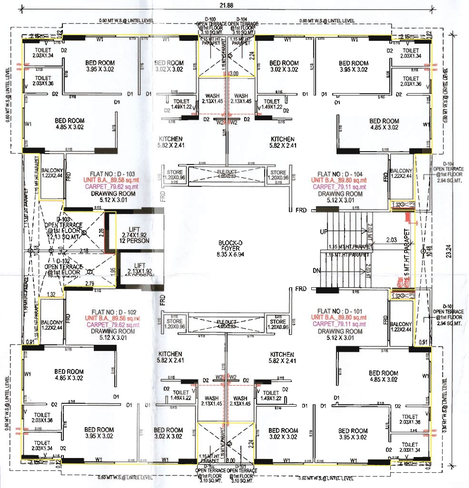
CARPET AREA (RERA) CAL. ON 1st TO 14th FLOOR



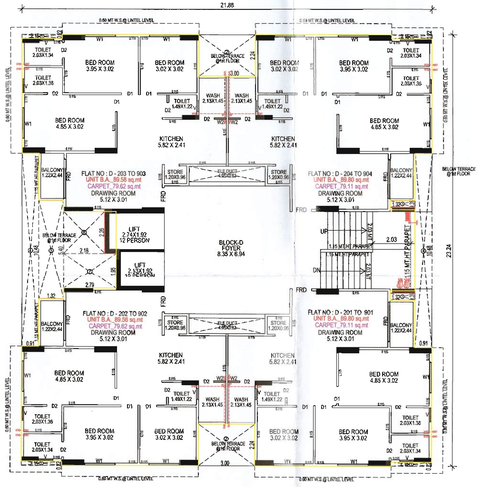
UNIT WISE BUILT UP AREA CAL. ON 1st TO 14th FLOOR



GROUND FLOOR PLAN (HOLLOW PLINTH)



1st FLOOR PLAN



2nd TO 9th FLOOR PLAN

RESIDENTIAL AFFORDABLE HOUSING PROJECT | FLOOR PLAN | SHEET NO : 12/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM.BUILDING (RESI.AFFORDABLE HOUSING)
ON F.P.NO : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [O.P. NO.-34]
MOJE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD
SCALE : 1.00 CM = 1.00 MT | BLOCK - D
USE:ZONE AS PER ROP-2021 : - RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)
USE : RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)

SCHEDULE OF OPENING

DOOR	WINDOW	VENTILATOR
FRD : 1.97 X 2.54	W : 2.13 X 1.94	V : 0.60 X 0.60
D : 1.00 X 2.54	W1 : 1.54 X 1.94	
D1 : 0.90 X 2.54	W2 : 0.90 X 1.94	
D2 : 0.75 X 2.54		

R.C.C STAIR DETAIL

250% NEPLAN	1st TO 7th FLAN
1.50 MT WIDTH	1.20 MT WIDTH
0.30 MT TREAD	0.30 MT TREAD
0.15 MT RISER	0.14 MT RISER

COLOR NOTE

PROP WORK	BALCONY,WASH
PROP DRAINAGE	SPRINKLER
CARPET	APPROVED WORK

FOR, UNITED BUILDCON
PARTNER
OWNER

રાજેશ ડી. દેસાઈ
૩૫, માનસ વાસ, પ્લોટ : ૪૩૯૫/૨૬૫૬,
સી. સર્વે નં. ૪૩૯૫/૨,
Lic. No. : GOIDV/22/22010630
DEVELOPER

KRUNAL K METRY BLE (CIVIL)
CONSULTING CIVIL ENGINEER
117 DEVPATH, BIH LAL BUNGLOW
C.G.ROAD , NAVARANGPURA
ENG. LIC. NO. > GOIER/H/01032600598
ENGINEER

Jayesh D. Desai
SD-1 LIC No. GOI/SE/2022/905349
89, Swami Akhandanand Society,
Ghatlodiya, Ahmedabad
STRUCTURE ENGINEER

NIRMAYKUMAR NARESHBHAI RAMANI
CONSULTING CIVIL ENGINEER
B-601, VICTORIA HERITAGE,
NR. GANGOTRI CIRCLE, OPP. AMMOL mills,
NIKOL, AHMEDABAD-382350.
AMC LIC : 0010/81000301/0001
C.O.W.

N.H.Prajapati
NARESH HANSAJI PRAJAPATI
011, Shailesh Chowk, Rachowda,
Rakhial, Ahmedabad - 380 001.
SOR LIC NO. : 0010/SE/07020/10744
(Grade - I)
S.O.R.

First Plot boundary and alignment of Road is Subject to Verification by Town Planning Officer

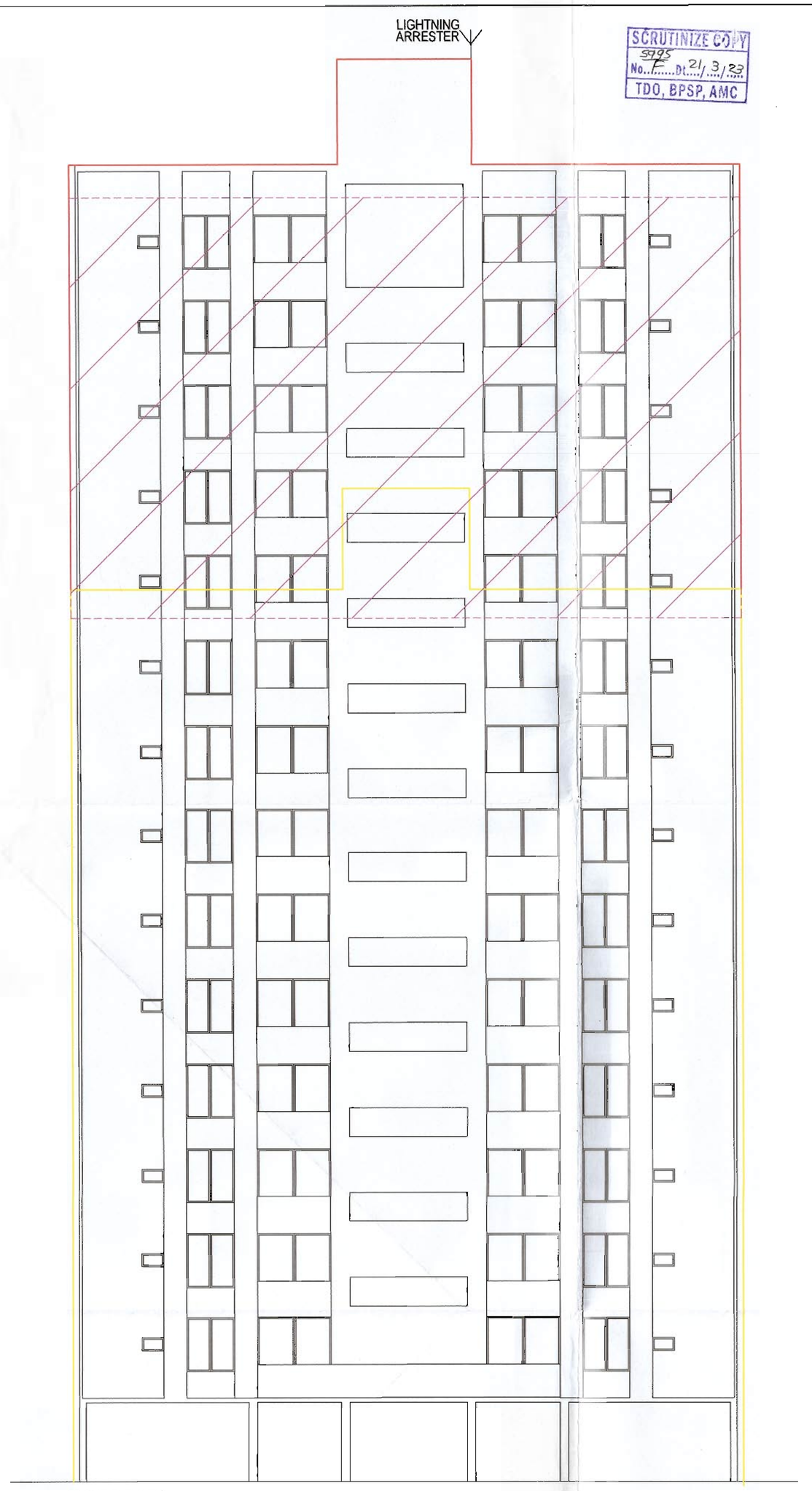
The permission is valid only Till the DP/TPS Road is prepared and formed and the permission shall stand revoked as soon as there is change in DP/TPS with reference to the land under reference.

SCRUTINIZE COPY
5995
No. I dt. 21/3/23
TDO, BPSP, AMC

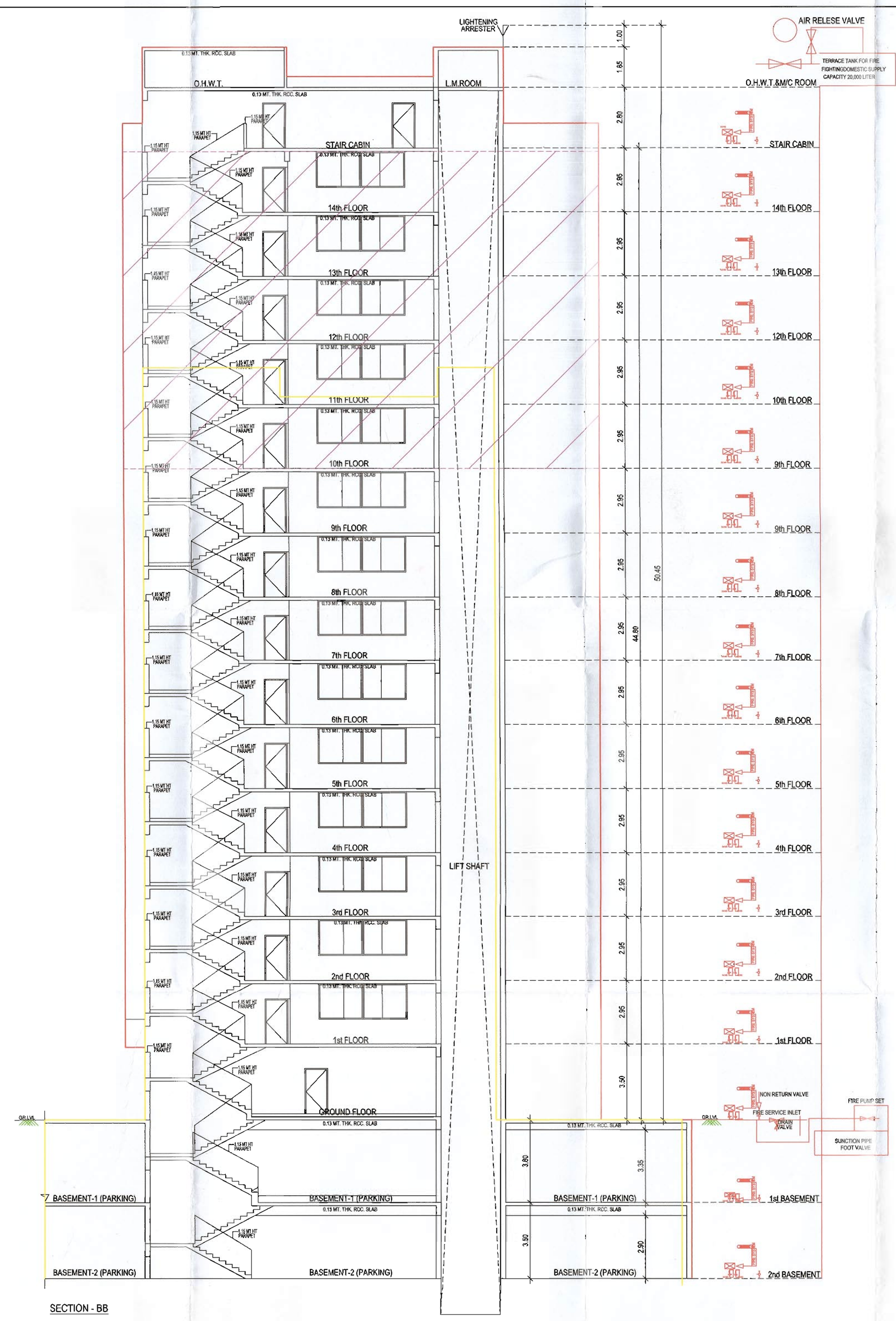
Ahmedabad Municipal Corporation
Zone: SOUTH WEST
Case No. : BH/NTS/SWZ/2903/23/CGDCR/VALID/15/01/M1
Plan Approved as per terms and condition mentioned in the Commencement Certificate
Valid Upto
Date : 23/03/2023

AUTHORITY
T.P. I/c Inspector (P.S.P.)
T.D. Inspector (B.P.S.P.)
Asst. T.D.O. (S.P.S.P.)

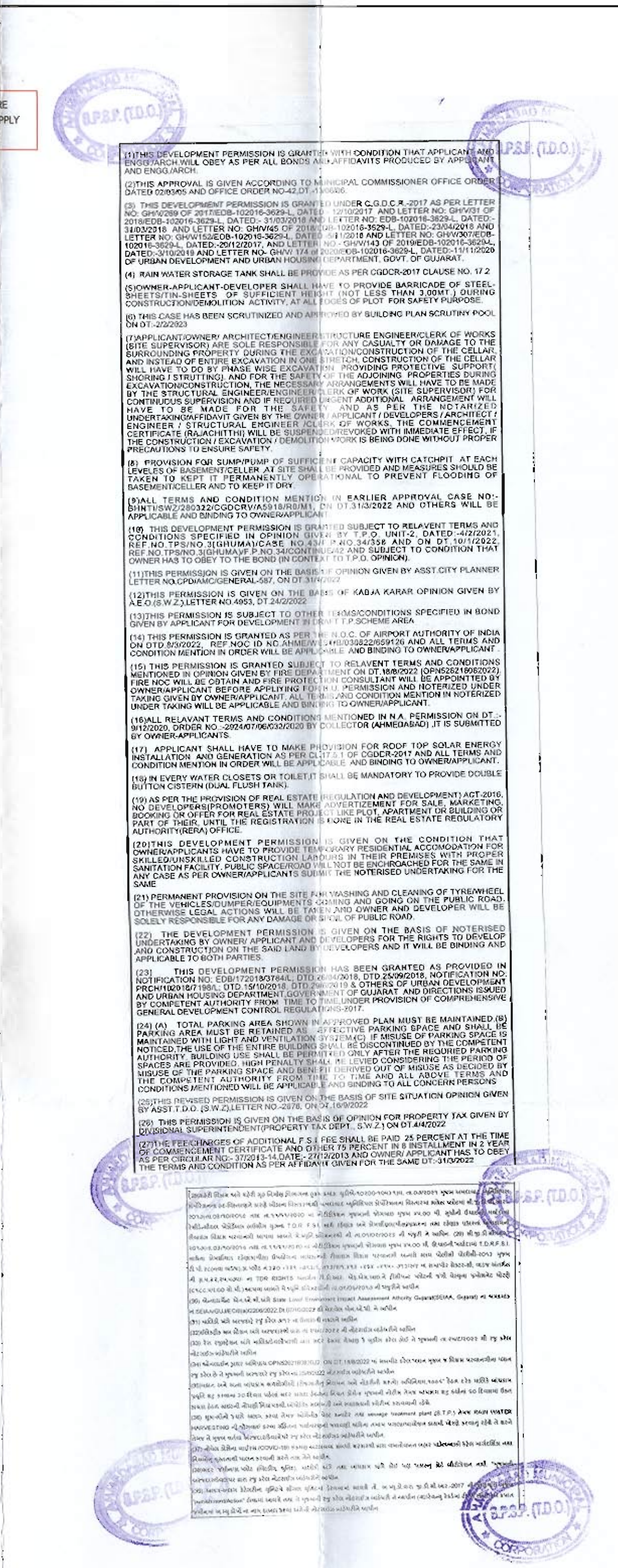
SCRUTINIZE COPY
5795
No. F...n1 21/3/23
TDO, BPSP, AMC



FRONT ELEVATION

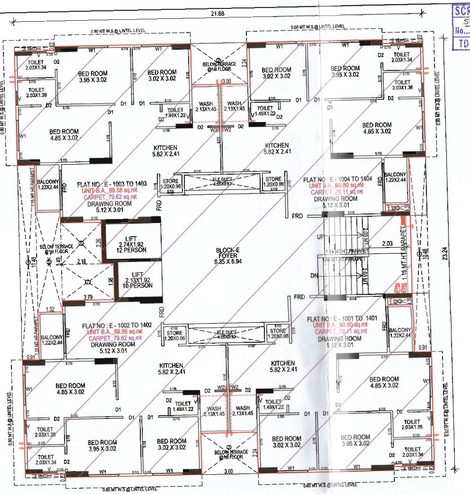


SECTION - BB

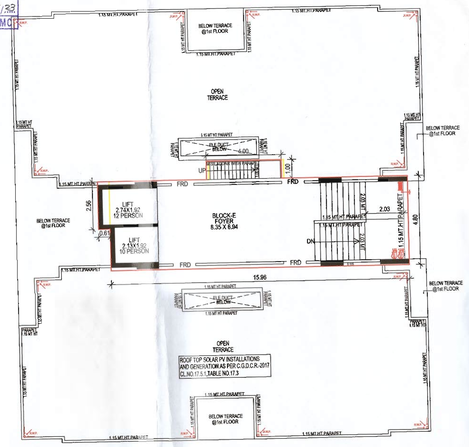


(1)THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND OWNER SHALL COMPLY AND OBEY AS PER ALL BONDS ALREADY EXISTS PROCESSED BY APPLICANT AND ENGAGED.
(2)THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 03/06/03 AND OFFICE ORDER NO.4127 /214/03.
(3) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER G.D.C.R.-2017 AS PER LETTER NO. GH/V/2098 OF 2017/TCP-10215-300614, DATED 30/06/2014 AND LETTER NO. DP/0/05 OF 2018/TCP-10215-300614, DATED 30/01/2018 AND LETTER NO. GH/V/0

SCRUTINIZE COPY
SVNC
No. 2121/323
TDO, BPSP, AMC



10th TO 14th FLOOR PLAN

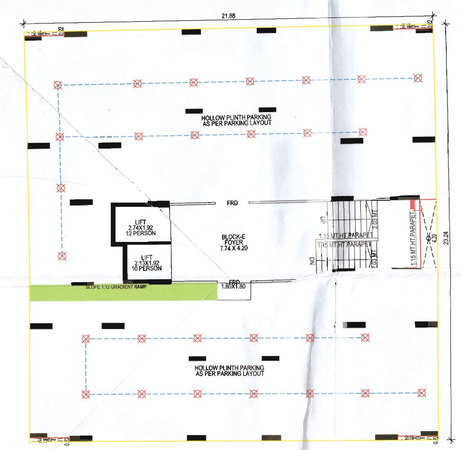


STAIRCABIN & TERRACE PLAN

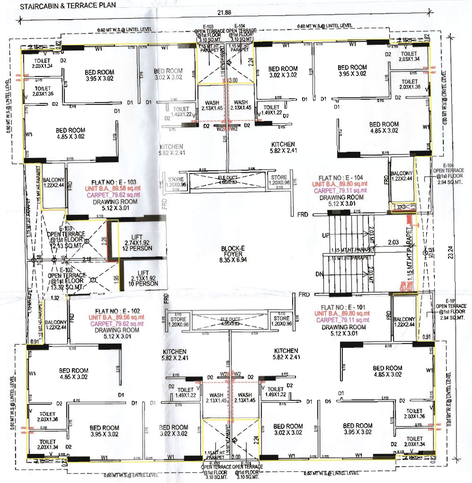
LIFT CALCULATION		
NO.OF UNIT in 3rd FL to 7th FL.	NO.OF LIFT REQ.	PROVIDED NO.OF LIFT
48 UNITS	48 / 30 =1.6 SAY 2 (230 PER.* 12 PER.)	1 NOS OF 12 PERSON 1 NOS OF 10 PERSON

1st TO 14th FLOOR (RESIDENTIAL) UNIT B.UP AREA TABLE & CARPET AREA (RERA) TABLE						
UNIT NO.	UNIT B.A. TYP AREA	CARPET AREA (RERA)	WASH AREA (RERA)	BALCONY AREA (RERA)	OPEN TERRACE @1st FLOOR (RERA)	
E-101 TO 1401	89.80	79.11	3.09	2.98	3.10+13.32=16.42	
E-102 TO 1402	89.56	79.02	3.09	2.98	3.10+13.32=16.42	
E-103 TO 1403	89.58	79.02	3.09	2.98	3.10+12.15=15.25	
E-104 TO 1404	89.80	79.11	3.09	2.98	3.10+ 2.94= 6.04	
TOTAL	358.74	317.46	12.36	11.92	43.73	

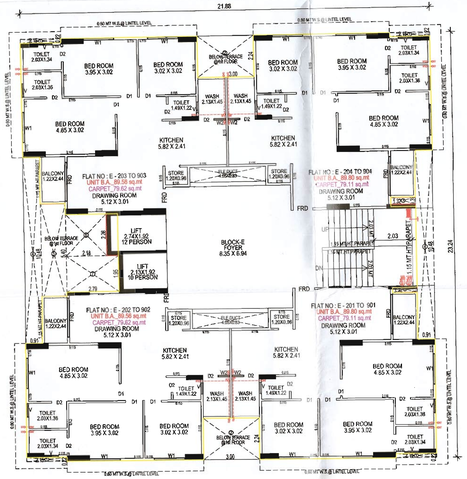
AREA TABLE	REVISED/ APPROVED	REVISED/ APPROVED	APPROVED	REVISED	APPROVED	REVISED	APPROVED	REVISED
FLOOR	USE	UNIT	FLOOR AREA	FLOOR AREA	F.S.I AREA	F.S.I AREA	B.UP AREA	B.UP AREA
GROUND	PARK.	—	—	—	—	—	508.49	502.82
1st	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
2nd	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
3rd	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
4th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
5th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
6th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
7th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
8th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
9th	RESI.	04	358.64	358.74	358.64	358.74	453.87	455.61
10th	RESI.	04	—	358.74	—	358.74	—	455.61
11th	RESI.	04	—	358.74	—	358.74	—	455.61
12th	RESI.	04	—	358.74	—	358.74	—	455.61
13th	RESI.	04	—	358.74	—	358.74	—	455.61
14th	RESI.	04	—	358.74	—	358.74	—	455.61
STAIR CABIN	—	—	—	—	—	—	80.66	82.17
LIFT ROOM +O.H.W.T.	—	—	—	—	—	—	39.02	—
TOTAL	RESI.	56	3227.76	5022.36	3227.76	5022.36	4713.00	6963.53



GROUND FLOOR PLAN (HOLLOW PLINTH)

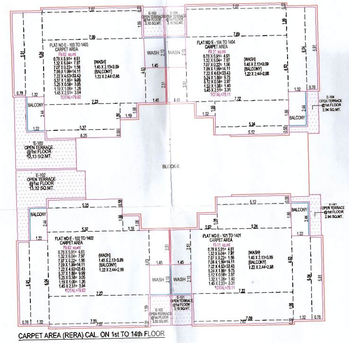


1st FLOOR PLAN

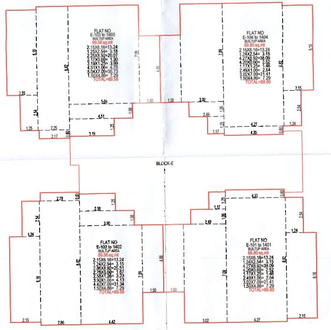


2nd TO 9th FLOOR PLAN

BUILT UP AREA CALCULATION ON GROUND FLOOR PLAN						
LESS WORK : (1)	21.88 X 20.24	X	1	NOS	=	508.49 SQ.MT
(2)	0.22 X 2.15	X	4	NOS	=	1.89 SQ.MT
(3)	0.90 X 4.20	X	1	NOS	=	3.78 SQ.MT
				TOTAL	=	5.67 SQ.MT
NET BUILT UP AREA ON GROUND FLOOR					=	502.82 SQ.MT
BUILT UP AREA CALCULATION ON 1st TO 14th FLOOR PLAN						
	21.88 X 20.24	X	1	NOS	=	506.49 SQ.MT
LESS WORK : (1)	0.22 X 2.15	X	1	NOS	=	1.89 SQ.MT
(2)	3.00 X 2.24	X	2	NOS	=	13.44 SQ.MT
(3)	0.37 X 1.32	X	2	NOS	=	0.98 SQ.MT
(4)	0.91 X 10.45	X	2	NOS	=	19.07 SQ.MT
(5)	1.32 X 5.40	X	1	NOS	=	7.13 SQ.MT
(6)	2.18 X 2.20	X	1	NOS	=	4.80 SQ.MT
(7)	2.79 X 1.95	X	1	NOS	=	5.44 SQ.MT
				TOTAL	=	52.88 SQ.MT
NET BUILT UP AREA ON GROUND FLOOR					=	453.61 SQ.MT
BUILT UP AREA CALCULATION ON STAIR CABIN						
	4.80 X 16.00	X	1	NOS	=	76.61 SQ.MT
	0.61 X 2.55	X	1	NOS	=	1.56 SQ.MT
	4.00 X 1.90	X	1	NOS	=	4.00 SQ.MT
				TOTAL	=	82.17 SQ.MT



CARPET AREA (RERA) CAL. ON 1st TO 14th FLOOR



UNIT WISE BUILT UP AREA CAL. ON 1st TO 14th FLOOR

RESIDENTIAL AFFORDABLE HOUSING PROJECT | FLOOR PLAN | SHEET NO : 14/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM.BUILDING [RESI.AFFORDABLE HOUSING] ON F.P.NO : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [O.P. NO.-34]

MOUE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD | BLOCK - E

SCALE : 1:00 CM : 1.00 MT | USE ZONE AS PER RDP-2021 - RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)

USE : RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)

SCHEDULE OF OPENING		
DOOR	WINDOW	VENTILATOR
FRD: 1.57 X 2.54 Sp : 1.50 X 2.54 D : 1.05 X 2.54 SD1 : 1.20 X 2.54 D1 : 0.80 X 2.54 SD2 : 1.05 X 2.54 D2 : 0.75 X 2.54	W : 2.13 X 1.94 (MIN. 0.50 MT. SILL LEVEL) W1 : 1.54 X 1.54 (SILL LEVEL WITH SAFETY GRILL) W2 : 0.90 X 1.94	V : 0.60 X 0.60

R.C.C.STAIR DETAIL				COLOR NOTE	
GROUND FLOOR TO 7th FLOOR		7th TO 7th FLOOR		PROP. WORK	BALCONY,WASH
0.150 MT.	WIDTH	0.150 MT.	WIDTH	PROP.DRAINAGE	SPRINKLER
0.30 MT.	TREAD	0.30 MT.	TREAD	CARPET	APPROVED WORK
0.15 MT.	RISER	0.14 MT.	RISER		

FOR, UNITED BUILDCON
PARTNER
OWNER

રાકેશકુમાર હરિશંકરભાઈ મજમુદાર
૩૫, અંબામા માર્ગ, વાસ્ત્રાપુર ટેકરાનગર,
તા. કાંકરેજ, જી. મહેસાણા.
Lic. No. : 0016VD91229108D
DEVELOPER

KRUNAL K. MISTRY (B.E. CIVIL)
CONSULTING CIVIL ENGINEER
117 DEVPATH, BH.LAL BUNGLOW
C.G.ROAD, NAVARANGPURA
ENG. LIC. NO. : 0016/RH0102800/086
ENGINEER

Jayesh D. Desai
90-1 Lic No. 9015E20022600248
79, Swami Akhandanand Society,
Ghatlodiya, Ahmedabad
STRUCTURE ENGINEER

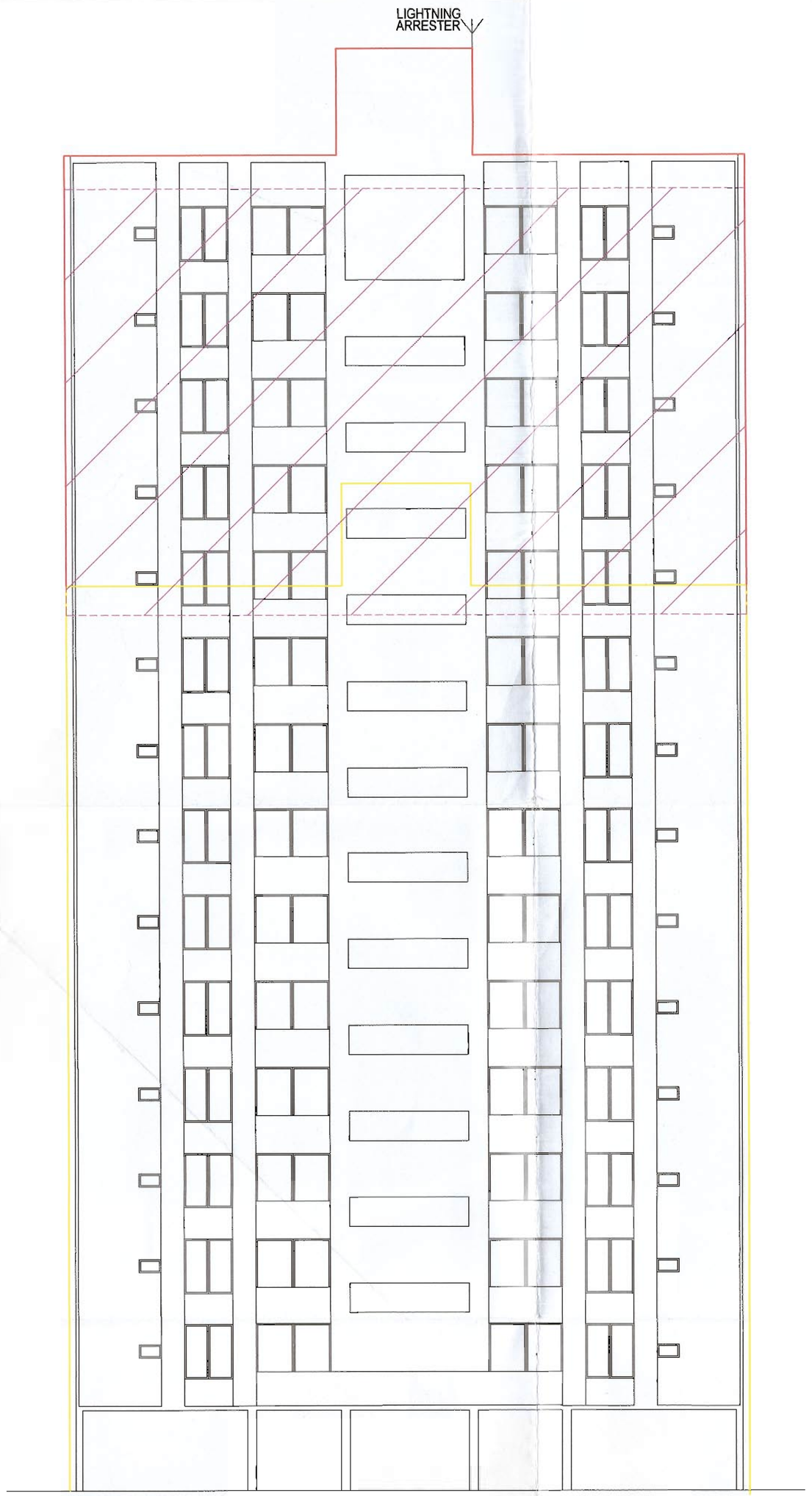
MUNSHAWWAR VAKEESBHAI RAHIMI
CONSULTING CIVIL ENGINEER
B-001, VICTORIA HERITAGE,
HO. GANDHITH CIRCLE, OPP. ANMOL FARM,
NIKOL, AHMEDABAD-382350.
ARC LIC : 001/19920271/0825
C.O.W.

NARESH HANSAJI PRAJAPATI
511, Shailesh Chowk, Kachwada,
Raipur, Ahmedabad - 380 001.
SDR LIC NO. : 0015/SDR/132810744
(Grade - I)
S.O.R.

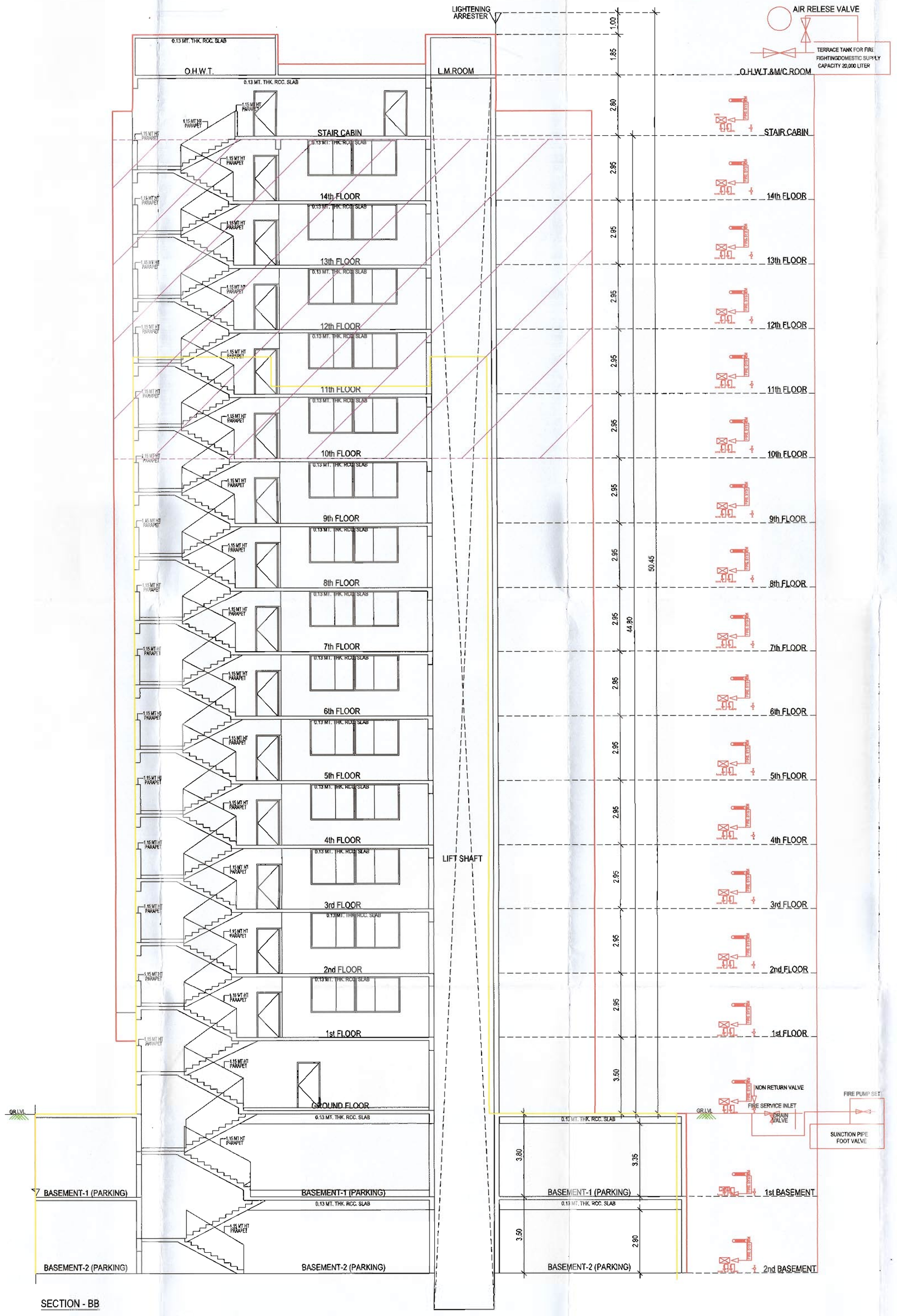
Final Plot boundary and allotment of final plot is Subject to Variation by Town Planning Officer
The permission is valid only till the duly NPS remains unaffected and further that the permissible shall stand revoked as soon as there is change in DP/TPS with reference to the land under reference.

AUTHORITY

Architect(B.P.S.P.) | T.P.Secretary (B.P.S.P.) | Asst. T.D.O. (B.P.S.P.)



FRONT ELEVATION



SECTION - BB

RESIDENTIAL AFFORDABLE HOUSING PROJECT	ELEVATION & SECTION	SHEET NO : 15/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM.BUILDING (RESI.AFFORDABLE HOUSING)
ON F.P.NO : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [O.P. NO.-34]
MOJE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD

SCALE : 1.00 CM : 1.00 MT | BLOCK - E

USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)

USE : RESIDENTIAL + COMMERCIAL {AFFORDABLE HOUSING PROJECT }

SCHEDULE OF OPENING

DOOR	WINDOW	VENTILATOR
FRD: 1.57 X 2.54	SD : 1.50 X 2.54	V : 0.60 X 0.60
D : 1.05 X 2.54	SD1 : 1.20 X 2.54	MIN. 0.60 MT SILL LEVEL WITH SAFETY GRILL
D1 : 0.90 X 2.54	SD2 : 1.65 X 2.54	
D2 : 0.76 X 2.54	W : 2.13 X 1.94	
R.C.C STAIR DETAIL	W1 : 1.54 X 1.54	
	W2 : 0.90 X 1.94	

GROUND FLOOR		1st TO 7th FLOOR		COLOR NOTE	
1.50 MT	WIDTH	1.50 MT	WIDTH	PROP WORK	BALCONY,WASH
0.30 MT	TREAD	0.30 MT	TREAD	PROP DRAINAGE	SPRINKLER
0.15 MT	RISER	0.14 MT	RISER	CARPET	APPROVED WORK

FOR, UNITED BUILDCON
PARTNER
OWNER

ARVIND KUMAR KIRITBHAI PRAJAPATI
ગામ, આમજા વાસ, ગામ : ઉમ્મા-ગાંધ,
તા. કડોલ, જી. ગાંધીનગર.
Lic. No. : 001DV09122910630
DEVELOPER

KRUNAL K. MISTRY (B.E. CIVIL)
CONSULTING CIVIL ENGINEER
117 DEGISHA, BH I.AL BUNGLOW
C.G.ROAD , NAVARANGPURA
ENG.LIC. NO. :- 001ERH01032600598
ENGINEER

Jayesh D. Desai
SD-1 LIC No. 001SE20022606346
89, Swami Akhandanand Society,
Ghatlodiya, Ahmedabad
STRUCTURE ENGINEER

NISHANTKUMAR NARESHBHAI RAMANI
CONSULTING CIVIL ENGINEER
S-001, VICTORIA HERITAGE,
NR. GANGOTRI CIRCLE, OPP. AMNOL FARM,
NIKOL, AHMEDABAD-382350.
AMC LIC : 001CH18022710851
C.O.W.

N.H. Prajapati
NARESH HANSAJI PRAJAPATI
511, Shailesh Chowk, Kachwada,
Raipur, Ahmedabad - 380 001.
SDR LIC NO. : 001SR07032610744
(Grade - 1)
S.O.R.

Final Plot boundary and allotment of final plot is Subject to Verifiion by Town Planning Officer

This permission is valid only till 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.

આથી નિયત કરવા આવે છે કે પ્રાથમિક નિયમાનુસાર રજા ચિઠ્ઠી તે અમદાવાદ(ગ્રામ્ય) તા.વિ.અ.(બા.પ્ર.સ.) ના અનુસાર અંતિમથી જમીનની ફાઈનલ પ્લોટ મંજૂરી સમય મર્યાદામાં રદબાતલ થવાપાત્ર રહેશે. જમીનની ફાઈનલ પ્લોટ મંજૂરી મુજબ રહેશે.

AUTHORITY

Ahmedabad Municipal Corporation

Case No. : BHNTS/SWZ/280322/GDCR/V/A5920/R1/M1 Zone: SOUTH WEST

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

Raja Chitthi Number : 07658/280322/A5920/R1/M1

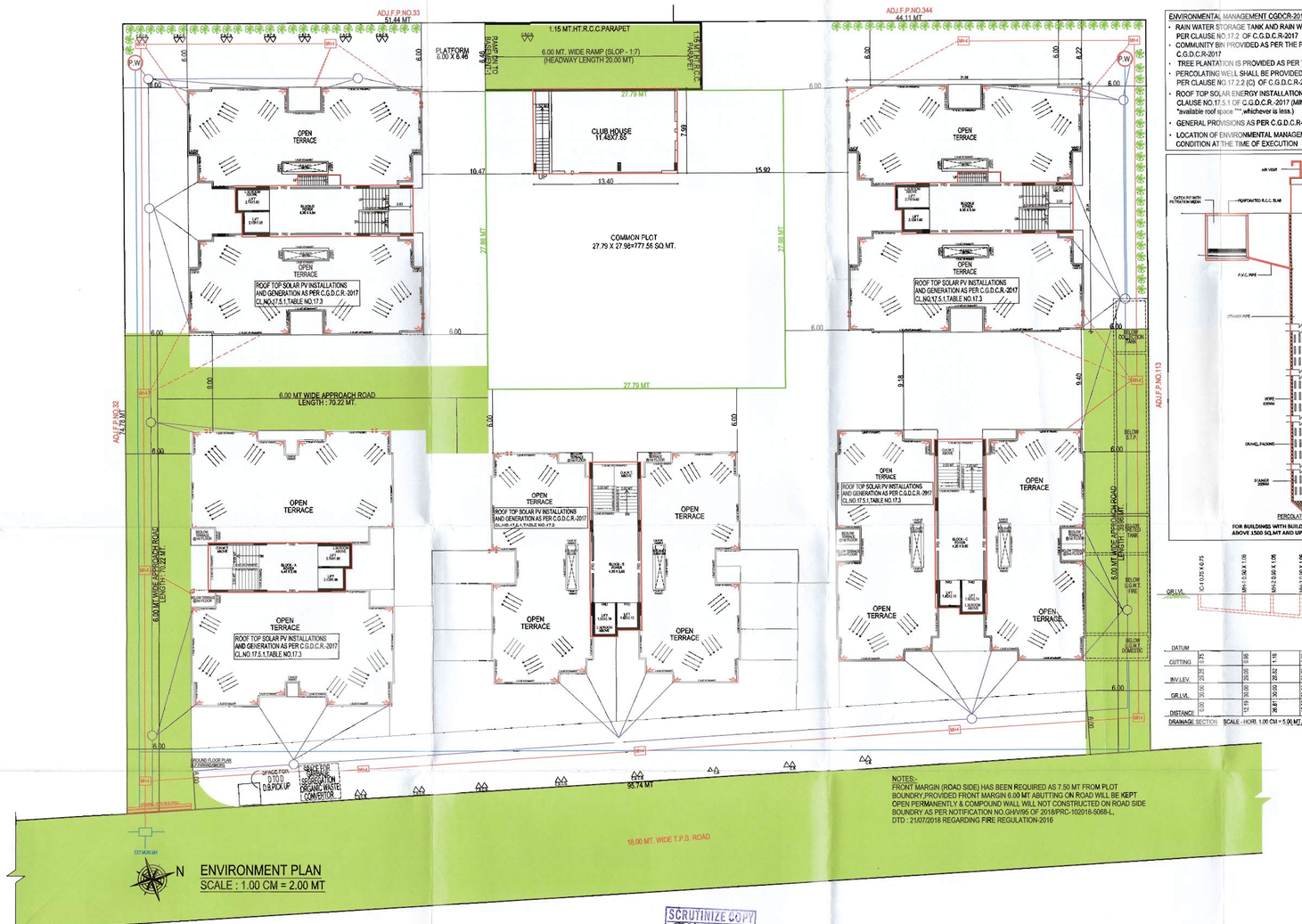
Date : 23/08/2023

T.O. Sub Inspector(B.P.S.P.) | T.D. Inspector (B.P.S.P.) | Asst. T.D.O. (B.P.S.P.)

સદર મકાનો વાર્ષિકના ચોક્કસ ભાડાની નોંધ કરાવી નહિ ત્યાં સુધી મકાનવેરા ઓછો, તે સંપૂર્ણ વસવાટ નહીં તે કૂ. પરવિક્ષિત
કમાંક ઓફિસ ડિસ્ટ્રીક્ટ ઓફિસર ગિરધરભાઈ ઓફિસર.

APPROVAL OF DRAWINGS 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 FROM THEIR RESPECTIVE RESPONSIBILITIES AND LIABILITY UNDER THE DEVELOPMENT CONTROL REGULATIONS AND THE LAWS OF TORT AND LOCAL ACTS. LIABILITY (C.G.D.C.R.-2017 CL. NO. 3.3.5)

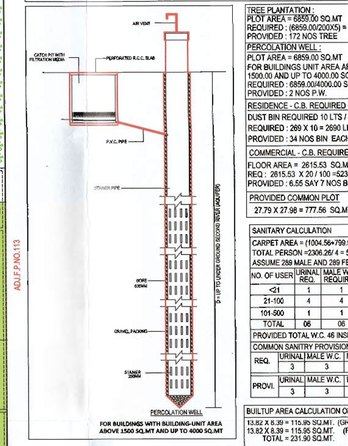
NOTWITHSTANDING ANY DEVELOPMENT PERMISSION GRANTED UNDER THE ACT AND THESE REGULATIONS, ANY PERSON UNDERTAKING ANY DEVELOPMENT WORK SHALL BE SOLELY RESPONSIBLE FOR ANY BREACH OF ANY PROVISION OF THE ACT AND ANY LOSS WHATSOEVER THAT MAY BE CAUSED TO ANY ONE IN OR AROUND THE AREA DURING SUCH CONSTRUCTION AND NO LIABILITY WHATSOEVER IN THIS REGARD SHALL BE CAST ON THE AUTHORITY OR ANY OFFICER/EMPLOYEE TO WHOM POWER IS DULY DELEGATED.



NOTES:-
FRONT MARGIN (ROAD SIDE) HAS BEEN REQUIRED AS 7.50 MT FROM PLOT BOUNDRY,PROVIDED FRONT MARGIN 6.00 MT ABUTTING ON ROAD WILL BE KEPT OPEN PERMANENTLY & COMPOUND WALL WILL NOT CONSTRUCTED ON ROAD SIDE BOUNDRY AS PER NOTIFICATION NO.GHV/95 OF 2018/PRC-102018-5068-L, DTD : 21/07/2018 REGARDING FIRE REGULATION-2018

ENVIRONMENTAL MANAGEMENT CGDCR-2017 NOTES :

- RAIN WATER STORAGE TANK AND RAIN WATER HARVESTING SYSTEM SHALL BE PROVIDED AS PER 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
- TREE PLANTATION IS PROVIDED AS PER THE CLAUSE NO.17.4 OF C.G.D.C.R-2017
- PERCOLATING WELL SHALL BE PROVIDED AS PER CLAUSE NO.17.2 OF C.G.D.C.R-2017 PER CLAUSE NO.17.2.2 (C) OF C.G.D.C.R-2017
- ROOF TOP SOLAR ENERGY INSTALLATION & GENERATION SHALL BE PROVIDED AS PER CLAUSE NO.17.5.1 OF C.G.D.C.R.-2017 (MINIMUM 5 % OF CONNECTED LOAD OR 20W/sq.ft for * available roof space ** whichever is less.)
- GENERAL PROVISIONS AS PER C.G.D.C.R-2017
- LOCATION OF ENVIRONMENTAL MANAGEMENT SYSTEM IS CHANGE SUBJECT TO SITE CONDITION AT THE TIME OF EXECUTION



TREE PLANTATION :
PLOT AREA = 6859.00 SQ.MT
REQUIRED : (6859.00/2000)X5 = 171.46 SAY 172 NOS TREE
PROVIDED : 172 NOS TREE

PERCOLATION WELL :
PLOT AREA = 6859.00 SQ.MT
FOR BUILDINGS UNIT AREA ABOVE 1500.00 AND UP TO 4000.00 SQ.MT
REQUIRED : 6859.00/4000.00 SQ.MT = 1.71 SAY 2 NOS P.W.
PROVIDED : 2 NOS P.W.

RESIDENCE - C.B. REQUIRED CALCULATION
DUST BIN REQUIRED 10 LTS / 1 RESI UNIT
REQUIRED : 269 X 10 = 2690 LITERS (33.63 SAY 34 BIN)
PROVIDED : 34 NOS BIN EACH 80 LITERS CAPACITY

COMMERCIAL - C.B. REQUIRED CALCULATION
FLOOR AREA = 2615.53 SQ.MT
REQ : 2615.53 X 20 / 100 =523.11 LTS SAY 524 LTS (80 LIT.)
PROVIDED : 6.55 SAY 7 NOS BIN EACH 80 LIT CAPACITY

PROVIDED COMMON PLOT
27.79 X 27.98 = 777.56 SQ.MT.

SANITARY CALCULATION
CARPET AREA = (1004.56+799.91+501.79)=2306.26 SQ.MT
TOTAL PERSON =2306.26/ 4 = 576.57 SAY 578 PER.
ASSUME 289 MALE AND 289 FEMALE

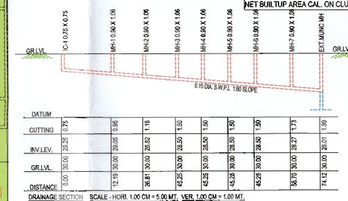
NO. OF USER	URINAL REQ.	MALE W.C. REQUIRED	FEMALE W.C. REQUIRED
<21	1	1	1
21-100	4	4	4
101-500	1	1	1
TOTAL	06	06	06

PROVIDED TOTAL W.C. 46 INSIDE SHOPS

COMMON SANITRY PROVISION @ 25 %

	URINAL	MALE W.C.	FEMALE W.C.	P.H.TOILET
REQ.	3	3	3	1
PROVI.	3	3	3	1

BUILTUP AREA CALCULATION ON CLUB HOUSE
13.82 X 8.39 = 115.95 SQ.MT. (GHOUND FLOOR)
13.82 X 8.39 = 115.95 SQ.MT. (FIRST FLOOR)
TOTAL = 231.90 SQ.MT.
NET BUILTUP AREA CAL. ON CLUB HOUSE = 231.90 SQ.MT.



RESIDENTIAL AFFORDABLE HOUSING PROJECT — SHEET NO : 2/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM.BUILDING (RESI.AFFORDABLE HOUSING) ON F.P.NO : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [O.P. NO.-34] MOJE : GHUMA, TALUKA : DASKROI. DIST : AHMEDABAD

SCALE : 1.00 CM : 2.00 MT — EVIRONMENT PLAN

USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)

USE : RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)

SCHEDULE OF OPENING

DOOR		WINDOW		VENTILATOR	
FRD :	1.57 X 2.54	SD :	1.50 X 2.54	W :	2.13 X 1.94
D :	1.05 X 2.54	SD1 :	1.20 X 2.54	W1 :	1.54 X 1.54
D1 :	0.90 X 2.54	SD2 :	1.05 X 2.54	W2 :	0.90 X 1.94
D2 :	0.76 X 2.54				

MIN. 0.60 MT. (ILL LEVEL WITH SAFETY GRILL)

V : 0.60 X 0.60

R.C.C.STAIR DETAIL

GROUND FLOOR		1st TO 7th PLAN	
1.50 MT	WIDTH	1.50 MT	WIDTH
0.30 MT	TREAD	0.30 MT	TREAD
0.15 MT	RISER	0.14 MT	RISER

COLOR NOTE

(——)	PROP WORK	(——)	BALCONY,WASH
(——)	PROP DRAINAGE	(☒)	SPRINKLER
(——)	CARPET	(——)	APPROVED WORK

FOR, UNITED BUILDCON
PARTNER
OWNER

રવિકુમાર હિંમતભાઈ પ્રજાપતિ
ડાયા આસન વાસ, ગામ : ઉમ્મામાવાડ,
તા. કડોલ, જી. મહેસાણા.
Lic. No. : 001DV09122910630
DEVELOPER

KRUNAL K. MISTRY (B.E. CIVIL)
CONSULTING CIVIL ENGINEER
117 DEVPATH, B/H LAL BUNGLOW
C.G.ROAD , NAVARANGPURA
ENG. LIC. NO. - 001ERH01032800598
ENGINEER

Jayesh D. Desai
SD-1 LIC No. 001SE20032800348
'9, Swami Akhandanand Society,
Ghatlodiya, Ahmedabad
STRUCTURE ENGINEER

NIRBHAYKUMAR HARESHBHAI RAMANI
CONSULTING CIVIL ENGINEER
B-803, VICTORIA HERITAGE,
NR. GANGOTRI CIRCLE, OPP. ANMOL FARM,
MEGHA, AHMEDABAD-382350.
ASC LIC : 001CW18022730691
C.O.W.

N.H. Prajapati
NARESH HANSAJI PRAJAPATI
511, Shailesh Chowk, Kachwada,
Raipur, Ahmedabad - 380 001.
SDR LIC NO. : 001SR07032610744
(Grade - 1)
S.O.R.

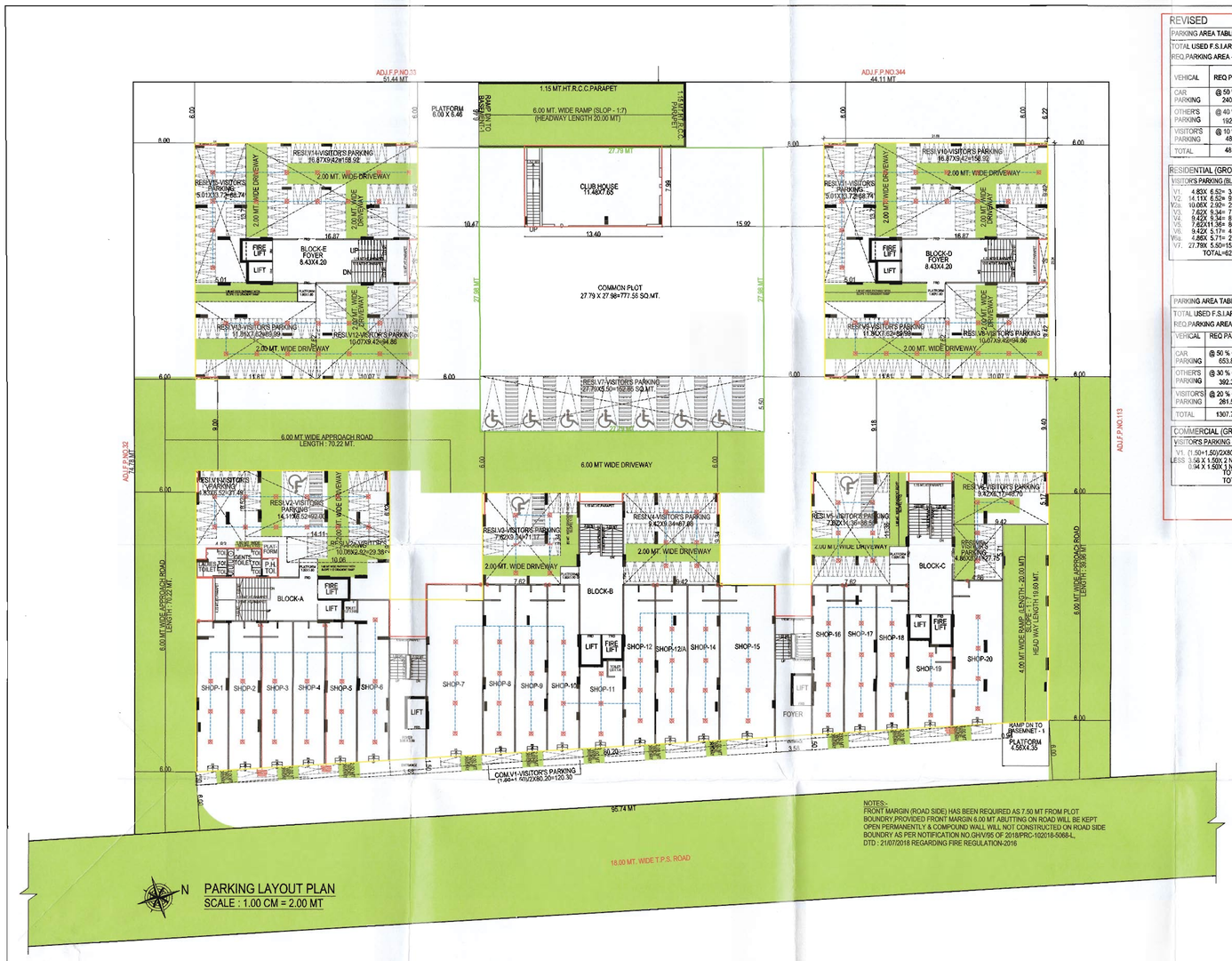
Final Plot boundary and allotment of final plot is Subject to Variation by Town Planning Officer

The permission is valid only till 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.

Ahmedabad Municipal Corporation
Zone: SOUTH WEST
Case No. : BHNTI/SWZ/280322/CGDCR/A/5918/R1/M1
Plan Approved as per terms and condition mentioned in the Commencement Certificate
Raja Chithti Number : 07656/280322/A/5918/R1/M1
Date : 23/03/2023
T.D. Sub Inspector (B.P.S.P.) — T.D. Inspector (B.P.S.P.) — Asst. T.D.O. (B.P.S.P.)
AUTHORITY

SCRUTINIZE COPY
Sign
No.....Dt. 21/3/23
TDO, BPSP, AMC

B.P.S.P.(T.D.O.)



NOTES:-
FRONT MARGIN (ROAD SIDE) HAS BEEN REQUIRED AS 7.50 MT FROM PLOT BOUNDRY.PROVIDED FRONT MARGIN 6.00 MT ABUTTING ON ROAD WILL BE KEPT OPEN PERMANENTLY & COMPOUND WALL WILL NOT CONSTRUCTED ON ROAD SIDE BOUNDRY AS PER NOTIFICATION NO.GHV/05 OF 2018/PRC-102018-5068-L, DTD : 21/07/2018 REGARDING FIRE REGULATION-2016

REVISED

PARKING AREA TABLE .(FOR RESIDENTIAL) (CL.NO. 8.2.4 (1) AS CGDCR-2017)

TOTAL USED F.S.I.AREA = 24090.90 SQ.MT

REQ.PARKING AREA - 24090.90 @ 20 % = 4818.18 SQ.MT

VEHICAL	REQ PARKING AREA	PROVIDED PARKING AREA					
		BASEMENT-2	BASEMENT-1	BLOCK-A+B+C (0.7 PARKING)	BLOCK-D (0.7 PARKING)	BLOCK-E (0.7 PARKING)	TOTAL
CAR PARKING	@ 50 % OF REQ PARK 2409.09 SQ.MT	5044.77	390.23	-----	-----	-----	5435.00
OTHER'S PARKING	@ 40 % OF REQ PARK 1927.27 SQ.MT	-----	2725.66	-----	-----	-----	2725.66
VISITOR'S PARKING	@ 10 % OF REQ PARK 481.82 SQ.MT	-----	-----	627.88	412.51	412.51	1452.90
TOTAL	4818.18 SQ.MT	5044.77	3115.89	627.88	412.51	412.51	9613.56

RESIDENTIAL (GROUND LVL.) VISITOR'S PARKING (BLOCK-A+B+C)			RESIDENTIAL (GROUND LVL.) VISITOR'S PARKING (BLOCK - D)			RESIDENTIAL (GROUND LVL.) VISITOR'S PARKING (BLOCK - E)		
V1.	4.83X 6.52=	31.49 SQ.MT	V8.	10.07X 9.42=	94.86 SQ.MT	V12.	10.07X 9.42=	94.86 SQ.MT
V2.	14.11X 6.52=	92.00 SQ.MT	V9.	11.81X 7.52=	88.98 SQ.MT	V13.	11.81X 7.52=	88.99 SQ.MT
V3a.	10.06X 2.92=	29.38 SQ.MT	V10.	16.87X 9.42=158.92 SQ.MT		V14.	16.87X9.42=158.92 SQ.MT	
V3.	7.62X 9.34=	71.17 SQ.MT	V11.	5.01X33.72= 68.74 SQ.MT		V15.	5.01X33.72= 68.74 SQ.MT	
V4.	9.42X 9.34=	87.98 SQ.MT		TOTAL=412.51 SQ.MT			TOTAL=412.51 SQ.MT	
V5.	7.62X11.56=	88.58 SQ.MT						
V6.	9.42X 5.17=	48.70 SQ.MT						
V6a.	4.86X 5.71=	27.75 SQ.MT						
V7.	27.79X 5.50=152.85 SQ.MT							
	TOTAL=627.88 SQ.MT							

PROVIDED P.H.CAR PARKING CALCULATION (CL.NO.13.2.2.(5))

MINIMUM PROVISION OF TWO ACCESSIBLE CAR PARKING SPACE SHALL BE PROVIDED FOR PEOPLE WITH DISABILITY.FOR EVERY 25 CAR PARKING SPACES OR LESS, THIS ACCESSIBLE CAR PARKING SPACE SHALL: REQUIRED: 125 CAR/ 25 CAR X 2 =10 SAY 10 P.H.CAR REQ. PROVIDED : 10 P.H.CAR

PARKING AREA TABLE (FOR COMMERCIAL)

TOTAL USED F.S.I.AREA = 2615.53 SQ.MT

REQ.PARKING AREA - 2615.53 @ 50 % = 1307.77 SQ.MT

VEHICAL	REQ PARKING AREA	PROVIDE PARKING AREA		
		BASEMENT-1	OPEN SPACE	TOTAL
CAR PARKING	@ 50 % OF REQ PARK 653.89 SQ.MT	793.87	-----	763.67
OTHER'S PARKING	@ 30 % OF REQ PARK 392.33 SQ.MT	692.90	-----	692.90
VISITOR'S PARKING	@ 20 % OF REQ PARK 261.55 SQ.MT	108.15	120.30	228.45
TOTAL	1307.77 SQ.MT	1594.72	120.30	1715.02

COMMERCIAL (GROUND LVL.)

VISITOR'S PARKING (OPEN SPACE)

V1. (1.50+1.50)/2X80.20=120.30 SQ.MT
LESS 3.58 X 1.50/ 2 NOS= 10.74 SQ.MT
0.94 X 1.50/ 1 NOS= 1.41 SQ.MT
TOTAL= 12.15 SQ.MT
TOTAL=108.15 SQ.MT

PARKING FOR LOADING AND UNLOADING (CL.NO.19.2.5)

TOTAL COMMERCIAL CARPET AREA = 2604.38 SQ.MT
REQUIRED : 2604.38 / 1000 = 2.60 SAY 3 NOS
(PARKING FOR LOADING AND UNLOADING)
PROVIDED : 3 NOS PARKING FOR LOADING AND UNLOADING

RESIDENTIAL AFFORDABLE HOUSING PROJECT — SHEET NO.3/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM.BUILDING (RESI.AFFORDABLE HOUSING) ON F.P.NO : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [D.P. NO.-34] MOJE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD

SCALE : 1.00 CM : 2.00 MT — PARKING LAYOUT

USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)

USE : RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)

SCHEDULE OF OPENING

DOOR		WINDOW		VENTILATOR	
FRD: 1.57 X 2.54	SD : 1.50 X 2.54	W : 2.13 X 1.94	(MIN. 0.80 MT. SILL LEVEL WITH SAFETY GRILL)	V : 0.60 X 0.60	
D : 1.05 X 2.54	SD1: 1.20 X 2.54	W1: 1.54 X 1.54			
D1 : 0.90 X 2.54	SD2 : 1.05 X 2.54	W2 : 0.90 X 1.94			
D2 : 0.76 X 2.54					

R.C.C STAIR DETAIL

GROUND FLOOR		1ST TO 7TH FLOOR		COLOR NOTE	
1.50 MT	WIDTH	1.50 MT	WIDTH	( ) PROP WORK	( ) BALCONY,WASH
0.35 MT	TREAD	0.30 MT	TREAD	( ) PROP DRAINAGE	(X) SPRINKLER
0.15 MT	RISER	0.14 MT	RISER	( ) CARPET	( ) APPROVED WORK

FOR, UNITED BUILDCON PARTNER

OWNER

રાકેશભાઈ હરિવદનભાઈ પ્રજાપતિ
ડબુ, ગોળ વાસ, ગામ : વિસ્નગામાપાર,
તા. કડી : ૩૮૪૧૫૦
Lic. No. : 001DV09122910630

DEVELOPER

KRUNAL K MISTRY (B.E. CIVIL)
CONSULTING CIVIL ENGINEER
117 DEVPATH, B/H LAL BUNGLOW
C.G.ROAD , NAVARANGPURA
ENG. LIC. NO. :- 001ERH01032600598

ENGINEER

Jayesh D. Desai
SD-1 LIC No. 0015E/2022/900340
89, Swami Akhaadanand Society
Ghatlodiya, Ahmedabad

STRUCTURE ENGINEER

HIRENKUMAR MAHESHBHAI RAMANI
CONSULTING CIVIL ENGINEER
B-501, VICTORIA HERITAGE,
RE. GANGOTRI CIRCLE, OPP. AMMOL FARM,
NIKOL, AHMEDABAD-382350.
AMC LIC : 0001CM18022710631

C.O.W.

NARESH HANSAJI PRAJAPATI
911, Shailesh Chowk, Kachwada,
Raipur, Ahmedabad - 380 001.
SOR LIC NO. : 001SR07032610744
(Grade - I)

S.O.R.

Final Plot boundary and measurement of final plot is subject to Verification by Competent Planning Officer

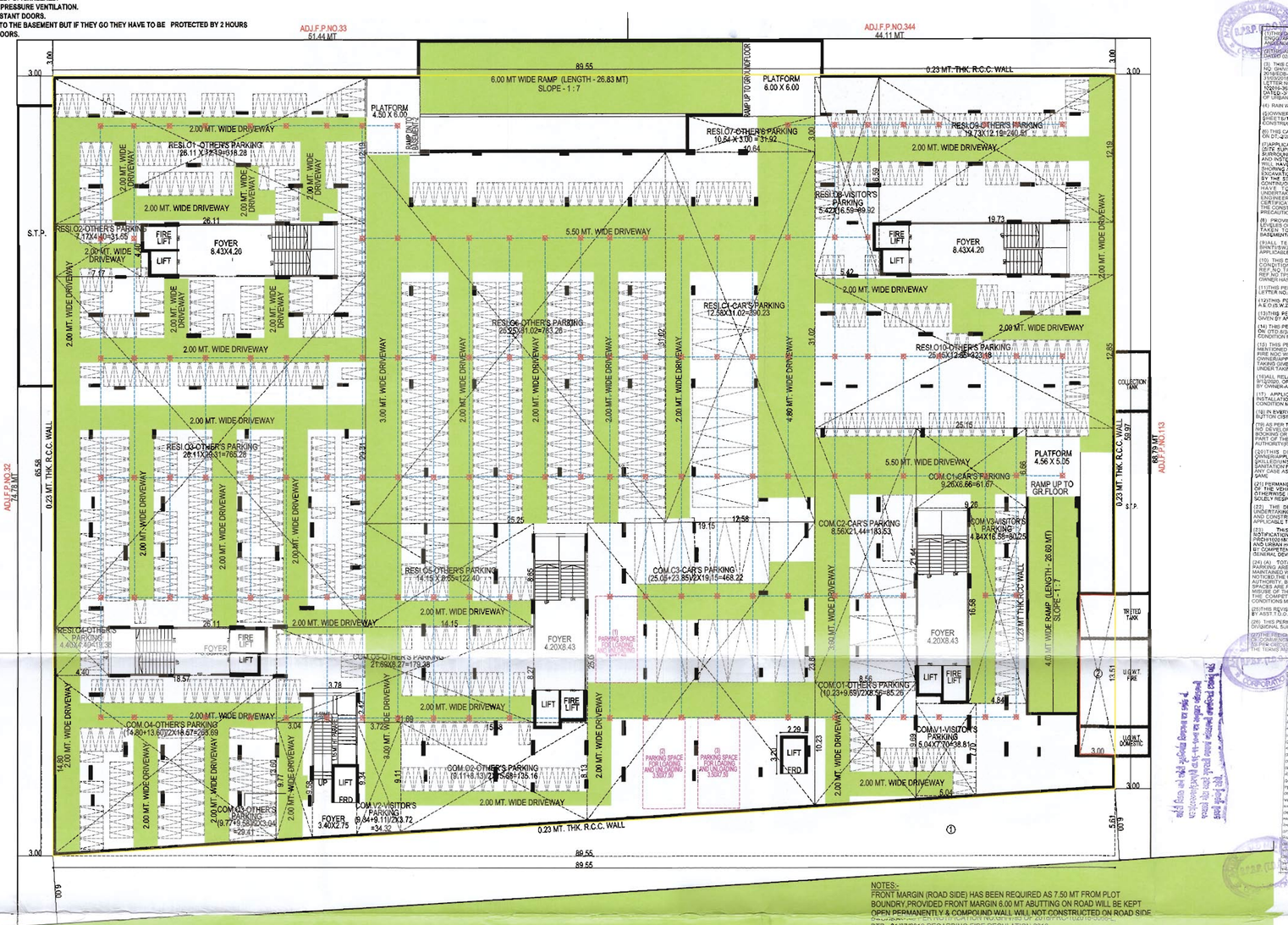
The permission is valid only till the DP/TPS remains unaltered and further that the permission shall stand revoked as soon as there is change in DP/TPS with reference to the land under reference.

Ahmedabad Municipal Corporation
Zone: SOUTH WEST
Case No. : BANT/SWZ/280322/CGDCRV/AS918/R1/M1
Plan Approved as per terms and condition mentioned in the Commencement Certificate
Raja Chitthi Number : 07650/280322/AS918/R1/M1
Date: 27/03/2023

T.D. Sub Inspector (B.P.S.P.) — T.D. Inspector (B.P.S.P.) — Asst. T.D.O. (B.P.S.P.)

AUTHORITY

THE FIRE PROTECTION SYSTEM SHALL BE AS MENTIONED IN THE APPROVED PLANS.
1. ALL BASEMENTS PARKING AND HPP SHALL BE FULLY SPRINKLERED.
2. ALL LOWER BASEMENTS SHOULD HAVE POSITIVE PRESSURE VENTILATION.
3. ELECTRIC CABLE SHAFT SHOULD HAVE FIRE REBISTANT DOORS.
4.THE STAIRCASE AND LIFT SHAFTS SHALL NOT GO TO THE BASEMENT BUT IF THEY GO THEY HAVE TO BE PROTECTED BY 2 HOURS FIRE RESISTANT CONSTRUCTION INCLUDING THE DOORS.



NOTES:-
FRONT MARGIN (ROAD SIDE) HAS BEEN REQUIRED AS 7.50 MT FROM PLOT BOUNDRY,PROVIDED FRONT MARGIN 6.00 MT ABUTTING ON ROAD WILL BE KEPT OPEN PERMANENTLY & COMPOUND WALL WILL NOT CONSTRUCTED ON ROAD SIDE
DTD : 21/07/2018 REGARDING FIRE REGULATION-2016

N

BASEMENT- 1 PLAN WITH PARKING LAYOUT PLAN
SCALE : 1.00 CM = 2.00 MT

SCRUTINIZE COPY
5994
No...1.....Dt.21/3/23
TDO, BPSP, AMC

RESIDENTIAL AFFORDABLE HOUSING PROJECT — SHEET NO :4/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM.BUILDING (RESI.AFFORDABLE HOUSING) ON F.P.NO : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [O.P. NO.:34] MOJE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD

SCALE : 1.00 CM : 2.00 MT | BASEMENT - 1

USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)

USE : RESIDENTIAL + COMMERCIAL {AFFORDABLE HOUSING PROJECT }

SCHEDULE OF OPENING

DOOR		WINDOW		VENTILATOR
FRD: 1.57 X 2.54	SD : 1.50 X 2.54	W : 2.13 X 1.94	MIN. 0.60 MT. SILL LEVEL WITH SAFETY GRILL	V : 0.60 X 0.60
D : 1.05 X 2.54	SD1 : 1.20 X 2.54	W1: 1.54 X 1.54		
D1 : 0.90 X 2.54	SD2 : 1.05 X 2.54	W2: 0.90 X 1.94		
D2 : 0.75 X 2.54				

R.C.C STAIR DETAIL

GROUND PLAN		1st TO 7th PLAN	
T.50 MT	WIDTH	1.50 MT	WIDTH
0.30 MT	TREAD	0.30 MT	TREAD
0.15 MT	RISER	0.14 MT	RISER

COLOR NOTE

PROP WORK	BALCONY,WASH		
PROP DRAINAGE	SPRINKLER		
CARPET	APPROVED WORK		

BUILT UP AREA CALCULATION ON BASEMENT - 1

89.55 X 65.58 X 1 NOS = 5872.69 SQ.MT
LESS WORK : (1) 1/2 X 89.55 X 5.61 X 1 NOS = 251.19 SQ.MT
(2) 3.00 X 13.51 X 1 NOS = 40.53 SQ.MT
TOTAL = 291.72 SQ.MT
NET BUILT UP AREA ON GROUND FLOOR = 5580.97 SQ.MT

RESIDENTIAL
CAR'S PARKING (BASEMENT-1)
C1. 12.58X31.02=390.23 SQ.MT

RESIDENTIAL
OTHER'S PARKING (BASEMENT-1)
O1. 26.11 X 12.19= 318.28 SQ.MT
O2. 7.17X 4.40= 31.55 SQ.MT
O3. 26.11X29.31= 765.28 SQ.MT
O4. 4.40X 4.40= 19.36 SQ.MT
O5. 14.15 X 8.65= 122.40 SQ.MT
O6. 25.25X31.02= 783.26 SQ.MT
O7. 10.64 X 3.00 = 31.92 SQ.MT
O8. 5.42X16.59= 89.92 SQ.MT
O9. 19.73X12.19= 240.51 SQ.MT
O10. 25.15X12.85= 323.18 SQ.MT
TOTAL=2725.66 SQ.MT

COMMERCIAL
CAR'S PARKING (BASEMENT-1)
C1. 9.26X 6.66= 61.67 SQ.MT
C2. 8.56X21.44=183.53 SQ.MT
C3.(25.05+23.85)/2X19.15=468.22 SQ.MT
TOTAL=713.42 SQ.MT

COMMERCIAL
OTHER'S PARKING (BASEMENT-1)
O1. (10.23+9.69)/2X 8.56= 85.26 SQ.MT
O2. (9.11+8.13)/2X15.66=135.16 SQ.MT
O3. (9.77+9.58)/2X3.04=29.41 SQ.MT
O4.(14.80+13.60)/2X18.57=263.69 SQ.MT
O5. 21.69X8.27=179.38 SQ.MT
TOTAL=692.90 SQ.MT

COMMERCIAL
VISITOR'S PARKING (BASEMENT-1)
V1. 5.04X7.70=38.81 SQ.MT
V2. (9.34+9.11)/2X3.72=34.32 SQ.MT
V3. 4.84X16.58=80.25 SQ.MT
TOTAL=153.38 SQ.MT

Final Plot boundary and allotment of that plot is Subject to Verification by Town Planning Officer

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

FOR, UNITED BUILDCON
PARTNER

અ.ક.પ્રજાપતિ
રાકેશકુમાર કિરીટભાઈ પ્રજાપતિ
૩૫૬, આમ્રા વાસ, ગામ : ઉમ્માપાવાર,
તા. કલોલ, જી. ગાંધીનગર.
Lic. No. : 001DV09122910630

OWNER

DEVELOPER

KRUNAL K. MISTRY (B.E. CIVIL)
CONSULTING CIVIL ENGINEER
117 DEVPATH, B/H LAL BUNGLOW
C.G.ROAD ,NAVARANGPURA
ENG. LIC. NO. :- 001ERI01032600598

ENGINEER

Jayesh D. Desai
SD-1 LIC No. 0013E20022600346
89, Swami Akhandanand Society,
Ghatlodiya, Ahmedabad

STRUCTURE ENGINEER

CONSULTING CIVIL ENGINEER
B-501, VICTORIA HERITAGE,
NR. GANGOTRI CIRCLE, OPP. ANMOL FARM,
MIKOL, AHMEDABAD-382350.
AMC LIC : 001CW18022710031

C.O.W.

NARESH HANSAJI PRAJAPATI
511, Shailesh Chowk, Kachwada,
Raipur, Ahmedabad - 380 001.
SDR LIC NO. : 001SR07032610744
(Grade - 1)

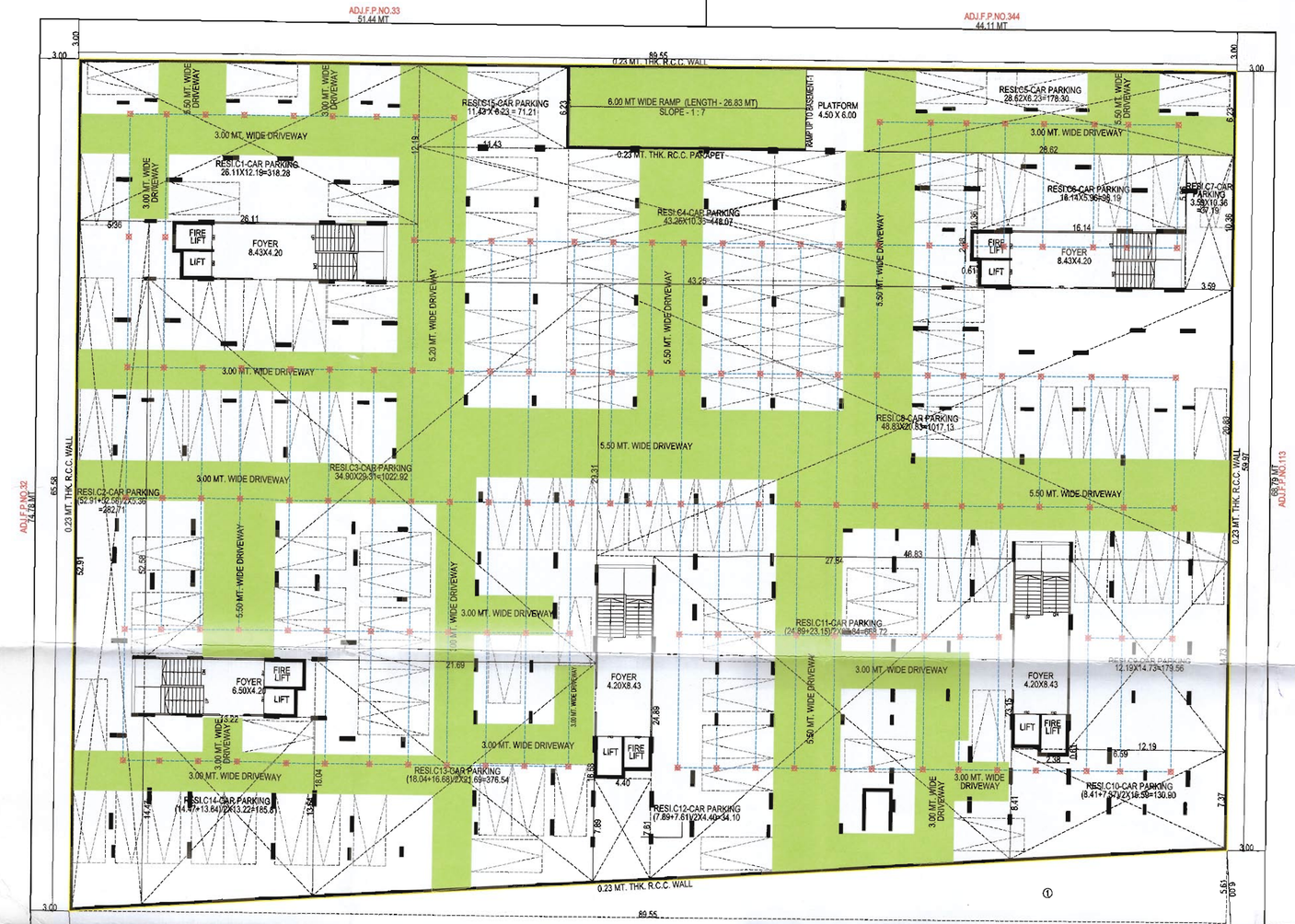
S.O.R.

Ahmedabad Municipal Corporation
Case No. : BHNTI/SWZ/280322/CGDCRVI/A5918/R1/M1 Zone: SOUTH WEST
Plan Approved as per terms and condition mentioned in the Commencement Certificate.
Raja Chitthi Number : 07656/280322/A5918/R1/M1
Date : 27/03/2023

T.O. Sub Inspector (B.P.S.P.) | T.D. Inspector (B.P.S.P.) | Asst. T.D.O. (B.P.S.P.)

AUTHORITY

THE FIRE PROTECTION SYSTEM SHALL BE AS MENTIONED IN THE APPROVED PLANS.
1. ALL BASEMENTS PARKING AND HPP SHALL BE FULLY SPRINKLERED.
2. ALL LOWER BASEMENTS SHOULD HAVE POSITIVE PRESSURE VENTILATION.
3. ELECTRIC CABLE SHAFT SHOULD HAVE FIRE RESISTANT DOORS.
4. THE STAIRCASE AND LIFT SHAFTS SHALL NOT GO TO THE BASEMENT BUT IF THEY GO THEY HAVE TO BE PROTECTED BY 2 HOURS FIRE RESISTANT CONSTRUCTION INCLUDING THE DOORS.



NOTES:
FRONT MARGIN (ROAD SIDE) HAS BEEN REQUIRED AS 7.50 MT FROM PLOT BOUNDRY.PROVIDED FRONT MARGIN 8.00 MT ABUTTING ON ROAD WILL BE KEPT OPEN PERMANENTLY & COMPOUND WALL WILL NOT CONSTRUCTED ON ROAD SIDE BOUNDRY AS PER NOTIFICATION NO.GH/V/95 OF 2018/PRC-102018-5066-L, DTD : 21/07/2018 REGARDING FIRE REGULATION-2016

SCRUTINIZE COPY
5994
No...F...Dt 21/3/23
TDO, BPSP, AMC

RESIDENTIAL AFFORDABLE HOUSING PROJECT — SHEET NO : 5/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM.BUILDING (RESI.AFFORDABLE HOUSING) ON F.P.NO : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [O.P. NO.-34] MOJE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD

SCALE : 1.00 CM : 2.00 MT — BASEMENT -2

USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)

USE : RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)

SCHEDULE OF OPENING

DOOR		WINDOW		VENTILATOR	
FRD: 1.57 X 2.54	SD : 1.50 X 2.54	W : 2.13 X 1.94	MIN. 0.60 MT. SILL LEVEL WITH SAFETY GRILL	V : 0.60 X 0.60	
D : 1.05 X 2.54	SD1 : 1.20 X 2.54	W1 : 1.54 X 1.54			
D1 : 0.90 X 2.54	SD2 : 1.05 X 2.54	W2 : 0.90 X 1.94			
D2 : 0.76 X 2.54					

R.C.C STAIR DETAIL

GROUND PLAN		1st TO 7th PLAN		COLOR NOTE	
1.50 MT	WIDTH	1.50 MT	WIDTH	PROP WORK	BALCONY,WASH
0.30 MT	TREAD	0.30 MT	TREAD	PROP DRAINAGE	SPRINKLER
0.15 MT	RISER	0.14 MT	RISER	CARPET	APPROVED WORK

BUILT UP AREA CALCULATION ON BASEMENT - 2

89.55 X 65.58 X 1 NOS = 5872.69 SQ.MT
LESS WORK : (1) 1/2 X 89.55 X 5.61 X 1 NOS = 251.19 SQ.MT
NET BUILT UP AREA ON BASEMENT - 2 = 5621.50 SQ.MT

RESIDENTIAL
CAR'S PARKING (BASEMENT-2)

C1.	26.11X12.19= 318.28 SQ.MT
C2.	(52.91+52.58)/2X 5.36= 282.71 SQ.MT
C3.	34.90X29.31=1022.92 SQ.MT
C4.	43.25X10.36= 448.07 SQ.MT
C5.	28.62X 6.23= 178.30 SQ.MT
C6.	16.14X 5.96= 96.19 SQ.MT
C7.	3.59X10.36= 37.19 SQ.MT
C8.	48.83X20.83=1017.13 SQ.MT
C9.	12.19X14.73= 179.56 SQ.MT
C10.	(8.41+7.37)/2X16.59= 130.90 SQ.MT
C11.	(24.89+23.15)/2X27.84= 866.72 SQ.MT
C12.	(7.89+7.61)/2X 4.40= 34.10 SQ.MT
C13.	(18.04+16.68)/2X21.69= 376.54 SQ.MT
C14.	(14.47+13.64)/2X13.22= 185.81 SQ.MT
C15.	11.42 X 6.23 = 71.21 SQ.MT
	TOTAL=5047.63 SQ.MT
LESS.	0.60 X 2.38 X 2 = 2.86
	NET CAR'S PARKING IN BASEMENT- 2 = 5044.77

Final Plot boundary and allotment of final plot is Subject to Verification by Town Planning Officer

The panission is valid only Till 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.

FOR, UNITED BUILDCON
PARTNER
OWNER

Ravikumar Kiritbhai Prajapati
રવિકુમાર કિરીટભાઈ પ્રજાપતિ
૩૫, આમ્રવ વાસ, ગામ : ઉમ્માપાબાદ,
તા. કલોલ, જી. ગાંધીનગર.
Lic. No. : 001DV09122910630
DEVELOPER

KRUNAL K. MISTRY (B.E. CIVIL)
CONSULTING CIVIL ENGINEER
117 DEVPATH, B/H LAL BUNGLOW
C.G.ROAD , NAVARANGPURA
ENG. LIC. NO. :- 001ERH01032600598
ENGINEER

Jayesh D. Desai
9D-1 LIC No. 001SE20022600349
98, Swami Akhandanand Society,
Ghatlodiya, Ahmedabad
STRUCTURE ENGINEER

NIRBHAYKUMAR HARESHBHAI RAMANI
CONSULTING CIVIL ENGINEER
B-601, VICTORIA HERITAGE,
NR. GANGOTRI CIRCLE, OPP, AMMOL FARM,
NIKOL, AHMEDABAD-382350.
AMC LIC : 001CW18022710631
C.O.W.

N.H.Prajapati
NARESH HANSAJI PRAJAPATI
511, Shailesh Chowk, Kachwada,
Raipur, Ahmedabad - 380 001.
SDR LIC NO. : 001SR07032610744
(Grade - 1)
S.O.R.

Ahmedabad Municipal Corporation
Case No. : BHNTI/SWZ/280322/CGDCRV/A5918/R1/M1 — Zone: SOUTH WEST
Plan Approved as per terms and condition mentioned in the Commencement Certificate
Raja Chithi Number : 07856/280322/A5918/R1/M1
Date : 27/03/2023
T.O. Sub Inspector (B.P.S.P.) — T.D. Inspector (B.P.S.P.) — Asst. T.D.O. (B.P.S.P.)
AUTHORITY

(1)THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND OWNER WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGINEER.
(2)THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 08/06/05 AND OFFICE ORDER NO.42,DT.-13/06/06.
(3) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER C.G.D.C.R.-2017 AS PER LETTER NO. GH/V/95/DEVP/ DTP/2018-19/0016-2628/L, DATED:- 12/10/2017 AND LETTER NO. GH/V/95/DEVP/ DTP/2018-19/0016-2628/L, DATED:- 12/10/2018 AND LETTER NO. GH/V/95/DEVP/ DTP/2018-19/0016-2628/L, DATED:- 12/10/2018 AND LETTER NO. GH/V/95/DEVP/ DTP/2018-19/0016-2628/L, DATED:-23/04/2018 AND LETTER NO. GH/V/95/DEVP/ DTP/2018-19/0016-2628/L, DATED:-23/04/2018 AND LETTER NO. GH/V/95/DEVP/ DTP/2018-19/0016-2628/L, DATED:-03/12/2017 AND LETTER NO. GH/V/95/DEVP/ DTP/2018-19/0016-2628/L, DATED:-03/12/2017 AND LETTER NO. GH/V/ 17A of 2020/0016-2628/L, DATED:-01/10/2020 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT GOVT OF GUJARAT.
(4) RAIN WATER STORAGE TANK SHALL BE PROVIDE AS PER CGDCR-2017 CLAUSE NO. 17.2
(5)OWNER-APPLICANT-DEVELOPER SHALL HAVE TO PROVIDE BARRICADE OF STEEL SHEETS/TIN-SHEETS OF SUFFICIENT HEIGHT TO PROTECT PUBLIC DURING CONSTRUCTION/DEMOLITION ACTIVITY AT ALL EDGES OF PLOT FOR SAFETY PURPOSE.
(6) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT.-22/03/23
(7)APPLICANT/OWNER/ ARCHITECT/ENGINEER/STRUCTURE ENGINEER/CLERK OF WORKS (SITE SUPERVISOR) ARE SOLE RESPONSIBLE FOR ANY CASUALITY OR DAMAGE TO THE SURROUNDING PROPERTY DURING THE EXCAVATION/CONSTRUCTION ACTIVITY. IT WILL BE RESPONSIBILITY OF ENTIRE EXCAVATION IN ONE STRETCH/ CONSTRUCTION OF THE CELLAR WORK IS NOT BY PHASE WISE EXCAVATION PROVIDING PROTECTIVE SUPPORT/ SHORING / STRUTTING TO THE ADJOINING BUILDING/ADJOINING PROPERTIES DURING EXCAVATION/CONSTRUCTION. THE NECESSARY ARRANGEMENTS WILL HAVE TO BE MADE BY THE STRUCTURAL ENGINEER/ENGINEER/CLERK OF WORKS/SITE SUPERVISOR UNDER HIS CONTINUOUS SUPERVISION AND IF REQUIRED URGENT ADDITIONAL ARRANGEMENT UNDERTAKING/AFFIDAVIT FOR THE SAFETY AND AS PER THE NOTARIZED UNDERTAKING MADE BY THE OWNER/APPLICANT/DEVELOPER/ARCHITECT / STRUCTURAL ENGINEER/ CLERK OF WORKS/SITE SUPERVISOR. THE COMMENCEMENT CERTIFICATE/ CERTIFICATE (RAJACHITHI) WILL BE SUSPENDED/REVOKED WITHOUT ANY NOTICE. THE CONSTRUCTION / EXCAVATION / DEMOLITION WORK IS BEING DONE WITHOUT PROPER PRECAUTIONS TO ENSURE SAFETY.
(8) PROVISION FOR SUMP/PUMP OF SUFFICIENT CAPACITY WITH EXCRETA AT EACH LEVEL OF BASEMENT/CELLER, AT SITE SHALL BE PROVIDED AND MEASURES SHALL BE TAKEN SO AS TO PERMANENTLY OPERATIONAL TO PREVENT FLOODING OF BASEMENT/CELLER AND TO KEEP IT DRY.
(9)ALL TERMS AND CONDITION MENTION IN EARLIER APPROVAL CASE NO.- BHNTI/SWZ/280322/CGDCRV/A5918/R1/M1, ON DT.31/3/2022 AND OTHERS WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT
(10) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELAVENT TERMS AND CONDITIONS SPECIFIED IN OPINION GIVEN BY T.P.O. UNIT-2, DATED:-4/2/2021, REF NO.TPS/NO.2/GHATLODIA/CASE NO.43/F.P.NO.34/358 AND ON DT.10/1/2022, OWNER HAS TO OBEY TO THE BOND IN CONTEXT TO F.P.NO. GRANTED.
(11)THIS PERMISSION IS GIVEN ON THE BASIS OF OPINION GIVEN BY ASST.CITY PLANNER LETTER NO.CP/GHAVC/GENERAL/567, ON DT.31/1/2022
(12)THIS PERMISSION IS GIVEN ON THE BASIS OF KABJA KARAR OPINION GIVEN BY A.E.O.(S.W.Z.) LETTER NO.4553, DT.-22/3/2022
(13)THIS PERMISSION IS SUBJECT TO OTHER TERMS/CONDITIONS SPECIFIED IN BOND GIVEN BY APPLICANT FOR DEVELOPMENT IN DRAFT T.P.SCHEME AREA.
(14) THIS PERMISSION IS GRANTED AS PER THE N.O.C. OF AIRPORT AUTHORITY OF INDIA ON DT.0.8/3/2022, REF. NOC ID NO.AHMEWEST/8/0306232/859126 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT
(15) THIS PERMISSION IS GRANTED SUBJECT TO RELAVENT TERMS AND CONDITIONS SPECIFIED IN OPINION GIVEN BY FIRE DEPARTMENT ON DT.18/8/2022 (GP/0037/0038/0039/0040/0041/0042/0043/0044/0045/0046/0047/0048/0049/0050/0051) OWNER/APPLICANT BEFORE APPLYING FOR COMMENCEMENT CERTIFICATE FIRE PROTECTION CONSULTANT WILL BE APPOINTED BY TAKING GIVEN BY OWNER/APPLICANT ALL TERMS AND CONDITION MENTIONED UNDER UNDER TAKING WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT
(16)ALL RELAVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON DT. 8/10/2020, ORDER NO. -2020/0706/GH/20220 BY COLLECTOR (AHMEDABAD) IF IS SUBMITTED BY OWNER/APPLICANTS
(17). APPLICANT SHALL HAVE TO MAKE PROVISION FOR ROOF TOP SOLAR ENERGY INSTALLATION AND GENERATION AS PER CL.7.6.1 OF DGDCR-2017 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
(18) IN EVERY WATER CLOSETS OR TOILET,IT SHALL BE MANDATORY TO PROVIDE DOUBLE BUTTON CISTERN (DUAL FLUSH TANK)
(19) AS PER THE PROVISION OF REAL ESTATE (REGULATION AND DEVELOPMENT) ACT-2016, NO DEVELOPER/PROMOTER SHALL MAKE ANY ADVERTISEMENT FOR SALE MARKETING, BOOKING OR OFFER FOR REAL ESTATE PROJECT WITHOUT REGISTRATION OF BUILDING OR PART OF THEIR UNITS, THE REGISTRATION IS DONE IN THE REAL ESTATE REGULATORY AUTHORITY/PERSON OFFICE.
(20)THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT OWNER/APPLICANTS HAVE TO PROVIDE TEMPORARY RESIDENTIAL ACCOMADATION FOR SKILLED/UNSKILLED CONSTRUCTION LABOURS IN THEIR PREMISES WITH PROPER SANITATION AND WATER PROVIDED/WORK WILL NOT BE ENCHROACHED FOR THE SAME IN SAME AS PER OWNER/APPLICANTS SUBMIT THE NOTERISED UNDERTAKING FOR THE SAME
(21) PERMANENT PROVISION ON THE SITE FOR WASHING AND CLEANING OF TYRE/WHEEL OF THE VEHICLES/DUMPER/EQUIPMENTS COMING OUT FROM THE SITE TO THE PUBLIC ROAD, OTHERWISE LEGAL ACTIONS WILL BE TAKEN AND OWNER AND / OR DEVELOPER WILL BE SOLELY RESPONSIBLE FOR ANY DAMAGE OR SPOIL OF PUBLIC ROAD.
(22). THIS DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING BY OWNER/ APPLICANT AND DEVELOPERS FOR THE RIGHTS TO ENTER AND CONSTRUCTION ON THE SAID LAND BY DEVELOPERS AND IT WILL BE BINDING AND APPLICABLE TO BOTH PARTIES
(23) THIS DEVELOPMENT PERMISSION HAS BEEN GRANTED AS PROVIDED IN NOTIFICATION NO. EDS/172018/373/44/L, DTD:-28/04/2018, DTD.-23/06/2018, NOTIFICATION NO. EDS/172018/373/44/L, DTD:-15/10/2018, DTD.-28/02/2019 & OTHERS OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVERNMENT OF GUJARAT, AND DIRECTIONS ISSUED BY COMPETENT AUTHORITY FROM TIME TO TIME UNDER PROVISION OF COMPREHENSIVE GENERAL DEVELOPMENT CONTROL REGULATIONS-2017.
(24) (A) TOTAL PARKING AREA SHOWN IN APPROVED PLAN MUST BE MAINTAINED (B) PARKING AREA MUST BE RETAINED AS EFFECTIVE PARKING AND SHALL BE MAINTAINED WITH LIGHT AND VENTILATION SYSTEM (C) IF MISUSE OF PARKING SHALL BE NOTICED, THE LUIT OF THE ENTIRE BUILDING SHALL BE DISCONTINUED BY THE COMPETENT AUTHORITY. BUILDING USE SHALL BE PERMITTED ONLY AFTER THE REQUIRED PARKING SPACE IS PROVIDED. PENALTY SHALL BE LEVIED CONSIDERING THE PERIOD OF MISUSE OF THE PARKING SPACE AND BENEFIT DERIVED OUT OF MISUSE AS DECIDED BY THE COMPETENT AUTHORITY. AND NEMEN

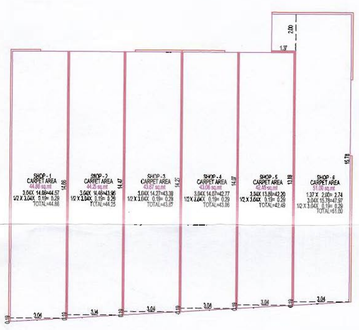
SCRUTINIZE COPY
No. 594 Dt. 21/3/23
TDO, BPSP, AMC

LIFT CALCULATION		
NO.OF UNIT 3rd FL to 7th FL.	NO.OF LIFT REQ.	PROVIDED NO.OF LIFT
144 UNITS	144 / 30 =4.8 SAY 5 (SHO PER.= 30 PER.)	3 NOS OF 12 PERSON 3 NOS OF 10 PERSON

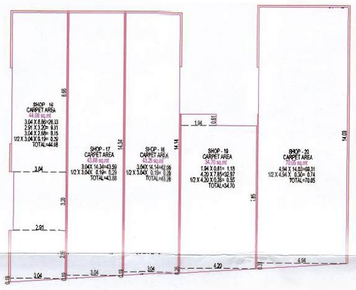
UNIT BUILT UP AREA SHOP WISE (COMMERCIAL) CARPET AREA UNDER RERA ACT (COMMERCIAL) (GROUND FLOOR)			
SHOP NO.	UNIT B.A. (SHOPS WISE)	CARPET AREA (RERA)	
01	47.25	44.86	
02	45.71	44.25	
03	45.38	43.87	
04	44.73	43.05	
05	43.86	42.49	
06	53.39	51.00	
07	94.24	91.79	
08	52.59	50.60	
09	51.96	50.02	
10	51.48	49.42	
11	35.55	34.71	
12	50.04	48.02	
12/A	49.29	47.41	
14	48.67	46.80	
15	82.90	80.47	
16	45.90	44.08	
17	45.85	43.86	
18	45.07	43.28	
19	35.56	34.70	
20	72.76	71.05	
TOILET BLOCK	20.35	---	
TOTAL	1062.25	1004.56	

AREA TABLE	REVISED APPROVED		REVISED APPROVED		APPROVED			REVISED			APPROVED			REVISED			APPROVED			REVISED		
FLOOR	USE		UNIT		FLOOR AREA			FLOOR AREA			F.S.I AREA			F.S.I AREA			B.UP AREA			B.UP AREA		
	COMM.	RESI.	COMM.	RESI.	COMM.	RESI.	TOTAL	COMM.	RESI.	TOTAL	COMM.	RESI.	TOTAL	COMM.	RESI.	TOTAL	COMM.	RESI.	TOTAL	COMM.	RESI.	TOTAUAL
BASEMENT - 2	---	PARK.	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	5621.50	5621.50	---	5621.50	5621.50
BASEMENT - 1	---	PARK.	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	5621.50	5621.50	---	5580.97	5580.97
GROUND	SHOPS	PARK.	20	---	1058.82	---	1058.82	1062.25	---	1062.25	1058.82	---	1058.82	1062.25	---	1062.25	1146.94	874.93	2021.87	1149.24	839.73	1988.97
1st	SHOPS	RESI.	22	06	590.79	538.97	1129.76	1026.56	536.15	1562.71	590.79	538.97	1129.76	1026.56	536.15	1562.71	671.94	816.83	1488.77	1118.52	775.29	1893.81
2nd	OFFICE	RESI.	04	07	---	1077.86	1077.86	526.72	625.75	1152.47	---	1077.86	1077.86	526.72	625.75	1152.47	---	1353.35	1353.35	613.16	891.78	1504.94
3rd	---	RESI.	---	12	---	1077.86	1077.86	---	1073.39	1073.69	---	1077.86	1077.86	---	1073.69	1073.69	---	1353.35	1353.35	---	1353.42	1353.42
4th	---	RESI.	---	12	---	1077.86	1077.86	---	1073.39	1073.69	---	1077.86	1077.86	---	1073.69	1073.69	---	1353.35	1353.35	---	1353.42	1353.42
5th	---	RESI.	---	12	---	1077.86	1077.86	---	1073.39	1073.69	---	1077.86	1077.86	---	1073.69	1073.69	---	1353.35	1353.35	---	1353.42	1353.42
6th	---	RESI.	---	12	---	1077.86	1077.86	---	1073.39	1073.69	---	1077.86	1077.86	---	1073.69	1073.69	---	1353.35	1353.35	---	1353.42	1353.42
7th	---	RESI.	---	12	---	1077.86	1077.86	---	1073.39	1073.69	---	1077.86	1077.86	---	1073.69	1073.69	---	1353.35	1353.35	---	1353.42	1353.42
8th	---	RESI.	---	12	---	1077.86	1077.86	---	1073.69	1073.69	---	1077.86	1077.86	---	1073.69	1073.69	---	1353.35	1353.35	---	1353.42	1353.42
9th	---	RESI.	---	12	---	1077.86	1077.86	---	1073.69	1073.69	---	1077.86	1077.86	---	1073.69	1073.69	---	1353.35	1353.35	---	1353.42	1353.42
10th	---	RESI.	---	12	---	1077.86	1077.86	---	1073.69	1073.69	---	1077.86	1077.86	---	1073.69	1073.69	---	1353.35	1353.35	---	1353.42	1353.42
11th	---	RESI.	---	12	---	---	---	---	1073.69	1073.69	---	---	---	---	1073.69	1073.69	---	---	---	---	1353.42	1353.42
12th	---	RESI.	---	12	---	---	---	---	1073.69	1073.69	---	---	---	---	1073.69	1073.69	---	---	---	---	1353.42	1353.42
13th	---	RESI.	---	12	---	---	---	---	1073.69	1073.69	---	---	---	---	1073.69	1073.69	---	---	---	---	1353.42	1353.42
14th	---	RESI.	---	12	---	---	---	---	1073.69	1073.69	---	---	---	---	1073.69	1073.69	---	---	---	---	1353.42	1353.42
STAIR CABIN	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	232.70	232.70	---	217.51	217.51
L.M ROOM +O.H.W.T.	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	120.42	120.42	---	---	---
CLUB HOUSE	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	231.90	231.90	---	214.14	214.14
TOTAL	SHOPS	RESI.	46	157	1649.61	10239.71	11888.32	2615.53	14046.18	16661.71	1649.61	10239.71	11888.32	2615.53	14046.18	16661.71	1818.88	25699.93	27518.81	2880.92	30381.96	33262.88

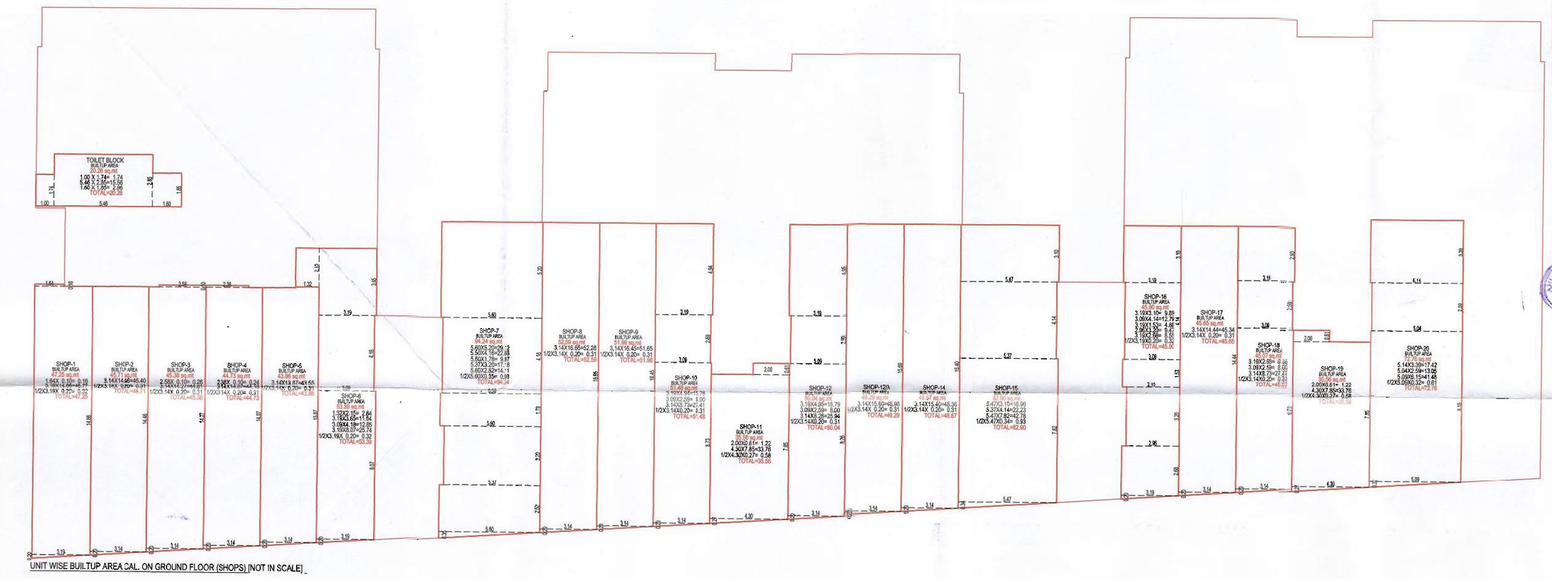
BUILT UP AREA CAL. ON GROUND FLOOR (SHOPS) [NOT IN SCALE]



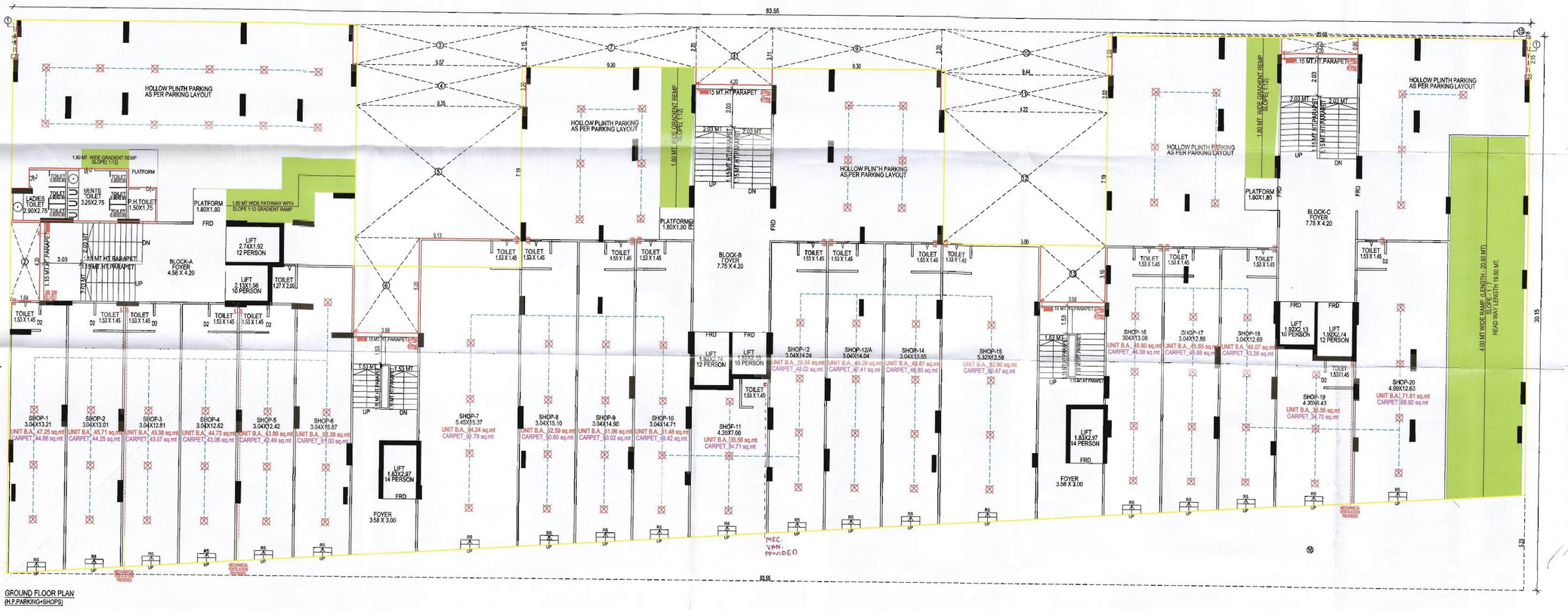




CARPET AREA (RERA) CAL. ON GROUND FLOOR (SHOPS) [NOT IN SCALE]



UNIT WISE BUILTUP AREA CAL. ON GROUND FLOOR (SHOPS) [NOT IN SCALE]



GROUND FLOOR PLAN (H.P.PARKING+SHOPS)

SCRUTINIZE COPY
No. 594 Dt. 21/3/23
TDO, BPSP, AMC

1) THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND LAND/PLOT OWNER SHALL OBEY AS PER ALL BONDS AND AFFIDAVITS PROVIDED BY APPLICANT AND/OR HIS ARCHI.

2) THIS DEVELOPMENT PERMISSION IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER'S OFFICE ORDER NO. CMH/ 0312/28 AND OFFICE ORDER NO.42 DT.-13/06/06.

3) THIS DEVELOPMENT PERMISSION IS GRANTED UnDer G.D.C.R.-2017 AS PER LETTER NO. GH/V/2899 OF 2017/TPS-1202/16-3639/-1, DATED:- 12/10/2017 AND LETTER NO. SH/V/DEVELOPMENT/1202/16-3639/-2, DATED:-13/10/2017 AND LETTER NO. SH/V/3003/DB-31/03/2018 AND LETTER NO. SH/V/45 OF 2018/DB-1202/16-3639/-3, DATED:-23/04/2018 AND LETTER NO. SH/V/1555/DB-1202/16-3639/-4, DATED:-01/12/2018 AND LETTER NO. SH/V/3005/DB-1202/16-3639/-5, DATED:-31/01/2019 AND LETTER NO. SH/V/1555/DB-1202/16-3639/-6, DATED:-31/03/2020 AND LETTER NO.-GH/V/ 174 of 2020/DB-1202/16-3639/-7, DATED:-11/12/2020 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.

4) RAIN WATER STORAGE TANK SHALL BE PROVIDE AS PER CGDCR-2017 CLAUSE NO. 17.2.

5) OWNER-APPLICANT-DEVELOPER SHALL HAVE TO PROVIDE BARRICADE OF STEEL SHEET TO PLOT AT THEIR OWN EXPENSES IF SUFFICIENT HEIGHT (NOT LESS THAN 3.00M.) DURING CONSTRUCTION/DEMOLITION ACTIVITY AT ALL EDGES OF PLOT FOR SAFETY PURPOSE.

6) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT.-2/2/2023.

7) APPLICANT/OWNER/ARCHITECT/ENGINEER/STRUCTURE ENGINEER/CLERK OF WORKS (CEW) SUPERVISING AND ARE RESPONSIBLE FOR ALL THE WORKS TO BE DONE FOR THE SAFETY OF ADJACENT PROPERTY DURING THE EXCAVATION/CONSTRUCTION OF THE CELLAR AND ANYPART OF ENTIRE EXCAVATION/CONSTRUCTION (INCLUDING PROTECTIVE SUPPORT) WILL HAVE TO DO BY PHASE WISE EXCAVATION (INDUCING PROTECTIVE SUPPORT) AND CONSTRUCTION OF R.C.C. RETAINING WALL AS PER THE DESIGN AND DRAWINGS OF EXCAVATION/CONSTRUCTION. THE NECESSARY ARRANGEMENTS WILL HAVE TO BE MADE BY THE STRUCTURAL ENGINEER/ENGINEER/CLERK OF WORK (SITE SUPERVISOR) FOR SAFETY OF ADJACENT BUILDING AND PROPERTY. ALL NECESSARY PRECAUTIONS WILL HAVE TO BE MADE FOR THE SAFETY AND AS PER THE NOTARIZED UNDERTAKING/AFFIDAVIT GIVEN BY THE OWNER/APPLICANT/DEVELOPER/ARCHITECT/ STRUCTURAL ENGINEER/ENGINEER/CLERK OF WORK (SITE SUPERVISOR) AT THE TIME OF CERTIFICATE (RAMCHITHI) WILL BE ASSESSED AND ACTED WITH IMMEDIATE EFFECT IF THE CONSTRUCTION / EXCAVATION / DEMOLITION WORK IS BEING DONE WITHOUT PROPER PRECAUTIONS TO ENSURE SAFETY.

8) PROVISION FOR SUBMERSIBLE OF SUFFICIENT CAPACITY WITH CATCHPIT, AT EACH BASEMENT LEVEL IN CASE OF WATER LOGGING IN BASEMENT DURING RAINY SEASON TO BE TAKEN TO KEEP IT PERMANENTLY OPERATIONAL TO PREVENT FLOODING ON BASEMENT/CELLER AND TO KEEP 7 DRY.

9) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELEVANT TERMS AND CONDITIONS MENTIONED IN THE LETTER OF EARLIER APPROVAL CASE NO.- REF NO.:TP&NO.:3(SHIVRAJ) CASE NO.:4781 /FINO.:04/1ER AND OR, DT.:19/12/2012 REF NO.:TP&NO.:3(SHIVRAJ)/F.P.NO.:04/TP/RECOMMENDATION ON DT.:5/3/2012 AND OTHERS WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.

10) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELEVANT TERMS AND CONDITIONS MENTIONED IN THE LETTER OF EARLIER APPROVAL CASE NO.- REF NO.:TP&NO.:3(SHIVRAJ) CASE NO.:4781 /FINO.:04/1ER AND OR, DT.:19/12/2012 REF NO.:TP&NO.:3(SHIVRAJ)/F.P.NO.:04/TP/RECOMMENDATION ON DT.:5/3/2012 AND OTHERS WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.

11) FURTHER PERMISSION IS GIVEN ON THE BASIS OF OPINION GIVEN BY ASSTT.CITY PLANNER IN D.O.LETTER NO.4301 DT.29/3/2023.

12) FURTHER PERMISSION IS GIVEN ON THE BASIS OF KARLA KARAR OPINION GIVEN BY A.E.D.O.M.C.LETTER NO.4301 DT.29/3/2023.

13) FURTHER PERMISSION IS SUBJECT TO OTHER TERMS/CONDITIONS SPECIFIED IN BOND GIVEN BY APPLICANT FOR DEVELOPMENT IN DRAFT T.P.SCHEME AREA.

14) THIS PERMISSION IS GRANTED AS PER THE N.O.C. OF AIRPORT AUTHORITY OF INDIA ON DTD.-8/2/2022. REF NOC ID NO.AHMEDA/13/W/0022/2459/120 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.

15) (1) THIS PERMISSION IS GRANTED SUBJECT TO RELAVENT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON DT.-, (2) FURTHER PERMISSION FOR CONSTRUCTION ARE NOW WILL BE OBTAIN AND FIRE PROTECTION CONSULTANT WILL BE APPOINTED BY OWNER/APPLICANT BEFORE APPLYING FOR B.U. PERMISSION AND NOTARIZED UNDER TAKEN GIVEN BY OWNER/APPLICANT AND ARCHITECT/ENGINEER/STRUCTURE ENGINEER IN NOTARIZED UNDERTAKING (AFFIDAVIT) WILL BE IMPLEMENTED WITH IMMEDIATE EFFECT IF THE CONSTRUCTION / EXCAVATION / DEMOLITION WORK IS BEING DONE WITHOUT PROPER PRECAUTIONS TO ENSURE SAFETY.

16) (1) PAYMENT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON DT.-, (2) AMOUNT ORDERED NO.-/2/ANTHARGATION BY COLLECTOR (in AHMEDABAD) IT IS SUBMITTED BY OWNER-APPLICANTS.

17) APPLICANT SHALL HAVE TO MAKE PROVISION FOR ROOF TOP SOLAR ENERGY INSTALLATION AND GENERATION AS PER CL.17.5.1 OF CGDCR-2017 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.

18) IN EVERY WATER CLOSETS OR TOILET (IT SHALL BE MANDATORY TO PROVIDE DOUBLE BUTTON CISTERN DUAL FLUSH TANK).

19) AS PER THE PROVISION OF REAL ESTATE (REGULATION AND DEVELOPMENT) ACT-2016 AND RULES-2017 OF GUJARAT STATE, THE AGENT FOR SALE, MARKETING, BOOKING OR OFFER FOR REAL ESTATE PROJECT SHALL NOT DISCHARGE THE FUNCTION PART OF THESE, UNTIL THE REGISTRATION IS DONE IN THE REAL ESTATE REGULATORY AUTHORITY/RERA OFFICE.

20) (1) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT APPLICANT SHALL NOT USE OR PERMIT THE USE OF ANY PORTION OF THE BUILDING AS INDUSTRIAL ACCOMODATION OR SHALLOW/UNSKILLED CONSTRUCTION LABOURS, IN THESE PREMISES WITH PROPER SANITATION FACILITY. PUBLIC SPACE/ROAD WILL NOT BE ENCROACHED FOR THIS SANITATION FACILITY AS PER OWNER/APPLICANTS SUBMIT THE NOTARISED UNDERTAKING FOR THE SAME.

21) PERMANENT PROVISION ON THE SITE FOR WASHING AND CLEANING OF TYRES/WHEELS OF THE VEHICLES/MACHINERY/EQUIPMENTS COMING AND GOING ON THE PUBLIC ROAD OTHERWISE LEGAL ACTIONS WILL BE TAKEN AND OWNER AND DEVELOPER WILL BE SOLELY RESPONSIBLE FOR ANY DAMAGE CAUSED TO THE ROAD.

22) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTARISED AGREEMENT TO SALE DT.- BETWEEN THE OWNER AND DEVELOPER FOR THE RIGHTS TO DEVELOP AND CONSTRUCTION ON THE SAID LAND BY DEVELOPER AND IT WILL BE BINDING AS APPLICABLE TO BOTH PARTIES.

23) THIS DEVELOPMENT PERMISSION HAS BEEN GRANTED AS PROVIDED IF NOTIFICATION NO. ED/417/2019/RNAL, DTD.29/04/2019 AND SUBSEQUENT NOTIFICATION NO. ED/417/2019/RNAL, DTD.29/04/2019 BY THE GOVT. OF GUJARAT, URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT GOVERNMENT OF GUJARAT AND DIRECTIONS ISSUED BY COMPETENT AUTHORITY FROM TIME TO TIME UNDER PROVISION OF COMPREHENSIVE GENERAL DEVELOPMENT CONTROL REGULATIONS.

24) (a) TOTAL PARKING AREA SHOWN IN APPROVED PLAN MUST BE MAINTAINED (R) AND SHALL BE USED ONLY FOR THE PURPOSE OF EFFECTIVE PARKING SPACE AND SHALL BE MAINTAINED WITH LIGHT AND VENTILATION EFFICIENTLY. (b) ABOVE PROVISION OF THE CONDITION NOTICED THAT USE OF THE ENTIRE BUILDING SHALL BE EXCEPT FOR THE REQUIRED PARKING SPACES AND PROVIDED HIGH OF THE PARKING SPACE SHALL BE LEVELED FREE FROM PARKING SPACES AND PROVIDED HIGH OF THE PARKING SPACE SHALL BE LEVELED FREE FROM BEAMS BEHIND OF THE PARKING SPACE AND BENEFIT DERIVED OUT OF THE SAID PROVISIONS SHALL BE WITHDRAWN IF THE USER OF THE PARKING SPACE VIOLATES THE TERMS AND CONDITIONS MENTIONED WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.

25) THIS REVISED PERMISSION IS GIVEN ON THE BASIS OF SITE SITUATION OPINION GIVEN BY ASSTT.T.D.O. IS IN D.O.LETTER NO.-/2/N.OF DT.19/6/2023.

26) THIS PERMISSION IS GIVEN ON THE BASIS OF OPINION FOR PROPERTY TAX GIVEN BY DIVISIONAL SUPERINTENDENT/PROPERTY TAX DEPT. S.W.Z./ON DT.-/6/2023.

27) THE AMENDMENT/ADDITIONAL F.S.I. FEE SHALL BE PAID 25 PERCENT AT THE TIME OF COMMENCEMENT CERTIFICATE AND OTHER 75 PERCENT IN INSTALMENT IN INSTALMENT AS PER THE PROVISION AS PER AFFIDAVIT GIVEN FOR THE SAME BY OWNER/APPLICANT.

Final Plot boundary and allotment of final plot is Subject to Variation by Town Planning Officer

The permission is valid only Till 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.

FOR, UNITED BUILDCON
PARTNER
OWNER

R.K.Prasad
રવિકુમાર હિરેનભાઈ પ્રજાપતિ
રાધ, આમજ વાસ, ગામ : દેલ્માનાબાદ,
તા. કલોલ, જી. ગાંધીનગર.
Lic. No. : 001DV09122910630
DEVELOPER

KRUNAL K. MISTRY (B.E. CIVIL)
CONSULTING CIVIL ENGINEER
117 DEVPATH, B/H LAL BUNGLOW
C.G.ROAD, NAVARANGPURA
ENG. LIC. NO. :- 001ERH01032600598
ENGINEER

Jayesh D. Desai
90-1 LIC No. 001SE20022600349
89, Swami Akhandanand Society,
Ghatlodiya, Ahmedabad
STRUCTURE ENGINEER

HRISHIKESH HARESHBHAI RAMANI
CONSULTING CIVIL ENGINEER
B-501, VICTORIA HERITAGE,
NR. SANGATHI CIRCLE, OPP. AMNOL FARM,
NIKOL, AHMEDABAD-382350.
AND LIC : 001CW18000710935
C.O.W.

N.H. Prajapati
NARESH HANSAJI PRAJAPATI
511, Shalibhadra Chowk, Kachrawala,
Rajpur, Ahmedabad - 380 001.
SDR LIC NO. : 001SR07032610746
(Grade - 1)
S.O.R.

RESIDENTIAL AFFORDABLE HOUSING PROJECT | GROUND FLOOR PLAN | SHEET NO : 6/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM.BUILDING (RESI.AFFORDABLE HOUSING) ON F.P.NO : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [O.P. NO.-34]

MOJE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD

SCALE : 1.00 CM : 1.00 MT | BLOCK - A+B+C

USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)

USE : RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)

SCHEDULE OF OPENING

DOOR		WINDOW		VENTILATOR
FRD: 1.07 X 2.54	SD : 1.50 X 2.54	W : 2.13 X 1.94	MIN. 0.60 MT.	V : 0.60 X 0.60
D : 1.05 X 2.54	SD1 : 1.20 X 2.54	W1 : 1.54 X 1.54	BILL LEVEL	
D1 : 0.90 X 2.54	SD2 : 1.05 X 2.54	W2 : 0.90 X 1.94	WITH SAFETY GRILL	
D2 : 0.76 X 2.54				

R.C.C STAIR DETAIL

GROUND PLAN	1st TO 7th PLAN
1.50 MT WIDTH	1.50 MT WIDTH
0.30 MT TREAD	0.30 MT TREAD
0.15 MT RISER	0.14 MT RISER

COLOR NOTE

PROP WORK	BALCONY,WASH
PROP DRAINAGE	SPRINKLER
CARPET	APPROVED WORK

BUILT UP AREA CALCULATION ON GROUND FLOOR PLAN

		83.55	X	30.15	X 1 NOS =	2519.03 SQ.MT
LESS WORK :	(1)	0.22	X	2.15	X 2 NOS =	0.95 SQ.MT
	(2)	1.64	X	4.20	X 1 NOS =	6.89 SQ.MT
	(3)	9.57	X	2.15	X 1 NOS =	20.58 SQ.MT
	(4)	9.35	X	2.20	X 1 NOS =	20.57 SQ.MT
	(5)	9.13	X	7.19	X 1 NOS =	65.64 SQ.MT
	(6)	3.58	X	5.20	X 1 NOS =	18.62 SQ.MT
	(7)	9.30	X	2.20	X 1 NOS =	20.46 SQ.MT
	(8)	4.20	X	3.11	X 1 NOS =	13.06 SQ.MT
	(9)	9.30	X	2.20	X 1 NOS =	20.46 SQ.MT
	(10)	9.44	X	2.33	X 1 NOS =	22.00 SQ.MT
	(11)	9.22	X	2.02	X 1 NOS =	18.62 SQ.MT
	(12)	9.00	X	7.19	X 1 NOS =	64.71 SQ.MT
	(13)	3.58	X	3.10	X 1 NOS =	11.10 SQ.MT
	(14)	4.20	X	0.90	X 1 NOS =	3.78 SQ.MT
	(15)	23.02	X	0.18	X 1 NOS =	4.14 SQ.MT
	(16)	1/2 X 83.55	X	5.23	X 1 NOS =	218.48 SQ.MT
					TOTAL =	530.06 SQ.MT
					NET BUILT UP AREA ON GROUND FLOOR =	1988.97 SQ.MT

BUILT UP AREA CAL. ON GROUND FLOOR PLAN (H.P.PARKING)

LESS: BUILT UP AREA CAL ON GROUND FLOOR	= 1988.97 SQ.MT
BUILT UP AREA CAL ON GR.FL. (SHOPS)	= 1149.24 SQ.MT
NET BUILT UP AREA CAL.ON GR.FL. (H.P.PARKING)	= 839.73 SQ.MT

BUILT UP CAL. ON GROUND FLOOR (SHOPS)

	(1)	1.64	X	10.01	X 1 NOS =	16.42 SQ.MT
	(2)	5.26	X	9.91	X 1 NOS =	52.13 SQ.MT
	(3)	4.96	X	10.01	X 1 NOS =	49.65 SQ.MT
	(4)	2.59	X	9.91	X 1 NOS =	25.67 SQ.MT
	(5)	0.61	X	12.01	X 1 NOS =	7.33 SQ.MT
	(6)	3.90	X	12.11	X 1 NOS =	47.23 SQ.MT
	(7)	3.58	X	8.46	X 1 NOS =	30.29 SQ.MT
	(8)	14.97	X	8.71	X 1 NOS =	130.39 SQ.MT
	(9)	15.05	X	4.95	X 1 NOS =	74.50 SQ.MT
	(10)	2.28	X	5.52	X 1 NOS =	12.59 SQ.MT
	(11)	2.15	X	6.13	X 1 NOS =	13.18 SQ.MT
	(12)	14.82	X	8.71	X 1 NOS =	129.08 SQ.MT
	(13)	14.94	X	4.92	X 1 NOS =	73.50 SQ.MT
	(14)	3.58	X	10.56	X 1 NOS =	37.80 SQ.MT
	(15)	9.39	X	10.73	X 1 NOS =	100.75 SQ.MT
	(16)	9.52	X	2.93	X 1 NOS =	27.89 SQ.MT
	(17)	2.07	X	8.14	X 1 NOS =	16.85 SQ.MT
	(18)	2.38	X	7.53	X 1 NOS =	17.92 SQ.MT
	(19)	4.93	X	10.73	X 1 NOS =	52.90 SQ.MT
	(20)	5.06	X	3.39	X 1 NOS =	17.15 SQ.MT
	(21) 1/2 X	4.95	X	79.09	X 1 NOS =	195.75 SQ.MT
	(22)	1.00	X	1.75	X 1 NOS =	1.75 SQ.MT
	(23)	5.46	X	2.85	X 1 NOS =	15.56 SQ.MT
	(24)	1.60	X	1.85	X 1 NOS =	2.96 SQ.MT
					TOTAL =	1149.24 SQ.MT
					NET BUILT UP AREA CAL.ON GR.FL. (SHOP) =	1149.24 SQ.MT

F.S.I. AREA CALCULATION ON GROUND FLOOR (SHOP)

UNIT WISE B.A. ON GROUND FLOOR(SHOP) =	1062.25 SQ.MT
NET F.S.I. AREA ON GROUND FLOOR (SHOP) =	1062.25 SQ.MT

Ahmedabad Municipal Corporation

Case No. : B/HTI/SWZ/280322/CGDCRV/A5918/R1/M1 | Zone: SOUTH WEST

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

Raja Chitthi Number : 07656/280122/A5918/R1/M1

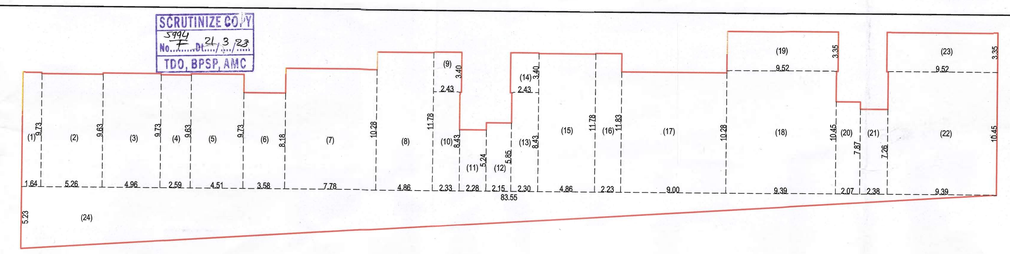
Date : 23/03/2023

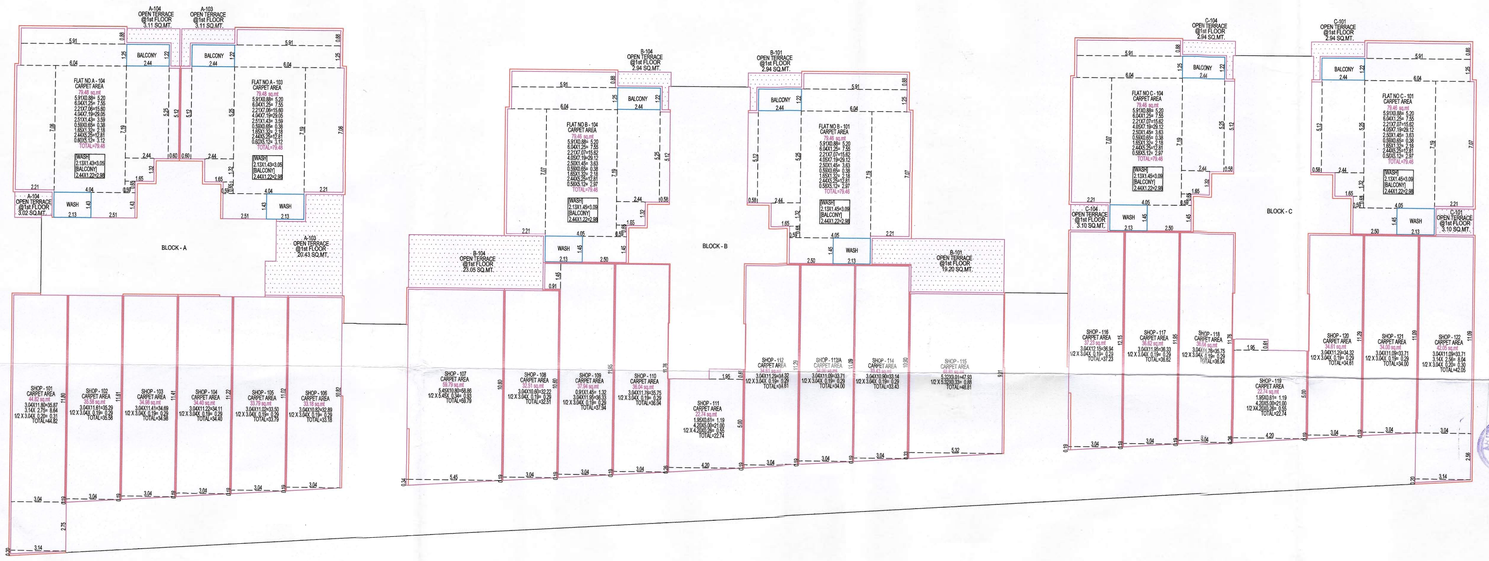
T.D.O. | T.D. Inspector (B.P.S.P.) | Asst. T.D.O. (B.P.S.P.)

AUTHORITY

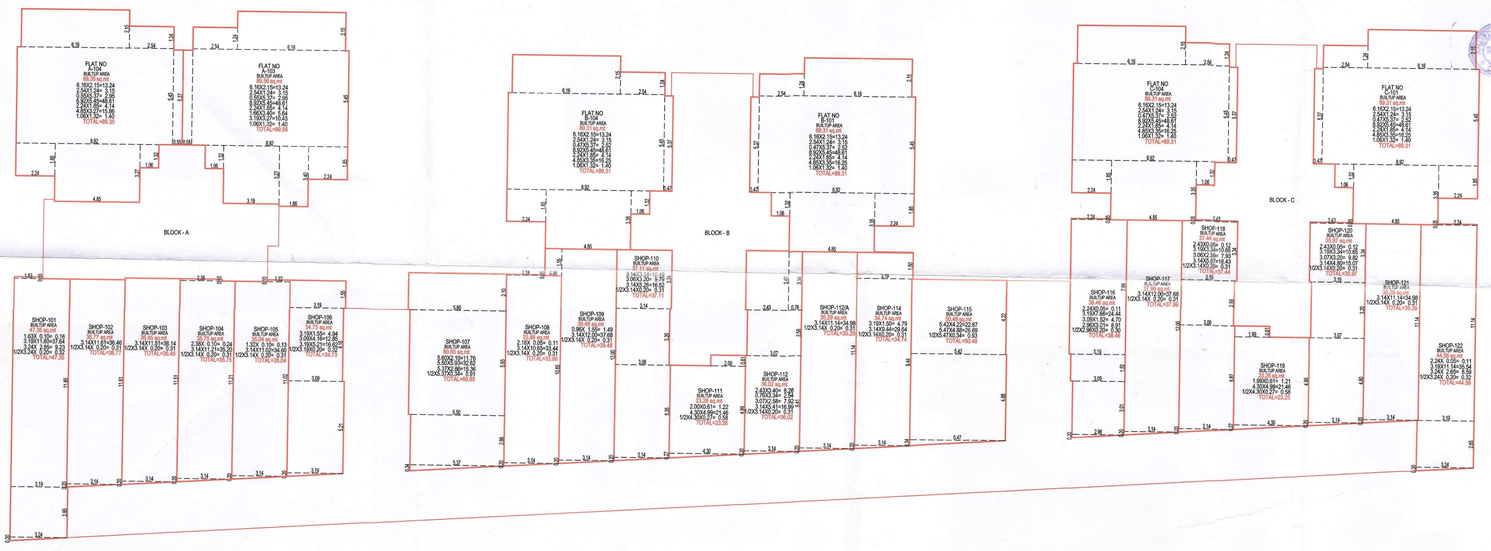
SCRUTINIZE COPY
SRV No. F 21/3/23
TDO, BPSP, AMC

BUILT UP AREA CAL. ON 1st FLOOR (SHOPS) [NOT IN SCALE]

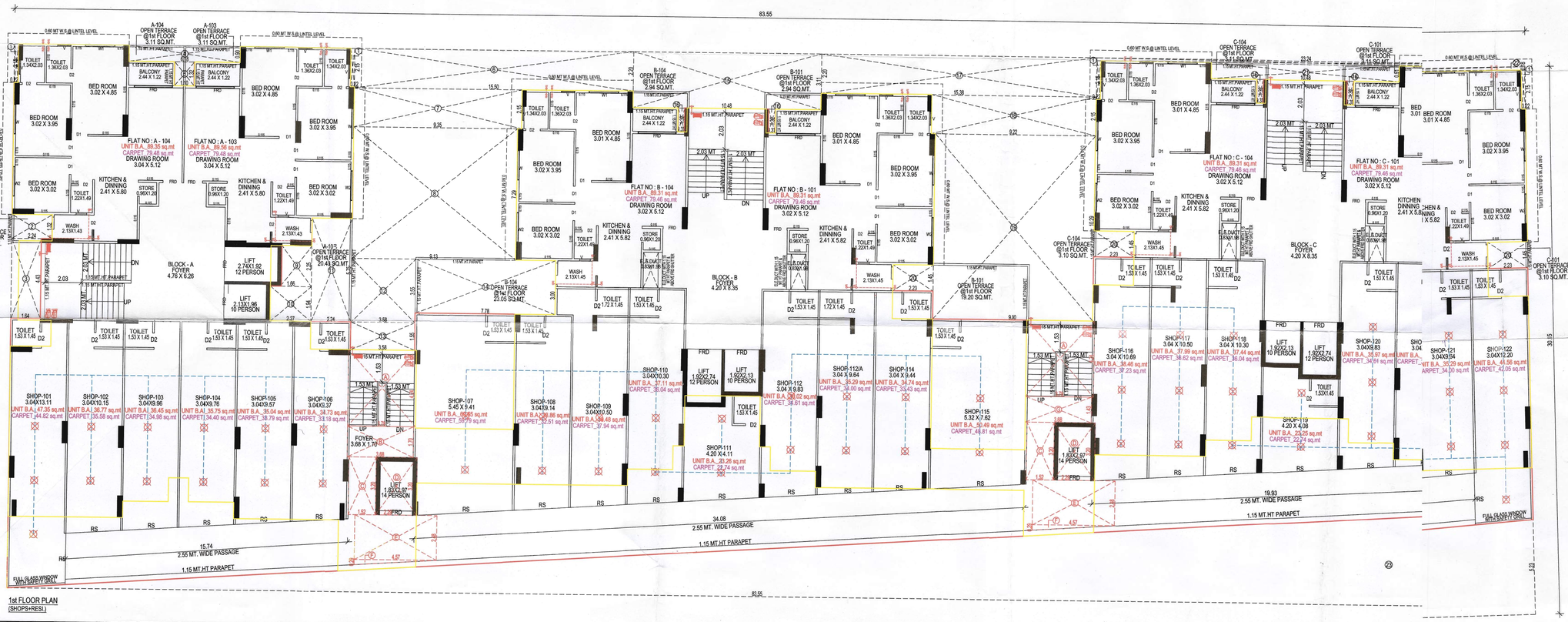




CARPET AREA (RERA) CAL. ON 1st FLOOR (RESI.+SHOPS)



UNIT WISE BUILT UP AREA CAL. ON 1st FLOOR (RESI.+SHOPS)



1st FLOOR PLAN
(SHOPS+RESI.)

UNIT BUILT UP AREA SHOP WISE (COMMERCIAL) CARPET AREA UNDER RERA ACT (COMMERCIAL) (FIRST FLOOR)			
SHOP NO.	UNIT B.A. (SHOPS WISE)	CARPET AREA (RERA)	OPEN TERRACE
101	47.35	44.82	---
102	38.77	35.58	---
103	36.45	34.98	---
104	36.75	34.40	---
105	35.04	33.79	---
106	34.73	33.18	---
107	60.65	59.79	---
108	33.86	32.51	---
109	39.48	37.94	---
110	37.11	36.04	---
111	23.36	22.74	---
112	36.02	34.61	---
112A	35.29	34.00	---
114	34.74	33.43	---
115	50.49	48.81	---
116	38.46	37.23	---
117	37.99	36.62	---
118	37.44	36.04	---
119	23.25	22.74	---
120	35.97	34.61	---
121	35.29	34.00	---
122	44.56	42.05	---
TOTAL	829.95	799.91	---

1st FLOOR (RESIDENTIAL) UNIT B.UP AREA TABLE & CARPET AREA (RERA) TABLE					
UNIT NO.	UNIT B.A. FSI AREA	CARPET AREA (RERA)	WASH AREA (RERA)	BALCONY AREA (RERA)	OPEN TERRACE (RERA)
A-103	89.56	79.48	3.05	2.98	20.43+3.11=23.54
A-104	89.35	79.48	3.05	2.98	3.02+3.11=6.13
B-101	89.31	79.46	3.09	2.98	19.20+2.94=22.14
B-104	89.31	79.46	3.09	2.98	23.05+2.94=25.99
C-101	89.31	79.46	3.09	2.98	3.10+2.94=6.04
C-104	89.31	79.46	3.09	2.98	3.10+2.94=6.04
TOTAL	536.15	476.80	18.46	17.88	89.88

RESIDENTIAL AFFORDABLE HOUSING PROJECT | 1st FLOOR PLAN | SHEET NO : 7/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM.BUILDING (RESI.AFFORDABLE HOUSING) ON F.P.NO : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) [R.S.NO. : 559] , [O.P. NO.-34]
MOJE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD
SCALE : 1.00 CM : 1.00 MT | BLOCK - A+B+C
USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)
USE : RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)

SCHEDULE OF OPENING

DOOR	WINDOW	VENTILATOR
FRD: 1.57 X 2.54 SD : 1.50 X 2.54 D : 1.05 X 2.54 SD1 : 1.20 X 2.54 D1 : 0.90 X 2.54 SD2 : 1.05 X 2.54 D2 : 0.76 X 2.54	W : 2.13 X 1.94 MIN. 0.60 MT. SILL LEVEL WITH SAFETY GRILL W1 : 1.54 X 1.54 W2 : 0.90 X 1.94	V : 0.60 X 0.60
R.C.C STAIR DETAIL	COLOR NOTE	
GROUND PLAN : 1st TO 7th PLAN 1.50 MT WIDTH 1.50 MT WIDTH 0.30 MT TREAD 0.30 MT TREAD 0.15 MT RISER 0.14 MT RISER	PROP WORK — BALCONY,WASH PROP DRAINAGE — SPRINKLER CARPET — APPROVED WORK	

BUILT UP AREA CALCULATION ON 1st FLOOR PLAN

		83.55	X	30.15	X 1 NOS	=	2519.03 SQ.MT
LESS WORK :	(1)	0.22	X	2.15	X 4 NOS	=	1.89 SQ.MT
	(2)	2.24	X	1.32	X 1 NOS	=	2.96 SQ.MT
	(3)	1.64	X	4.43	X 1 NOS	=	7.27 SQ.MT
	(4)	6.16	X	0.90	X 1 NOS	=	5.56 SQ.MT
	(5)	1.10	X	1.32	X 1 NOS	=	1.45 SQ.MT
	(6)	15.50	X	2.20	X 1 NOS	=	34.10 SQ.MT
	(7)	9.35	X	2.15	X 1 NOS	=	20.10 SQ.MT
	(8)	9.13	X	7.29	X 1 NOS	=	66.56 SQ.MT
	(9)	1.66	X	2.25	X 1 NOS	=	3.74 SQ.MT
	(10)	2.27	X	1.94	X 1 NOS	=	4.40 SQ.MT
	(11)	2.24	X	5.75	X 1 NOS	=	12.88 SQ.MT
	(12)	3.58	X	3.55	X 1 NOS	=	12.71 SQ.MT
	(13)	3.58	X	1.55	X 1 NOS	=	5.55 SQ.MT
	(14)	7.78	X	3.00	X 1 NOS	=	23.34 SQ.MT
	(15)	10.48	X	3.11	X 1 NOS	=	32.59 SQ.MT
	(16)	0.37	X	1.32	X 4 NOS	=	1.95 SQ.MT
	(17)	15.38	X	2.20	X 1 NOS	=	33.84 SQ.MT
	(18)	9.22	X	2.15	X 1 NOS	=	19.82 SQ.MT
	(19)	9.00	X	10.29	X 1 NOS	=	92.61 SQ.MT
	(20)	2.23	X	1.45	X 3 NOS	=	9.70 SQ.MT
	(21)	10.48	X	0.91	X 1 NOS	=	9.54 SQ.MT
	(22)	23.04	X	0.18	X 1 NOS	=	4.18 SQ.MT
	(23)	1/2 X 83.55	X	5.23	X 1 NOS	=	218.48 SQ.MT
					TOTAL	=	625.22 SQ.MT
					NET BUILT UP AREA ON GROUND FLOOR	=	1893.81 SQ.MT

BUILT UP AREA CAL. ON 1st FLOOR PLAN (RESI.)

LESS:	BUILT UP AREA CAL.ON 1st FLOOR =	1893.81 SQ.MT
	BUILT UP AREA CAL.ON 1st FL. (SHOPS) =	1118.52 SQ.MT
	NET BUILT UP AREA CAL.ON 1st.FL. (RESI.) =	775.29 SQ.MT

BUILT UP CAL. ON 1st FLOOR (SHOPS)

	(1)	1.64	X	9.73	X 1 NOS	=	15.96 SQ.MT
	(2)	5.26	X	9.63	X 1 NOS	=	50.65 SQ.MT
	(3)	4.96	X	9.73	X 1 NOS	=	48.26 SQ.MT
	(4)	2.59	X	9.63	X 1 NOS	=	24.94 SQ.MT
	(5)	4.51	X	9.73	X 1 NOS	=	43.86 SQ.MT
	(6)	3.58	X	8.18	X 1 NOS	=	29.28 SQ.MT
	(7)	7.78	X	10.28	X 1 NOS	=	79.98 SQ.MT
	(8)	4.86	X	11.78	X 1 NOS	=	57.25 SQ.MT
	(9)	2.43	X	3.40	X 1 NOS	=	8.26 SQ.MT
	(10)	2.33	X	8.43	X 1 NOS	=	19.64 SQ.MT
	(11)	2.28	X	5.24	X 1 NOS	=	11.95 SQ.MT
	(12)	2.15	X	5.85	X 1 NOS	=	12.58 SQ.MT
	(13)	2.30	X	8.43	X 1 NOS	=	19.39 SQ.MT
	(14)	2.43	X	3.40	X 1 NOS	=	8.26 SQ.MT
	(15)	4.86	X	11.78	X 1 NOS	=	57.25 SQ.MT
	(16)	2.23	X	11.83	X 1 NOS	=	26.38 SQ.MT
	(17)	9.00	X	10.28	X 1 NOS	=	92.52 SQ.MT
	(18)	9.39	X	10.45	X 1 NOS	=	98.13 SQ.MT
	(19)	9.52	X	3.35	X 1 NOS	=	31.89 SQ.MT
	(20)	2.07	X	7.87	X 1 NOS	=	16.29 SQ.MT
	(21)	2.38	X	7.26	X 1 NOS	=	17.28 SQ.MT
	(22)	9.39	X	10.45	X 1 NOS	=	98.13 SQ.MT
	(23)	9.52	X	3.35	X 1 NOS	=	31.89 SQ.MT
	(24)	1/2 X 83.55	X	5.23	X 1 NOS	=	218.48 SQ.MT
					TOTAL	=	1118.52 SQ.MT
					NET BUILT UP AREA CAL.ON 1st FL. (SHOP)	=	1118.52 SQ.MT

F.S.I. AREA CAL. ON 1st FLOOR (SHOPS)

					NET BUILT UP AREA CAL.ON 1st FL. (SHOP)	=	1118.52 SQ.MT
LESS:	(A)	3.78	X	4.24	X 2 NOS	=	32.05 SQ.MT
	(B)	3.68	X	1.70	X 1 NOS	=	6.26 SQ.MT
	(C)	1.52	X	3.20	X 2 NOS	=	9.73 SQ.MT
	(D)	2.29	X	3.20	X 2 NOS	=	14.66 SQ.MT
	(E)	4.57	X	2.48	X 2 NOS	=	22.67 SQ.MT
	(F)	1/2 X 4.57	X	0.29	X 2 NOS	=	1.33 SQ.MT
	(G)	3.68	X	1.43	X 1 NOS	=	5.26 SQ.MT
					TOTAL	=	91.96 SQ.MT
					NET F.S.I. AREA ON 1st FL. (SHOP) [1118.52-94.09]	=	1026.56 SQ.MT

Final Plot boundary and allotment of final plot is Subject to Veriation by Town Planning Officer
The permission is valid only Till the DP/TPS revises 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.

ઉપરોક્ત વિગત મુજબ આપેલ જાહેરાત મુજબ ના કોઈ વાંધાઅરજી કોર્ટ, તે વખતના વાદનો પી.યુ. પરવેશન આવશે ત્યારબાદ કોઈપણ વિષયનો ધ્યાનમાં લેવામાં આવશે નહીં.

RESPONSIBILITY (G.D.C.R.-2017 CL. NO. 4.3.4 & 4.8)
THE GRANT OF PERMISSION, ISSUANCE OF ANY STATEMENT, DOCUMENTS, PLANS, DRAWINGS AND ACCEPTANCE THEREOF, PROGRESS CERTIFICATE OR STRUCTURAL REPORT, STRUCTURAL DESIGN OR DISCHARGE THE OWNER, BUILDING COMPLETION CERTIFICATES SHALL NOT DISCHARGE THE OWNER, ENGINEER, ARCHITECT, GUARANTEE, SUPERVISOR, STRUCTURAL DESIGNER OR THE DEVELOPER FROM THEIR RESPONSIBILITIES, IMPOSED UNDER THE BYE-LAWS OF THE DEVELOPMENT CONTROL REGULATIONS AND THE LAWS OF TORT AND LOCAL ACTS.
LIABILITY (G.D.C.R.-2017 CL. NO. 3.3.2)
THE GRANT OF DEVELOPMENT PERMISSION GRANTED UNDER THE ACT AND NOTWITHSTANDING ANY DEVELOPMENT PERMISSION OR APPROVAL GIVEN UNDER THESE REGULATIONS OR UNDERTAKING ANY DEVELOPMENT THEREUNDER, TO BE WHOLLY AND SOLELY LIABLE FOR ANY DAMAGE ON THE CONTINUE TO BE WHOLLY AND SOLELY LIABLE FOR ANY DAMAGE ON THE SITE/PROPERTY OR ANY DAMAGE CAUSED TO ANY PERSON OR ANYONE AROUND THE SITE/PROPERTY THAT MAY BE CAUSED TO ANY PERSON OR ANYONE IN THIS REGARD DURING SUCH CONSTRUCTION AND NO LIABILITY WHATSOEVER IN THIS REGARD SHALL BE CAST ON THE AUTHORITY OR ANY OFFICER EMPLOYED TO WHICH FOR ITS GRANT HAS BEEN RELATED.

Ahmedabad Municipal Corporation
Case No. : BHNTI/SWZ/280322/CGDCRV/A5916/R1/M1 Zone: SOUTH WEST
Plan Approved as per terms and condition mentioned in the Commencement Certificate
Raja Chithi Number : 07656/280322/A5916/R1/M1
Date : 29/03/2023
T.D. Clerk (B.P.S.P.) T.D. Inspector (B.P.S.P.) Asst. T.D.O. (B.P.S.P.)

FOR, UNITED BUILDCON, PARTNER	રવિકુમાર હિરાભાઈ પ્રજાપતિ, ૩૫, આમ્રવન વાસ, ગામ : દેસ્માનાથાદ, તા. કલોલ, જી. ગાંધીનગર. Lic. No. : 001DV09122910630
OWNER	DEVELOPER
KRUNAL K. MISTRY (B.E. CIVIL) CONSULTING CIVIL ENGINEER 117 DEVPATH, B/H LAL BUNGLOW C.G.ROAD, NAVARANGPURA ENG. LIC. NO. - 001ERH01032600598	Jayesh D. Desai 90-1 LIC No. 0013E20022600346 89, Swami Akhandanand Society, Ghatlodiya, Ahmedabad
ENGINEER	STRUCTURE ENGINEER
NIRBHAYKUMAR HARESHBHAI RAMANI CONSULTING CIVIL ENGINEER B-501, VICTORIA HERITAGE, NR. GANGOTRI CIRCLE, OPP. AMMOL FARM, NIKOL, AHMEDABAD-382350. AMC LIC : 001CW10022710631	N.H. Prajapati NARESH HANSRAJ PRAJAPATI 611, Shailesh Chamb, Madhubag Raipur, Ahmedabad - 380 001. SOR LIC NO:- 001SR07032610744
C.O.W.	S.O.R.

AUTHORITY

BUILTUP AREA CAL. ON 2nd FLOOR (OFFICE)

CARPET AREA (RERA) CAL. ON 2nd FLOOR (OFFICE+RESI.)

UNIT WISE BUILTUP AREA CAL. ON 2nd FLOOR (OFFICE+RESI.)

2ndFLOOR PLAN
(SHOPS+RESI.)

UNIT BUILT UP AREA SHOP WISE (COMMERCIAL)
CARPET AREA (UNDER RERA ACT (COMMERCIAL)
(SECOND FLOOR)

OFFICE NO.	UNIT B.A. (SHOPS WISE)	CARPET AREA (RERA)	OPEN TERRACE
201	200.53	196.01	66.00
202	100.73	101.30	91.93+23.12=115.05
203	105.33	101.00	74.70+22.57=3.10=100.37
204	106.42	103.48	59.74+ 3.10= 62.84
TOTAL	518.01	501.79	278.26

2nd FLOOR (RESIDENTIAL)
UNIT BUP AREA TABLE & CARPET AREA (RERA) TABLE

UNIT NO.	UNIT B.A. P.S.I AREA	CARPET AREA (RERA)	WASH AREA (RERA)	BALCONY AREA (RERA)	OPEN TERRACE (RERA)
A-203	89.56	79.48	3.05	2.98	---
A-204	89.35	79.48	3.05	2.98	---
B-201	89.31	79.46	3.09	2.98	---
B-204	89.31	79.46	3.09	2.98	---
C-201	89.31	79.46	3.09	2.98	---
C-202	89.60	79.46	3.09	2.98	28.67+3.10=31.77
C-204	89.31	79.46	3.09	2.98	---
TOTAL	625.75	556.26	21.55	20.86	31.77

RESIDENTIAL AFFORDABLE HOUSING PROJECT | 2nd FLOOR PLAN | SHEET NO : 8/15

LAYOUT PLAN SHOWING REVISED RESI.+COMM.BUILDING (RESI.AFFORDABLE HOUSING)
ON F.P.NO : 34,T.P.S.NO : 03 (GHUMA),(DRAFT SANCTIONED) (R.S.NO. : 559) , [O.P. NO.-34]
MOJE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD

SCALE : 1.00 CM : 1.00 MT

USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1) | BLOCK - A+B+C

USE : RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)

SCHEDULE OF OPENING

DOOR	WINDOW	VENTILATOR
FRD: 1.57 X 2.54 SD : 1.50 X 2.54 D : 1.05 X 2.54 SD1 : 1.20 X 2.54 D1 : 0.90 X 2.54 SD2 : 1.05 X 2.54 D2 : 0.76 X 2.54	W : 2.13 X 1.94 MIN. 0.60 MT. SILL LEVEL W1 : 1.54 X 1.54 WITH SAFETY GRILL W2 : 0.90 X 1.94	V : 0.60 X 0.60

R.C.C STAIR DETAIL

GROUND PLAN	1st TO 7th PLAN
1.50 MT WIDTH	1.50 MT WIDTH
0.30 MT TREAD	0.30 MT TREAD
0.15 MT RISER	0.14 MT RISER

COLOR NOTE

PROP WORK (----) BALCONY,WASH
PROP DRAINAGE (XX) SPRINKLER
CARPET (----) APPROVED WORK

BUILT UP AREA CALCULATION ON 2nd FLOOR PLAN

		83.55	X	28.99	X 1 NOS =	2422.11 SQ.MT
LESS WORK :	(1)	0.22	X	2.15	X 4 NOS =	1.89 SQ.MT
	(2)	2.23	X	1.32	X 1 NOS =	2.94 SQ.MT
	(3)	1.64	X	4.43	X 1 NOS =	7.27 SQ.MT
	(3a)	6.18	X	0.90	X 1 NOS =	5.56 SQ.MT
	(3b)	1.10	X	1.32	X 1 NOS =	1.45 SQ.MT
	(4)	2.24	X	1.55	X 1 NOS =	3.47 SQ.MT
	(5)	3.90	X	2.26	X 1 NOS =	8.81 SQ.MT
	(6)	4.51	X	1.94	X 1 NOS =	8.75 SQ.MT
	(7)	3.68	X	2.10	X 1 NOS =	7.73 SQ.MT
	(8)	5.45	X	4.34	X 1 NOS =	23.65 SQ.MT
	(9)	2.23	X	3.00	X 1 NOS =	6.69 SQ.MT
	(10)	9.13	X	10.29	X 1 NOS =	93.95 SQ.MT
	(11)	9.35	X	2.15	X 1 NOS =	20.10 SQ.MT
	(12)	15.51	X	2.20	X 1 NOS =	34.12 SQ.MT
	(13)	10.48	X	3.11	X 1 NOS =	32.59 SQ.MT
	(14)	0.37	X	1.32	X 4 NOS =	1.95 SQ.MT
	(15)	15.38	X	2.20	X 1 NOS =	33.84 SQ.MT
	(16)	9.22	X	2.15	X 1 NOS =	19.82 SQ.MT
	(17)	9.00	X	10.29	X 1 NOS =	92.61 SQ.MT
	(18)	2.33	X	3.00	X 1 NOS =	6.99 SQ.MT
	(19)	5.32	X	4.34	X 1 NOS =	23.09 SQ.MT
	(20)	2.24	X	3.00	X 1 NOS =	6.72 SQ.MT
	(21)	10.48	X	0.91	X 1 NOS =	9.54 SQ.MT
	(22)	23.24	X	0.18	X 1 NOS =	4.18 SQ.MT
	(23)	2.23	X	3.00	X 1 NOS =	6.69 SQ.MT
	(24)	6.38	X	6.93	X 1 NOS =	44.21 SQ.MT
	(25)	10.48	X	7.83	X 1 NOS =	82.06 SQ.MT
	(26)	6.08	X	6.93	X 1 NOS =	42.13 SQ.MT
	(27)	4.18	X	2.38	X 1 NOS =	9.95 SQ.MT
	(28) 1/2 X	4.18	X	2.38	X 2 NOS =	9.95 SQ.MT
	(29)	5.34	X	7.06	X 1 NOS =	37.70 SQ.MT
	(30)	6.16	X	4.91	X 2 NOS =	60.49 SQ.MT
	(31)	2.52	X	5.80	X 2 NOS =	29.33 SQ.MT
	(32)	5.43	X	7.14	X 1 NOS =	38.77 SQ.MT
	(32a)	1.94	X	2.78	X 1 NOS =	5.39 SQ.MT
	(32b)	2.26	X	2.10	X 1 NOS =	4.93 SQ.MT
	(33)	5.47	X	7.06	X 1 NOS =	38.62 SQ.MT
	(34) 1/2 X	4.33	X	0.27	X 1 NOS =	0.58 SQ.MT
	(35)	5.93	X	2.81	X 1 NOS =	16.66 SQ.MT
	(36)	6.18	X	2.81	X 1 NOS =	17.93 SQ.MT
	(37)	6.38	X	2.81	X 1 NOS =	0.47 SQ.MT
	(38)	0.22	X	2.15	X 1 NOS =	917.17 SQ.MT
					TOTAL =	1504.94 SQ.MT
					NET BUILT UP AREA ON 2nd FLOOR =	

BUILT UP AREA CAL. ON 2nd FLOOR (RESI.)

LESS: BUILT UP AREA CAL.ON 2nd FLOOR =	1504.94 SQ.MT
BUILT UP AREA CAL.ON 2nd FL. (SHOPS) =	613.16 SQ.MT
NET BUILT UP AREA ON 2nd FL. (RESI.) =	891.78 SQ.MT

BUILT UP CAL. ON 2nd FLOOR (SHOPS)

	(1)	1.64	X	10.99	X 1 NOS =	18.02 SQ.MT
	(2)	4.75	X	10.89	X 1 NOS =	51.73 SQ.MT
	(3)	6.18	X	9.99	X 1 NOS =	61.73 SQ.MT
	(4)	1.88	X	10.89	X 1 NOS =	20.47 SQ.MT
	(5)	4.51	X	10.99	X 1 NOS =	49.56 SQ.MT
	(6) 1/2 X	4.33	X	0.27	X 1 NOS =	0.58 SQ.MT
	(7)	4.33	X	2.54	X 1 NOS =	11.00 SQ.MT
	(8)	3.88	X	4.25	X 1 NOS =	16.49 SQ.MT
	(9)	3.68	X	5.19	X 1 NOS =	19.10 SQ.MT
	(10)	5.45	X	2.95	X 1 NOS =	16.08 SQ.MT
	(11)	2.23	X	7.29	X 1 NOS =	16.26 SQ.MT
	(12)	2.01	X	2.15	X 1 NOS =	4.32 SQ.MT
	(13)	4.15	X	7.60	X 1 NOS =	31.54 SQ.MT
	(14)	5.92	X	1.32	X 1 NOS =	7.81 SQ.MT
	(15)	4.86	X	2.03	X 1 NOS =	9.87 SQ.MT
	(16)	2.53	X	1.32	X 1 NOS =	3.34 SQ.MT
	(17)	3.14	X	2.18	X 1 NOS =	6.85 SQ.MT
	(18)	3.01	X	3.20	X 1 NOS =	9.63 SQ.MT
	(19)	1.83	X	1.32	X 1 NOS =	2.42 SQ.MT
	(20)	1.37	X	2.78	X 1 NOS =	3.81 SQ.MT
	(21)	1.25	X	2.58	X 1 NOS =	3.23 SQ.MT
	(22)	1.07	X	6.69	X 1 NOS =	7.16 SQ.MT
	(23)	4.85	X	10.03	X 1 NOS =	48.65 SQ.MT
	(24)	6.16	X	0.91	X 1 NOS =	5.61 SQ.MT
	(25)	2.01	X	1.23	X 1 NOS =	2.47 SQ.MT
	(26)	2.24	X	7.30	X 1 NOS =	16.35 SQ.MT
	(27)	5.12	X	2.95	X 1 NOS =	15.10 SQ.MT
	(28) 1/2 X	4.18	X	0.27	X 1 NOS =	0.56 SQ.MT
	(29)	4.18	X	4.29	X 1 NOS =	17.93 SQ.MT
	(30)	3.88	X	3.08	X 1 NOS =	11.95 SQ.MT
	(31)	3.68	X	4.34	X 1 NOS =	15.97 SQ.MT
	(32)	2.24	X	9.44	X 1 NOS =	21.15 SQ.MT
	(33)	4.15	X	8.92	X 1 NOS =	37.02 SQ.MT
	(34)	4.85	X	2.02	X 1 NOS =	9.80 SQ.MT
	(35)	1.77	X	8.01	X 1 NOS =	14.18 SQ.MT
	(36)	1.22	X	6.69	X 1 NOS =	8.16 SQ.MT
	(37)	2.09	X	4.11	X 1 NOS =	8.59 SQ.MT
	(38)	2.25	X	3.50	X 1 NOS =	7.88 SQ.MT
	(39)	0.60	X	1.32	X 1 NOS =	0.79 SQ.MT
					TOTAL =	613.16 SQ.MT
					NET BUILT UP AREA ON 2nd FL. (SHOP) =	613.16 SQ.MT

F.S.I. AREA CAL. ON 2nd FLOOR (SHOPS)

	NET BUILT UP AREA CAL.ON 2nd FL. (SHOP) =					613.16 SQ.MT
LESS:	(A)	3.78	X	4.24	X 2 NOS =	32.05 SQ.MT
	(B)	3.58	X	1.70	X 1 NOS =	6.09 SQ.MT
	(C)	3.81	X	3.20	X 2 NOS =	24.38 SQ.MT
	(D)	0.22	X	1.81	X 1 NOS =	0.40 SQ.MT
	(E)	3.20	X	2.77	X 2 NOS =	17.73 SQ.MT
	(F) 1/2 X	3.20	X	0.20	X 1 NOS =	0.32 SQ.MT
	(G)	3.58	X	1.43	X 1 NOS =	5.12 SQ.MT
	(H) 1/2 X	3.20	X	0.22	X 1 NOS =	0.35 SQ.MT
					TOTAL =	86.44 SQ.MT
	NET F.S.I. AREA ON 2nd FL. (SHOP) [613.16-86.44] =					526.72 SQ.MT

FOR, UNITED BUILDCON
PARTNER

OWNER

રવિકુમાર હિરાભાઈ મજાપતિ
ગામ : ઉમ્મણગામ,
તા. કપરાડા, જી. વલસાડ.
Lic. No. : 001D V09122910630

DEVELOPER

KRUNAL K. MISTRY (B.E. CIVIL)
CONSULTING CIVIL ENGINEER
117,DISPATH, B/H LAL BUNGLOW
C.G.ROAD , NAVARANGPURA
ENG. LIC. NO. : 001ERH01032600598

ENGINEER

Digitally signed by Jayesh D. Desai
Date: 2023.03.23 15:39:12 +05'30'
Jayesh D. Desai
LIC/2015/0126839
9D-1 LIC No. 06
Nandanand Society,
88, Swami Akha Ahmedabad
Ghatlodiya.

STRUCTURE ENGINEER

BIRBHUMISHARAN RAGHUNANDAN RAMANI
CONSULTING CIVIL ENGINEER
B-501, VICTORIA HERITAGE,
NR. GARDEN CIRCLE, OPP. ANMOL PARK,
NIKOL, AHMEDABAD-382350.
AMC LIC : 001CW18022710031

C.O.W.

N. H. Prajapati
NARESH HANSRAJ PRAJAPATI
511, Shailesh Chowk, Kachwada,
Raipur, Ahmedabad - 380 001.
SDR LIC NO. : 001SR07032610744
(Grade - 1)

S.O.R.

Final Plot boundary and ardjustment of final plot is Subject to verification by Town Planning Officer

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

AUTHORITY

Ahmedabad Municipal Corporation
Zone: SOUTH WEST
Case No. : BHNTI/SWZ/280222/CGDC/RVI/A5918/R1/M1
Plan Approved as per terms and condition mentioned in the Commencement Certificate
Raja Chitthi Number : 07056/280322/A5918/R1/M1
Date : 23/03/2023

T.P. Asst. Inspector (B.P.S.P.) | T.D. Inspector (B.P.S.P.) | Asst. T.D.O. (B.P.S.P.) | T.D.O.

SCRUTINIZE COPY
No. 5999 Dt. 21.9.23
T.D.O., B.P.S.P., A.M.C.

AUTHORITY

T.P. Insp. (B.P.S.P.) | T.P. Supervisor (B.P.S.P.) | Asst. T.D.O. (B.P.S.P.)

Date : 29/09/2023 | Regd. Valuer Member : 07655/2902232/A/0918/181101

Case No. : BHNTI/SWZ/2902232/GUJCOM/A/0918/181101 | Zone- SOUTH WEST

Ahmedabad Municipal Corporation

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

---

RESIDENTIAL AFFORDABLE HOUSING PROJECT + 3rd FLOOR PLAN

(LAYOUT PLAN SHOWING RESIDENTIAL + COMMERCIAL BUILDING (RESI.AFFORDABLE HOUSING) ON F.P.NO. 347 T.P.S.NO. 03 (GHUMA) DEVELOPMENT SANCTIONED) R.S.NO. 5991 (O.P.NO.-94)

MOUZE : GHUMA, TALUKA : DASKROI, DIST : AHMEDABAD

SCALE : 1:00 CM : 1:00 MT

BLOCK - A+B+C

USE ZONE AS PER RDP-2021 :- RESIDENTIAL AFFORDABLE HOUSING ZONE - I (RAH-1)

USE : RESIDENTIAL + COMMERCIAL (AFFORDABLE HOUSING PROJECT)

SCHEDULE OF OPENING

	DOOR :	WINDOW	VENTILATOR
W : 0.60 X 0.60	D1 : 0.90 X 2.10	W : 2.13 X 1.50	PRO. 1.97 X 2.54
SILL LEVEL : 1.20 MTR	D : 1.05 X 2.10	W1 : 1.54 X 1.54	SD : 1.50 X 2.54
	D2 : 0.76 X 2.54	W2 : 0.90 X 1.94	SD1 : 0.90 X 2.54

R.C.C. SLAB DETAIL

COLOUR NOTE			
LOBBY/CORRI. LAN.	TILE TO 7th FLAN	150 MM WIDTH TREAD	PROP WORK
0.30 MT	0.30 MT	150 MM WIDTH TREAD	PROP DRAINAGE
0.15 MT	RISER 0.14 MT	RISER	CAPET

								BALCONY WASH
								SPRINKLER
								APPROVED WORK

BUILT UP AREA CALCULATION ON 3rd TO 16th FLOOR PLAN

16.94	X	21.88	X 2 NOS	= 4695.85 SQ.MT
22.24	X	21.88	X 2 NOS	= 9729.86 SQ.MT
TOTAL				= 14425.71 SQ.MT
LESS WORK : (1)	0.22	X 2.15	X 12 NOS	= 56.80 SQ.MT
(2)	2.20	X 1.22	X 2 NOS	= 5.89 SQ.MT
(3)	6.16	X 0.90	X 1 NOS	= 5.54 SQ.MT
(4)	1.10	X 1.22	X 1 NOS	= 1.45 SQ.MT
(5)	1.54	X 4.66	X 1 NOS	= 7.24 SQ.MT
(6)	2.27	X 7.20	X 1 NOS	= 16.36 SQ.MT
(7)	1.65	X 2.28	X 1 NOS	= 3.75 SQ.MT
(8)	2.24	X 2.00	X 1 NOS	= 4.43 SQ.MT
(9)	1.10	X 1.22	X 1 NOS	= 1.45 SQ.MT
(10)	6.16	X 0.91	X 2 NOS	= 5.62 SQ.MT
(11)	2.23	X 3.05	X 4 NOS	= 26.78 SQ.MT
(12)	10.49	X 0.90	X 2 NOS	= 18.88 SQ.MT
(13)	6.37	X 1.22	X 2 NOS	= 15.55 SQ.MT
(14)	1.35	X 0.61	X 2 NOS	= 2.38 SQ.MT
(15)	4.20	X 2.18	X 2 NOS	= 18.31 SQ.MT
(16)	5.40	X 1.22	X 2 NOS	= 19.07 SQ.MT
(17)	10.46	X 0.91	X 2 NOS	= 19.03 SQ.MT
NET BUILT UP AREA ON 3rd TO 16th FL.				= 14342.82 SQ.MT

OWNER

FOR, UNITED BUILDCON
PARTNER

DEVELOPER

Jayesh D. Desai
30-I LIC No. 00195/20220824/D
89, Samrat Ashoka Complex Society,
Ghatlodiya, Ahmedabad.

ENGINEER

CONSULTING CIVIL ENGINEER
STRUCTURAL DESIGNER
LICENCE NO. AUTHORISED TO WORK AS ARCHITECT UNDER THE ACT AND DEVELOPMENT OWNER, MODAL ATTACHES AND TAKE CARE OF PART AND LOCAL AUTH.
BUILDING OR WORKS IN CONTRAVENTION OF ANY PROVISIONS OF THE ACT OR RULES OR REGULATIONS MADE THEREUNDER OR UNDER THE PROVISIONS OF ANY LAW FOR THE TIME BEING IN FORCE IN THE AREA IN WHICH SUCH BUILDING OR WORKS ARE SITUATED.
THE OWNER OR OCCUPIER OF ANY BUILDING ERECTED OR USED OR BEING ERECTED OR USED IN CONTRAVENTION OF THE PROVISIONS OF THE ACT OR RULES OR REGULATIONS MADE THEREUNDER OR UNDER THE PROVISIONS OF ANY LAW FOR THE TIME BEING IN FORCE IN THE AREA IN WHICH SUCH BUILDING OR WORKS ARE SITUATED.
ARCHITECT CLAIM OR WORKS/SITE SUPERVISION STRUCTURAL DESIGNER, BUILDING OR WORKS IN CONTRAVENTION OF THE PROVISIONS OF THE ACT OR RULES OR REGULATIONS MADE THEREUNDER OR UNDER THE PROVISIONS OF ANY LAW FOR THE TIME BEING IN FORCE IN THE AREA IN WHICH SUCH BUILDING OR WORKS ARE SITUATED.
THE OWNER OR OCCUPIER OF ANY BUILDING ERECTED OR USED OR BEING ERECTED OR USED IN CONTRAVENTION OF THE PROVISIONS OF THE ACT OR RULES OR REGULATIONS MADE THEREUNDER OR UNDER THE PROVISIONS OF ANY LAW FOR THE TIME BEING IN FORCE IN THE AREA IN WHICH SUCH BUILDING OR WORKS ARE SITUATED.

NARESH KANABAR
B-402, VRUNDA RESIDENCY
NR. SANGATHI CIRCLE, OPP. AMBOL FARM,
NIKOL, AHMEDABAD-382350.
Mob. No. : 9016780223/7016631

S.O.R.

C.O.W.

Final Plot boundary and dimensions to be finalised at site by Surveyor to Satisfaction of Town Planning Officer.

This permission is valid only till the DP/TPS (Zonal) proposal is finalised and further use, construction shall stand revoked as per the terms mentioned in DP/TPS Scheme.

It is the duty of the owner to maintain the site free from any encroachment during construction period and thereafter.

3rd FLOOR (RESIDENTIAL)					
UNIT PLAN	UNIT BLT. AREA	CARPET AREA	WASH AREA	BALCONY AREA	OPEN TERRACE @3rd FLOOR
		(RERA)	(RERA)	(RERA)	(RERA)
A-301	80.35	79.46	3.06	2.98	3.76
A-302	89.65	79.46	3.06	2.98	2.70
A-304	80.35	79.46	3.06	2.98	—
B-301	80.31	79.46	3.09	2.98	—
B-302	89.60	79.46	3.09	2.98	14.92
B-304	80.31	79.46	3.09	2.98	14.92
C-301	80.31	79.46	3.09	2.98	—
C-302	89.60	79.46	3.09	2.98	—
C-303	89.67	79.46	3.09	2.98	8.84+6.21+45.69
C-304	80.31	79.46	3.09	2.98	—
TOTAL	1013.69	953.60	36.92	35.76	140.44

