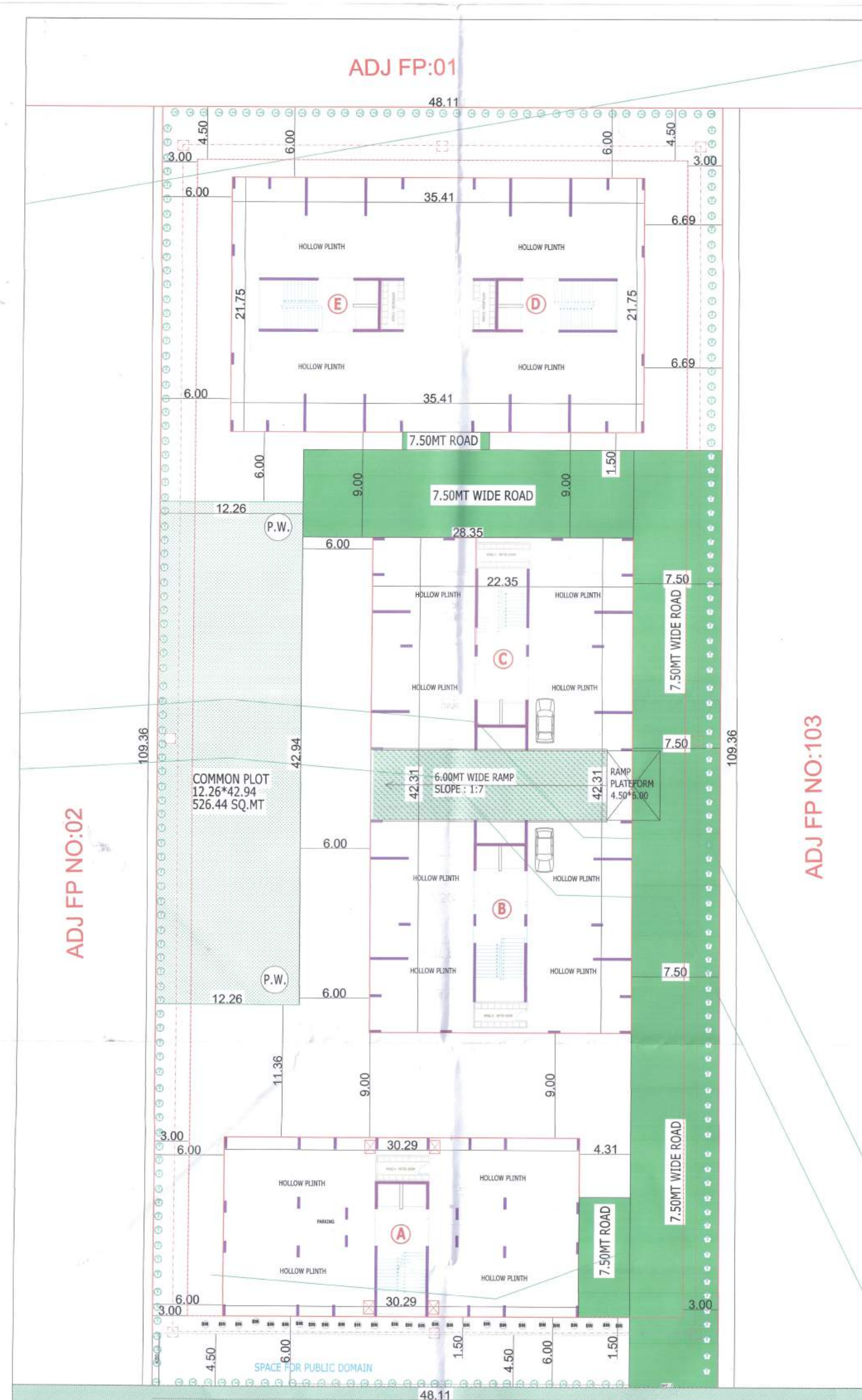




LAYOUT PLAN
(SCALE: 1.0CM: 4.0MT)



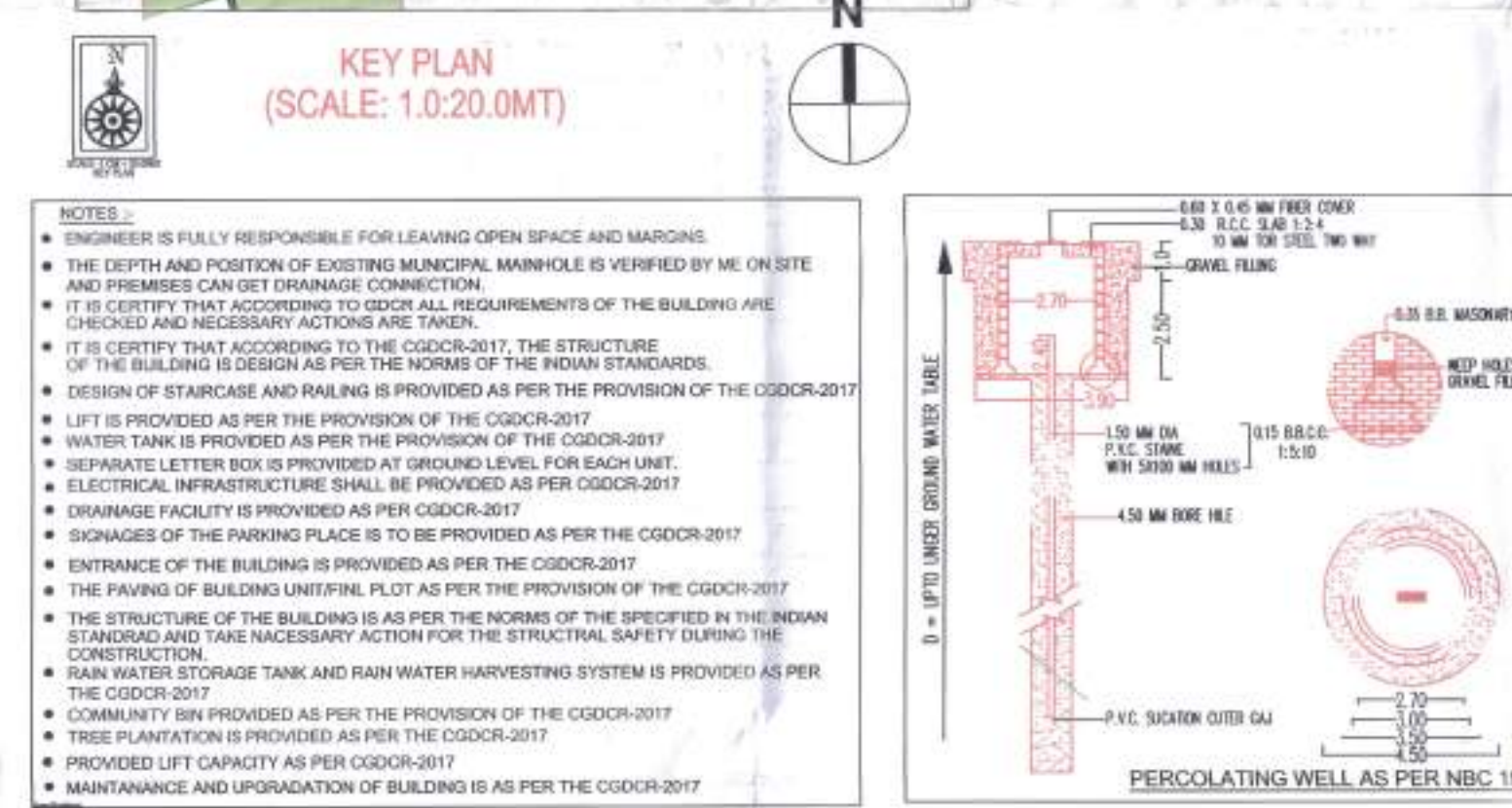
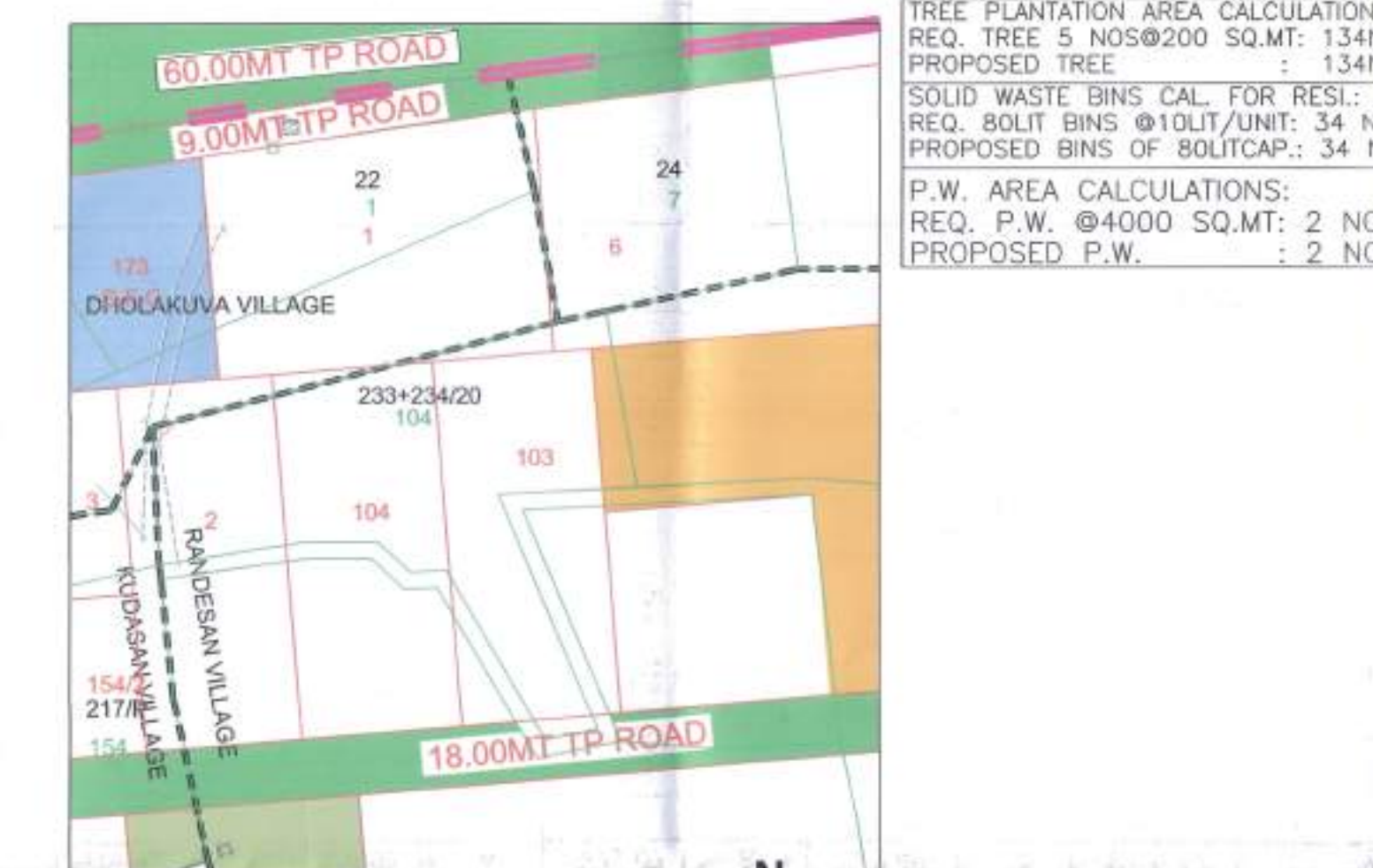
PARKING LAYOUT
(SCALE: 1.0CM: 4.0MT)

BUILT-UP AREA TABLE:

FLOOR	BLOCK-A		BLOCK-B+C		BLOCK-D+E		TOTAL	
	AREA IN SQ.MT	UNIT IN NOS	AREA IN SQ.MT	UNIT IN NOS	AREA IN SQ.MT	UNIT IN NOS	AREA IN SQ.MT	UNIT IN NOS
2ND BASEMENT	463.74	0	945.63	0	770.17	0	2179.54	0
1ST BASEMENT	424.91	4	771.07	8	649.49	8	1845.47	20
SECURITY CABIN	424.91	4	771.07	8	649.49	8	1845.47	20
HOLLOW PLINTH	424.91	4	771.07	8	649.49	8	1845.47	20
1ST FL	424.91	4	771.07	8	649.49	8	1845.47	20
2ND FL	424.91	4	771.07	8	649.49	8	1845.47	20
3RD FL	424.91	4	771.07	8	649.49	8	1845.47	20
4TH FL	424.91	4	771.07	8	649.49	8	1845.47	20
5TH FL	424.91	4	771.07	8	649.49	8	1845.47	20
6TH FL	424.91	4	771.07	8	649.49	8	1845.47	20
7TH FL	424.91	4	771.07	8	649.49	8	1845.47	20
8TH FL	424.91	4	771.07	8	649.49	8	1845.47	20
9TH FL	424.91	4	771.07	8	649.49	8	1845.47	20
10TH FL	424.91	4	771.07	8	649.49	8	1845.47	20
11TH FL	424.91	4	771.07	8	649.49	8	1845.47	20
12TH FL	424.91	4	771.07	8	649.49	8	1845.47	20
13TH FL	424.91	4	771.07	8	649.49	8	1845.47	20
14TH FL	424.91	4	771.07	8	649.49	8	1845.47	20
ST CABIN	53.43	0	44.53	0	96.26	0	274.99	0
OHWT	22.73	0	44.53	0	44.53	0	111.79	0
TOTAL	14826.52	56	11613.17	108	9808.31	108	36248.00	272

FSI AREA CALCULATIONS:

FLOOR	BLOCK-A		BLOCK-B+C		BLOCK-D+E		TOTAL	
	AREA IN SQ.MT	UNIT IN NOS	AREA IN SQ.MT	UNIT IN NOS	AREA IN SQ.MT	UNIT IN NOS	AREA IN SQ.MT	UNIT IN NOS
1ST FL	356.99	4	638.25	8	542.36	8	1537.60	20
2ND FL	356.99	4	638.25	8	542.36	8	1537.60	20
3RD FL	356.99	4	638.25	8	542.36	8	1537.60	20
4TH FL	356.99	4	638.25	8	542.36	8	1537.60	20
5TH FL	356.99	4	638.25	8	542.36	8	1537.60	20
6TH FL	356.99	4	638.25	8	542.36	8	1537.60	20
7TH FL	356.99	4	638.25	8	542.36	8	1537.60	20
8TH FL	356.99	4	638.25	8	542.36	8	1537.60	20
9TH FL	356.99	4	638.25	8	542.36	8	1537.60	20
10TH FL	356.99	4	638.25	8	542.36	8	1537.60	20
11TH FL	356.99	4	638.25	8	542.36	8	1537.60	20
12TH FL	356.99	4	638.25	8	542.36	8	1537.60	20
13TH FL	356.99	4	638.25	8	542.36	8	1537.60	20
14TH FL	356.99	4	638.25	8	542.36	8	1537.60	20
TOTAL	5001.92	56	8638.23	108	7397.53	108	21037.68	272



COMMON PLOT AREA CALCULATIONS:

12.26 x 42.94 x 1	=	526.44
TOTAL AREA OF COMMON PLOT	=	526.44

PARKING AREA TABLE FOR RESI:

REQ. PARK. @20% OF RESI. FSI	4207.54
PROPOSED PARK.	9267.70

PARKING AREA TABLE (FOR RESI.)

	REQUIRED	PROPOSED
VISITOR (10%)	420.75	429.67
2-WHEELER (40%)	1683.02	1811.54
4-WHEELER (50%)	2103.77	7026.49
TOTAL	4207.54	9267.70

PROPOSED PARKING AREA CALCULATIONS: FOR RESI.

VISITOR PARKING			
HP OF BLOCK A	12.84 x 15.31 x 1	=	196.58
IN CP -50%	12.84 x 7.65 x 1	=	98.23
TOTAL VISITOR PARKING	12.26 x 11.00 x 1	=	134.86
TOTAL VISITOR PARKING 429.67			

TWO WHEELER PARKING			
HP OF BLOCK-A	12.84 x 7.65 x 1	=	98.23
	4.61 x 1.52 x 1	=	7.01
HP OF BL-B+C	8.87 x 18.06 x 4	=	640.77
HP OF BL-D+E	35.41 x 8.57 x 2	=	606.93
	5.94 x 4.61 x 1	=	27.38
	2.32 x 4.61 x 2	=	21.39
IN 1ST BASEMENT	41.65 x 9.84 x 1	=	409.84
NET TWO WHEELER PARKING AREA			1811.54
FOUR WHEELER PARKING			
1ST BASEMENT FLOOR PARKING			3711.37
LESS: TWO WHEELER PARK.			-409.84
2ND BASEMENT FLOOR PARKING			3724.96
NET AREA OF FOUR WHEELER PARKING			7026.49
TOTAL PROPOSED PARKING			9267.70

SHEET. NO:- 1/6

PROPOSED PLAN SHOWING RESI/APARTMENT (DW3) BUILDING LAYOUT ON BLOCK NO: (233+234)/20, FPN:104, TPS NO:05(RANDESAN-KUDASAN-DHOLAKUWA-INDRODA), VILLAGE:RANDESAN, TA-DIST:GANDHINAGAR.

SCALE : 1 cm. = 2 mt.

ZONE:R-4(RESIDENCE),USE:RESIDENCE(DW3)

AREA TABLE :-

AREA	AREA IN SQ.MT.
AREA OF BLOCK:(233+234)/20,OP:104	8094.00
AREA OF FINAL PLOT NO: 104	5261.00
REQUIRED COMMON PLOT@10%	526.10
PROPOSED COMMON PLOT	526.44
PROP. BUILTUPAREA IN 2ND BASEMENT	4162.99
PROP. BUILTUPAREA IN 1ST BASEMENT	4162.99
PROP. BUILT UP AREA OF SECUCABIN	0007.84
PROP. BUILT UP AREA ON HP	2179.54
PROP. B.A. ON FIRST FLOOR	1845.47
PROP. B.A. ON SECOND FLOOR	1845.47
PROP. B.A. ON THIRD FLOOR	1845.47
PROP. B.A. ON FOURTH FLOOR	1845.47
PROP. B.A. ON FIFTH FLOOR	1845.47
PROP. B.A. ON SIXTH FLOOR	1845.47
PROP. B.A. ON SEVENTH FLOOR	1845.47
PROP. B.A. ON EIGHTH FLOOR	1845.47
PROP. B.A. ON NINTH FLOOR	1845.47
PROP. B.A. ON TENTH FLOOR	1845.47
PROP. B.A. ON 11TH FLOOR	1845.47
PROP. B.A. ON 12TH FLOOR	1845.47
PROP. B.A. ON 13TH FLOOR	1845.47
PROP. B.A. ON 14TH FLOOR	1845.47
PROP. B.A. ON ST. CABIN FLOOR	0274.99
PROP. B.A. OF OHWT ABOVE CABIN	0111.79
TOTAL PROPOSED B.A.	36248.00

FSI AREA TABLE:

PERMISSIBLE BASE FSI @1:1.80	9469.80
PERMISSIBLE CHARGABLE FSI @1:2.20	11574.20
PERMISSIBLE TOTAL FSI @1:4.00	21044.00
PROPOSED FSI	21037.68
BALANCE FSI	0006.32
FSI REQUIRED TO BE PURCHASE	11567.88

COLOUR NOTE :-

PROP. WORK = FINAL PLOT

PROP. DRAIN = C.P.

ROAD = BASEMENT LINE

PLOT BOUN. =

OWNER :- PARTNER

ENGINEER

STRUCTURE ENGINEER

Development Charge Paid

APPROVED

(As amended by.....Colour)

Subject to the conditions as mentioned in the above Letter

No. PRM/12/2023/10178

Dated: 17/01/2023

NOTE: APPROVED BY MUNICIPAL COMMISSIONER

Junior Town Planner

Gandhinagar Municipal Corporation

AUTHORITY :-

Final plan boundary and
allotment of final plot is
subjected to variation by
Town planning officer.

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

પાલિકા શરત
બાંધકામ પૂર્વે થયે પાલિકાના
ડિપાર્ટમેન્ટ સહ કરતાં પાલિકા નિયમોનુસાર
અને માનવ્ય વપરાશનું પ્રમાણપત્ર
પ્રાપ્ત કરવાનું છે.

Owner is fully responsible
for open marginal space
and road the portion

FOR BLOCK(wing) -A

HOLLOW PLINTH BUILTUP AREA CALCULATIONS:

1 30.29 x 15.31 x 1 = 463.74

BUILTUP AREA CALCULATIONS :

FOR THE TYP. FL.(1ST TO 13TH FL)

1 30.29 x 15.31 x 1 = 463.74

DEDUCTIONS:

1 4.01 x 2.41 x -2.0 = -19.33

2 4.15 x 3.72 x -1.0 = -15.44

3 0.90 x 1.13 x -4.0 = -4.07

NET BUILT-UP AREA

FSI AREA CAL.:

FOR THE TYP. FL.(1ST TO 13TH FL)

TOTAL BUILTUP AREA 424.91

DEDUCTIONS:

A 4.61 x 2.36 x -1.0 = -10.88

B 9.21 x 3.15 x -1.0 = -29.01

C 4.61 x 6.08 x -1.0 = -28.03

NET FSI AREA

BUILTUP AREA CALCULATIONS :

FOR THE 14TH FL

1 30.29 x 15.31 x 1 = 463.74

DEDUCTIONS:

1 4.01 x 2.41 x -2.0 = -19.33

2 4.15 x 3.72 x -1.0 = -15.44

NET BUILT-UP AREA

FSI AREA CAL.:

FOR THE 14TH FL

TOTAL BUILTUP AREA 428.97

DEDUCTIONS:

A 4.61 x 2.36 x -1.0 = -10.88

B 9.21 x 3.15 x -1.0 = -29.01

C 4.61 x 6.08 x -1.0 = -28.03

NET FSI AREA

BUILTUP AREA CALCULATIONS FOR STAIR CABIN :B/A

1 11.59 x 4.61 x 1 = 53.43

TOTAL BUILTUP AREA

B.A. FOR THE OHWT A+B/C+D

1 4.93 x 4.61 x 1 = 22.73

BUILDING PLAN BLOCK-A | SHEET NO. 2/6.

PROPOSED PLAN SHOWING RESIDENCE

BUILDING BLOCK-A ON BLOCK

NO:(233+234)/20, FPO:104, TPS NO:05

(RANDESAN-KUDASAN-DHOLAKUWA-INDRODA)

VILLAGE:RANDESAN,

SARGASAN,TAL-DIST.GANDHINAGAR

CASE NO. : DATE: SCALE : 1 CM.= 1.0 MT

ZONE : R-4 USE : RESIDENCE(DWS)

AREA TABLE FOR BLOCK-A

FLOOR NOS OF BUILTUP FSI AREA

IN NOS IN SQ.MTS IN SQ.MTS

HOLLOW PLINTH 0 463.74 0

1ST FLOOR 4 424.91 356.99

2ND FLOOR 4 424.91 356.99

3RD FLOOR 4 424.91 356.99

4TH FLOOR 4 424.91 356.99

5TH FLOOR 4 424.91 356.99

6TH FLOOR 4 424.91 356.99

7TH FLOOR 4 424.91 356.99

8TH FLOOR 4 424.91 356.99

9TH FLOOR 4 424.91 356.99

10TH FLOOR 4 424.91 356.99

11TH FLOOR 4 424.91 356.99

12TH FLOOR 4 424.91 356.99

13TH FLOOR 4 424.91 356.99

14TH FLOOR 4 428.97 361.05

STAIR CABIN 0 53.43

OHWT 0 22.73 0

TOTAL 56 6492.7 5001.92

SCHEDULE OF OPENINGS :

DOORS WINDOWS VENTS

0 1.20 X 2.57 W - 2.40 X 1.80 V-0.63X0.65

0 0.11X0.57/2.42 W1 - 1.20 X 1.22

0 0.21X 2.15 W2 - 1.50 X 1.22

COLOUR NOTES :

R.C.C. STAIR DETAILS :

2.00 WIDTH

0.30 TREAD

0.15 RISER

Approval of drawings and acceptance of the plan by the

authorities shall be the responsibility of the owner.

The owner shall be responsible for the construction

The owner shall be responsible for the construction

and shall be liable for any damage or loss

incurred by the owner or the contractor.

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BUILT-UP AREA CALCULATIONS:					
FOR THE TYP. FL (1ST TO 13TH FL)					
1	42.31 x	22.35	x	1	= 945.63
DEDUCTIONS:					
1	3.05 x	2.45	x	-4.0	= -29.89
2	2.79 x	1.85	x	-8.0	= -41.29
3	2.62 x	4.15	x	-2.0	= -21.75
4	1.35 x	2.05	x	-4.0	= -11.07
5	9.89 x	4.15	x	-1.0	= -41.04
6	1.16 x	1.82	x	-4.0	= -8.44
7	1.72 x	0.90	x	-8.0	= -12.38
8	1.12 x	1.94	x	-4.0	= -8.69
NET BUILT-UP AREA					= 771.07

FSI AREA CAL.:				
FOR THE TYP.FL(1ST TO 13TH FL.)				
TOTAL BUILTUP AREA				771.07
DEDUCTIONS:				
A	5.06 x	4.61	x	-2.0 = -46.65
B	6.17 x	4.15	x	-2.0 = -51.21
C	2.36 x	4.61	x	-2.0 = -21.76
D	1.46 x	1.13	x	-8.0 = -13.20
NET FSI AREA				= 638.25

ખાસ શરત
ભાંધકામ પૂર્ણ થયે બાદ ભાંધકામનો
ઉપયોગ શરૂ કરતાં પહેલાં નિયમોનું
અત્રે મકાનના વપરાશનું પ્રમાણપત્ર
મેળવવું ફરજિયાત છે.

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.

Owner is fully responsible for open marginal space and road the portion

BUILDING PLAN BLOCK-B#

SHEET NO. 3/6

PROPOSED PLAN SHOWING RESIDENCE

BUILDING BLOCK-B# ON BLOCK

NO.(233/234/20 FPNO:104, TPS NO:05

(RANDESAN-KUDASAN-DHOLAKUWA-INDRODA)

VILLAGE-RANDESAN,

SARGASANTAL-DIST-GANDHINAGAR

CASE NO. :

DATE :

SCALE : 1 CM = 1.0 MT

ZONE : R-4

USE : RESIDENCE(INDO)

AREA TABLE FOR BLOCK-B#

FLOOR	NO OF IN NOS	BUILTUP IN SQ.MTS	FS AREA IN SQ.MTS
HOLLOW			
PLINTH	0	945.63	
1ST FLOOR	8	771.07	638.25
2ND FLOOR	8	771.07	638.25
3RD FLOOR	8	771.07	638.25
4RTH FLOOR	8	771.07	638.25
5RTH FLOOR	8	771.07	638.25
6TH FLOOR	8	771.07	638.25
7TH FLOOR	8	771.07	638.25
8TH FLOOR	8	771.07	638.25
9TH FLOOR	8	771.07	638.25
10TH FLOOR	8	771.07	638.25
11TH FLOOR	8	771.07	638.25
12TH FLOOR	8	771.07	638.25
13TH FLOOR	8	771.07	638.25
14TH FLOOR	4	374.8	340.98
STAIR CABIN	0	125.3	
CHWT	0	44.53	
TOTAL	108	11613.17	8638.23

SCHEDULE OF OPENINGS :				
DOORS		WINDOWS		VENTS
D	- 1.20 X 2.57	W	- 2.40 X 1.80	V=0.63X0.65
	- D11.05X2.57/2.42	W1	- 1.20 X 1.22	
	- D20.85 X 2.15	W2	- 1.50 X 1.22	

COLOUR NOTES :	R.C.C. STAIR DETAILS :
PROP. WORK	2.00 WIDTH
 PROP. DRAINAGE	0.30 TREAD
	0.15 RISE

BUILTUP AREA CALCULATIONS :
FOR THE 14TH FL

1	37.06 x 22.35	x 1	=	828.29
DEDUCTIONS:				
1	12.15	x 17	=	206.55

1	12.16 x	3.17	x	-4.0 =	-154.19
2	6.52 x	3.66	x	-4.0 =	-95.45
3	4.96 x	2.04	x	-4.0 =	-40.47

4	9.89 x	4.15	x	-1.0 =	-41.04
5	1.16 x	1.82	x	-4.0 =	-8.44
6	1.33 x	0.00	x	1.0 =	5.10

6	1.72×0.90	$\times$	$-4.0 =$	-6.19
7	1.12×1.94	$\times$	$-4.0 =$	-8.69
NET BUILT-UP AREA				= 473.80

FSI AREA CALC.	
FOR THE 14TH FL	

TOTAL BUILTUP AREA	473.80
DEDUCTIONS:	

A	5.06 x	4.61	x	-2.0 =	-46.65
B	6.17 x	4.15	x	-2.0 =	-51.21
C	2.36 x	4.61	x	-2.0 =	-21.76

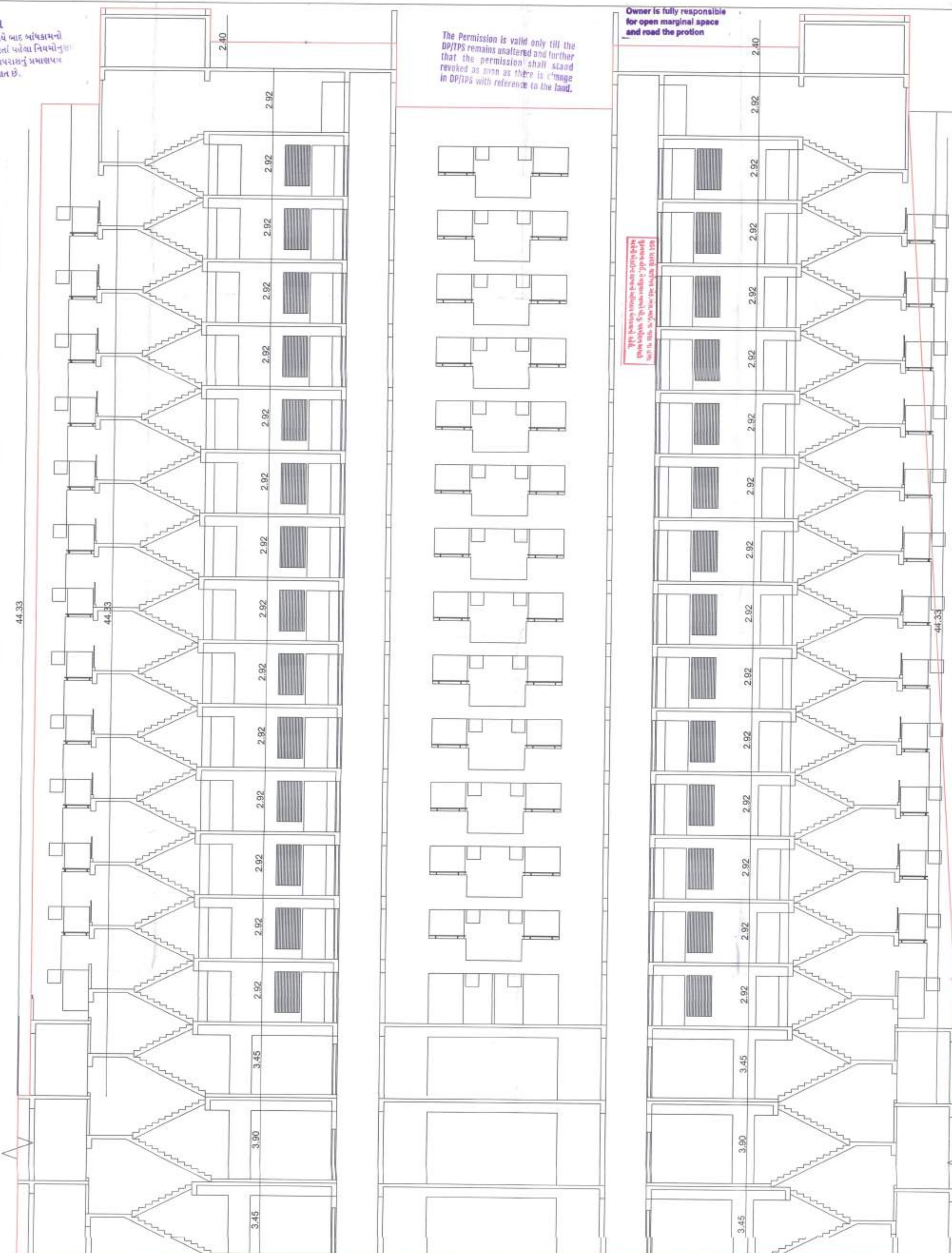
D	1.46 x 1.13	x	-8.0 =	-13.20
NET FSI AREA			=	340.98

BUILTUP AREA CALCULATIONS FOR STAIR CABIN :BL-B+C				
1	13.59 x	4.61	x 2	= 125.30

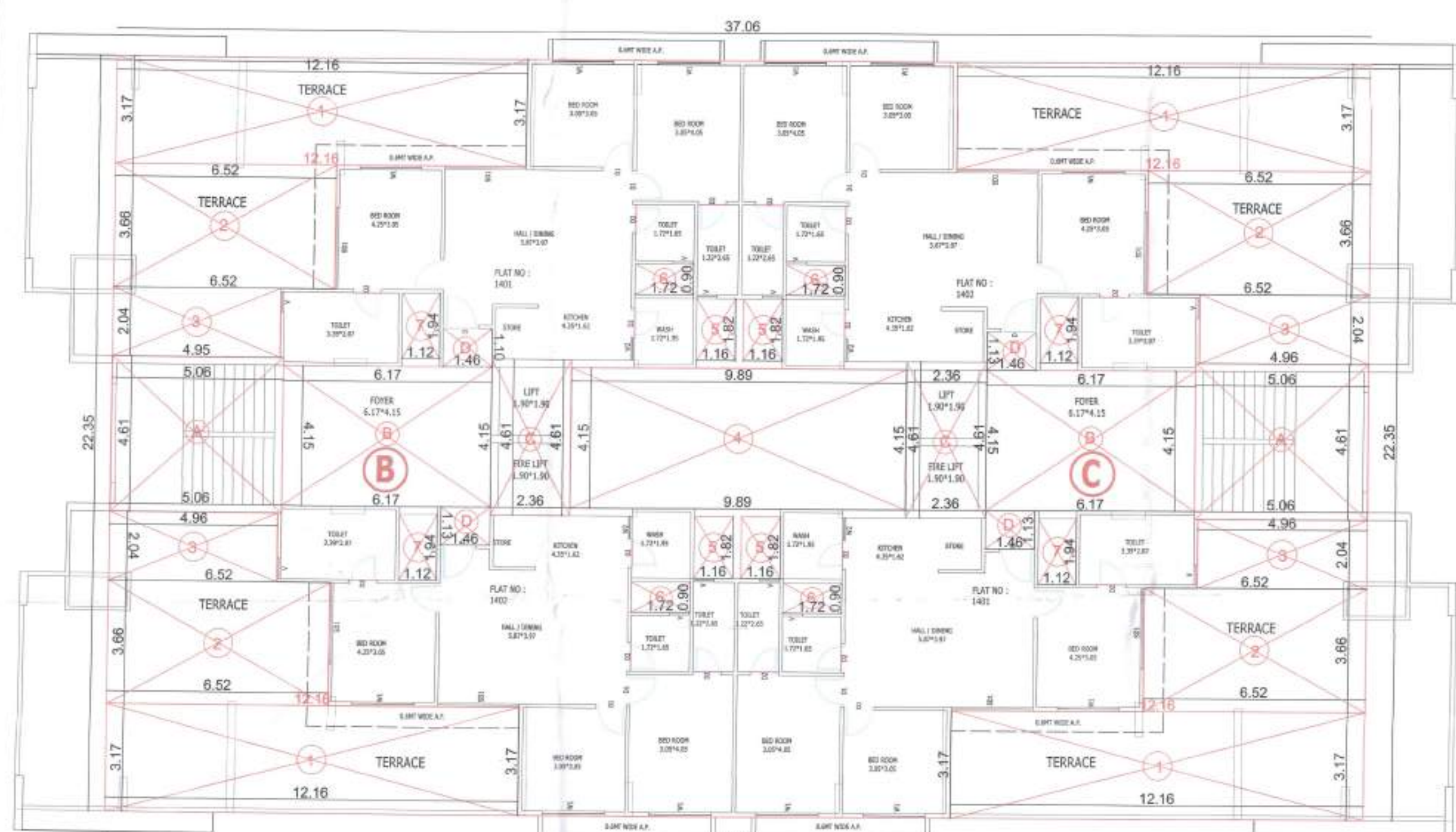
TOTAL BUILTUP AREA					125.30
B.A. FOR THE OHWT A+B/C+D					
1	4.83	x	4.61	x	2 = 44.53

[illegible]

FRONT ELEVATION

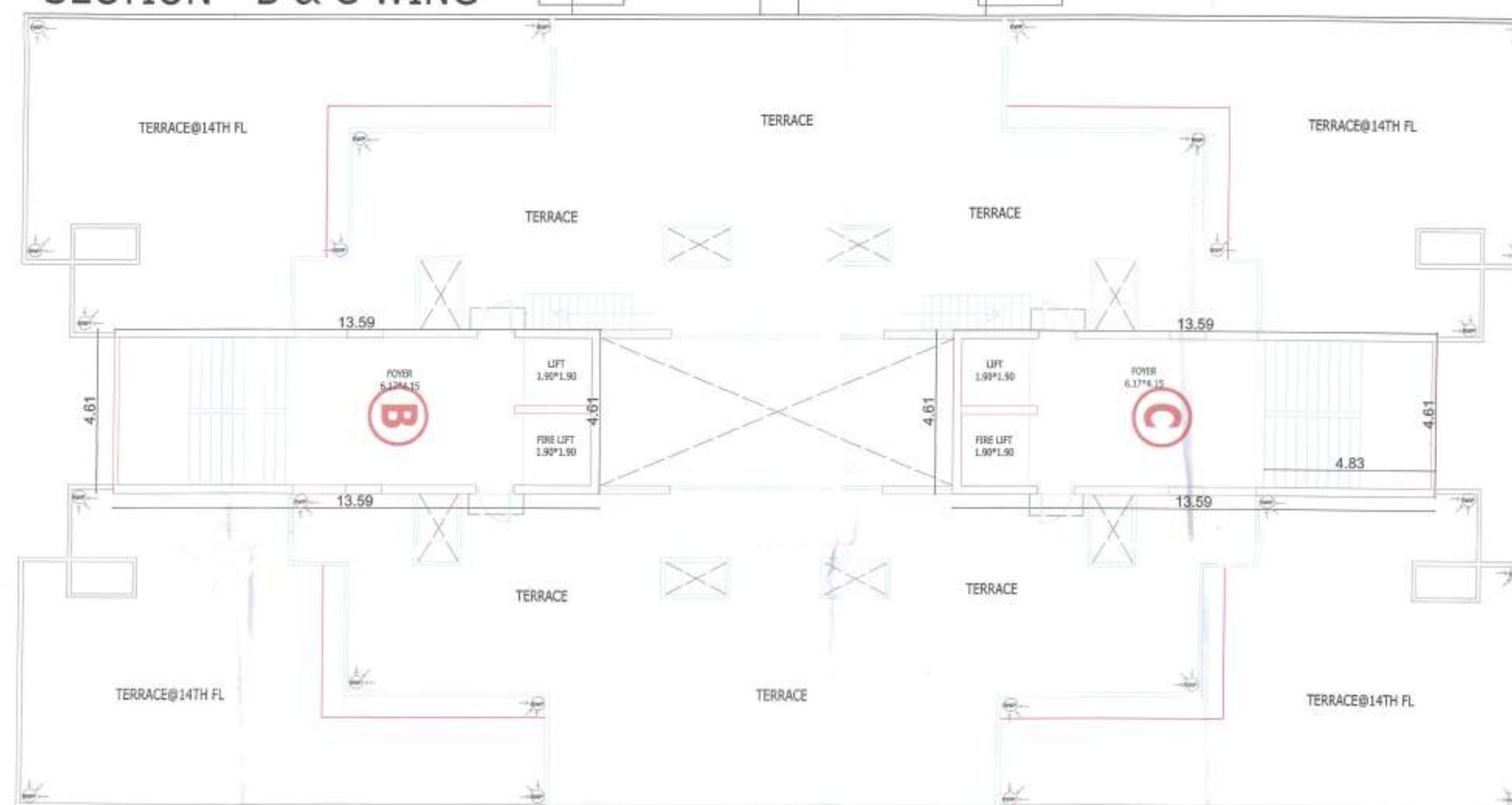


SECTION - B & C WING

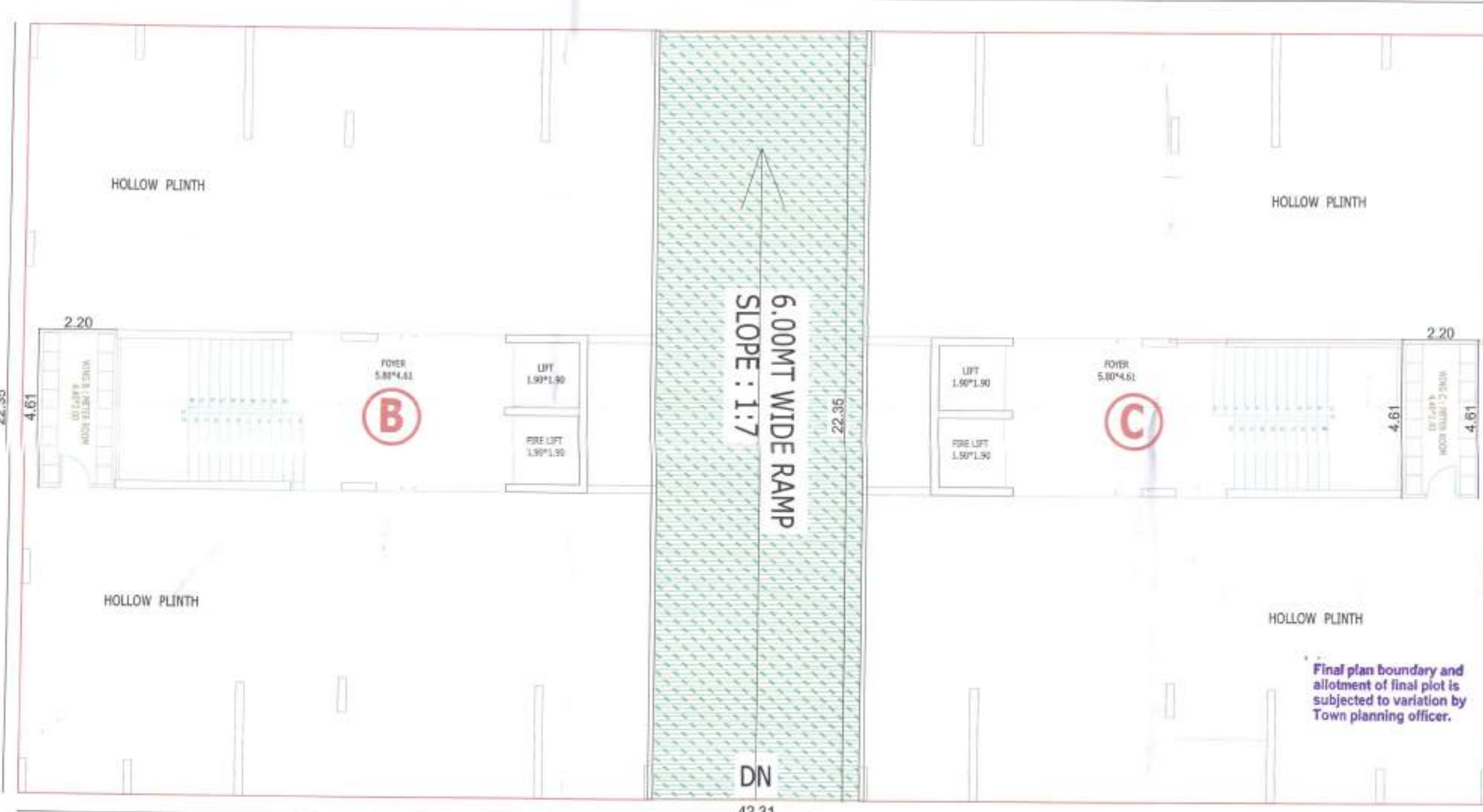


37.06

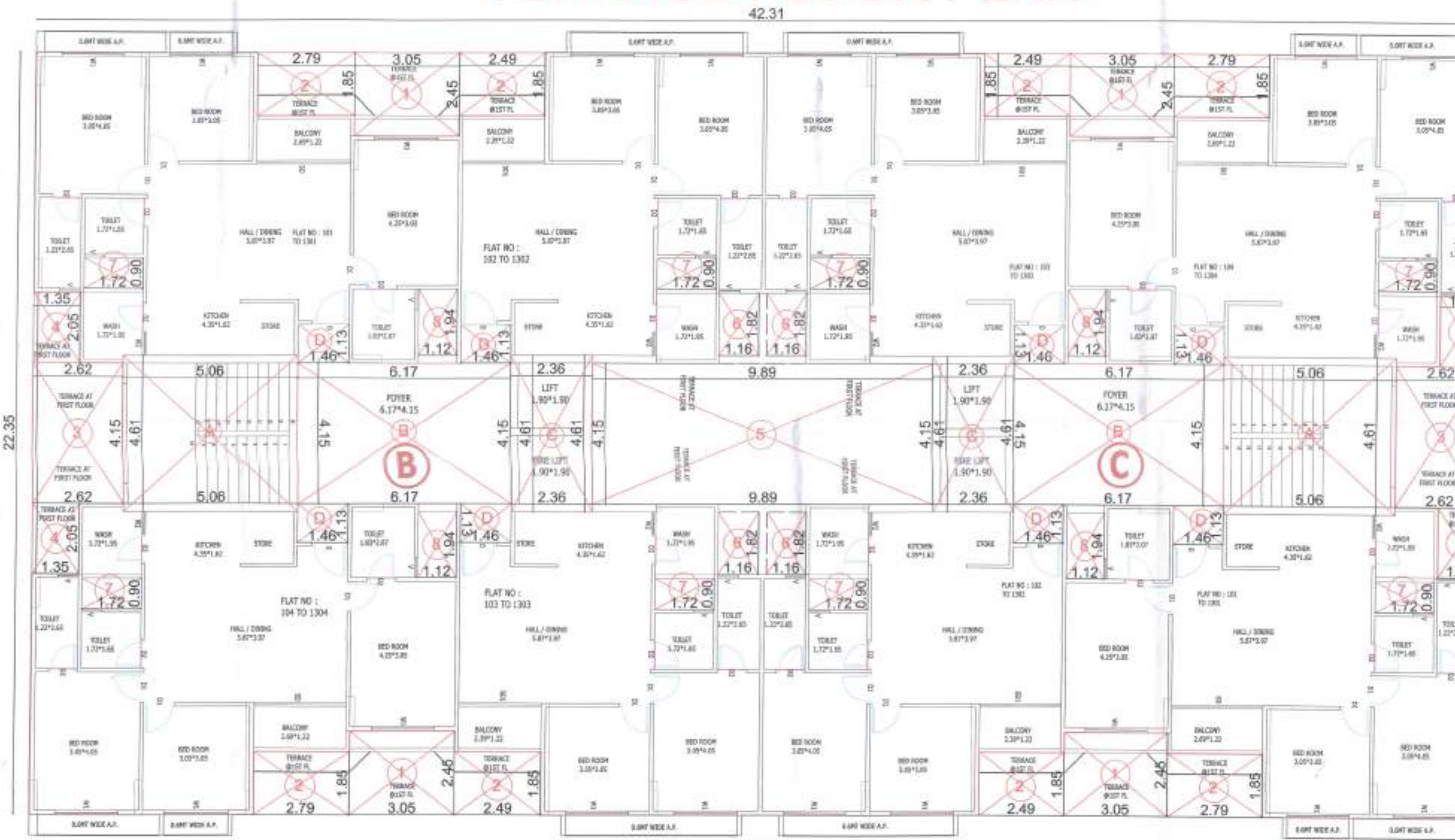
FOURTEENTH FLOOR PLAN



TERRACE FLOOR PLAN



GROUND FLOOR /HOLLOW PLINTH PLAN FOR BLOCK B+C



42.31
TYPICAL FLOOR PLAN (1ST TO 13TH FL.)

KAAYYARATNA PRAVEESH LLC

PARTNER

SMIT S. FATEL
B.TECH (HDNS-CIVIL CONSTRUCTION)
GUDA LIC No. GUDA/ENG/425/04/2018
GANDHINAGAR-382009
VALID UP TO : 06/04/2028

ENGINEER

Ketav P. Joshi
KETAV P. JOSHI
CUD/ISD-1/59

S.D. LIC. NO. 000490
K/2, Kenyug Apartment,
Satellite, Ahmedabad.

STRUCTURE DESIGNER

ALLEN J. K.

NATVARLAL B. PATEL
B.TECH (HONS CIVIL, CONTRACTOR)
GUDA LIC No. GUDA/SOR-1/01/05/2018
GANDHINAGAR-382009

Development Charge Paid

APPROVED
(As amended by.....Colour)
Subject to the conditions as
mentioned in the office Letter

No. PRM/GM/240/2181-05
Dated 17/05/2023
NOTE: APPROVED BY
MUNICIPAL COMMISSIONER



Junior Town
Gandhinagar Municipal Corporation

BUILTUP AREA CALCULATIONS :						
FOR THE 14TH FL						
	1	32.11 x	21.75 x	1	=	698.39
DEDUCTIONS:						
1	2.49 x	3.17	x	-4.0 =	-31.57	
2	5.27 x	4.97	x	-4.0 =	-104.77	
3	1.92 x	6.62	x	-4.0 =	-50.84	
4	0.67 x	4.15	x	-2.0 =	-5.56	
5	9.89 x	4.15	x	-1.0 =	-41.04	
6	1.46 x	1.82	x	-4.0 =	-10.63	
NET BUILT-UP AREA					=	453.98
<i>Final plan boundary and allotment of final plot is</i>						



SECTION - D & F WING

PROPOSED PLAN BLOCK-D-E				SHEET NO. 4/6
BUILDING BUILT-UP SURFACING RESIDENCE				
BUILDING BLOCK-D-E ON BLOCK				
NO: (233+234)/20, FPN0-104, TPS NO-05				
(RANDESAN-KUDASAN-DHOLAKUWA-INDRODA)				
VILLAGE-RANDESAN,				
SARGASAN, TAL-DIST: GANDHINAGAR,				
CASE NO. _____		DATE: _____		SCALE: 1 CM = 1.0 M
ZONE: R-4		USE: RESIDENCE (D.W.T)		
AREA TABLE FOR BUILT-UP-D-E				
FLOOR	NOS OF UNIT	BUILT-UP AREA	FSI AREA	
	IN NOS	IN SQ.MTS	IN	SQ.MTS
HOLLOW PLINTH		770.17		
1ST FLOOR	8	649.49	542.36	
2ND FLOOR	8	649.49	542.36	
3RD FLOOR	8	649.49	542.36	
4TH FLOOR	8	649.49	542.36	
5TH FLOOR	8	649.49	542.36	
6TH FLOOR	8	649.49	542.36	
7TH FLOOR	8	649.49	542.36	
8TH FLOOR	8	649.49	542.36	
9TH FLOOR	8	649.49	542.36	
10TH FLOOR	8	649.49	542.36	
11TH FLOOR	8	649.49	542.36	
12TH FLOOR	8	649.49	542.36	
13TH FLOOR	8	649.49	542.36	
14TH FLOOR	4	453.98	346.85	
STAIR CABIN	0	96.26		
OHWT	0	44.53		
TOTAL	108	9808.31	7397.53	
SCHEDULE OF OPENINGS :			VENTS	
DOORS		WINDOWS		
D = 1.20 X 2.57	W = 2.40 X 1.80	V=0.63(0.65) m ²		
D11.05X2.97/242	W1 = 1.20 X 1.22			
D2.60 X 3.15	W2 = 1.50 X 1.32			
COLOUR NOTES :			R.C. STAIR DETAILS	
COLOUR WORK PROP. DRAINAGE			0.26 WIDTH 0.35 TREAD 1.10 RISER	
FSI AREA CALC. :				
FOR THE 14TH FL.				
TOTAL BUILT-UP AREA			453.98	
DEDUCTIONS:				
A	5.06 x 4.61	x -2.0 =	-46.65	
B	3.02 x 6.41	x -2.0 =	-38.72	
C	2.36 x 4.61	x -2.0 =	-21.76	
NET FSI AREA			= 346.85	
BUILT-UP AREA CALCULATIONS FOR STAIR CABIN -D-E				
1		10.44 x 4.61	x 2	= 96.26
TOTAL				96.26
B.A. FOR THE OHWT A+B/C+D				
1		4.83 x 4.61	x 2	= 44.53

Floor plan of the 14th floor showing two main units, E and D, separated by a central corridor. The plan includes dimensions, room labels, and architectural details.

Unit E (Left):

- Overall dimensions: 10.44m (width) x 4.61m (depth).
- Rooms and dimensions:
 - Foyer: 3.07m x 1.15
 - LIFT: 1.90m x 1.90
 - FIRE LIFT: 1.90m x 1.90
- Other labels: TERRACE@14TH FL, TERRACE, TERRACE@14TH FL.

Unit D (Right):

- Overall dimensions: 10.44m (width) x 4.61m (depth).
- Rooms and dimensions:
 - Foyer: 3.42m x 1.15
 - LIFT: 1.90m x 1.90
 - FIRE LIFT: 1.90m x 1.90
- Other labels: TERRACE@14TH FL, TERRACE, TERRACE@14TH FL.

Central Corridor:

- Width: 4.83m.
- Contains stairs and structural columns.

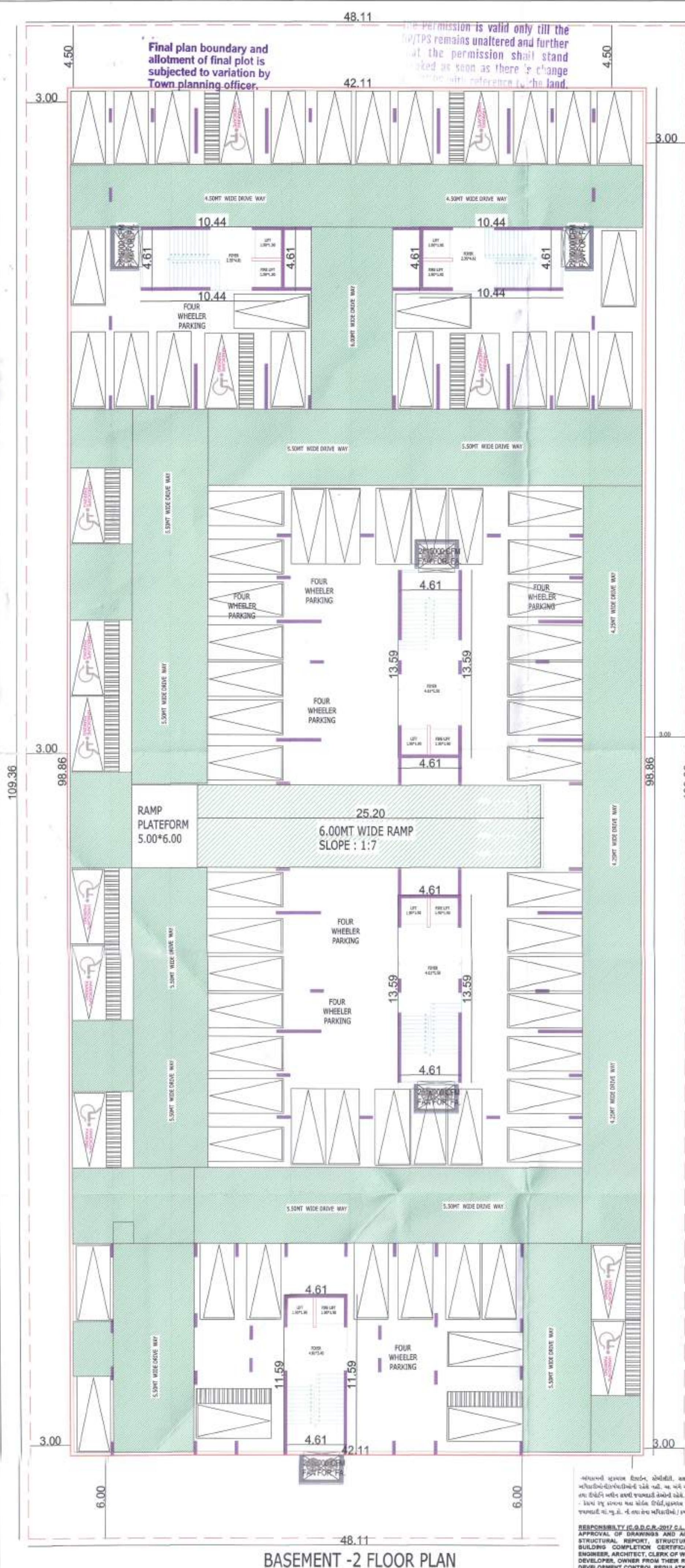
1

The floor plan illustrates a symmetrical building layout with a central core and four wings. The central core contains a staircase and elevator shafts, labeled with 'E' and 'D'. The wings are divided into four quadrants, each containing a flat unit. The plan includes detailed room layouts, dimensions, and structural elements like columns and beams. Key features include:

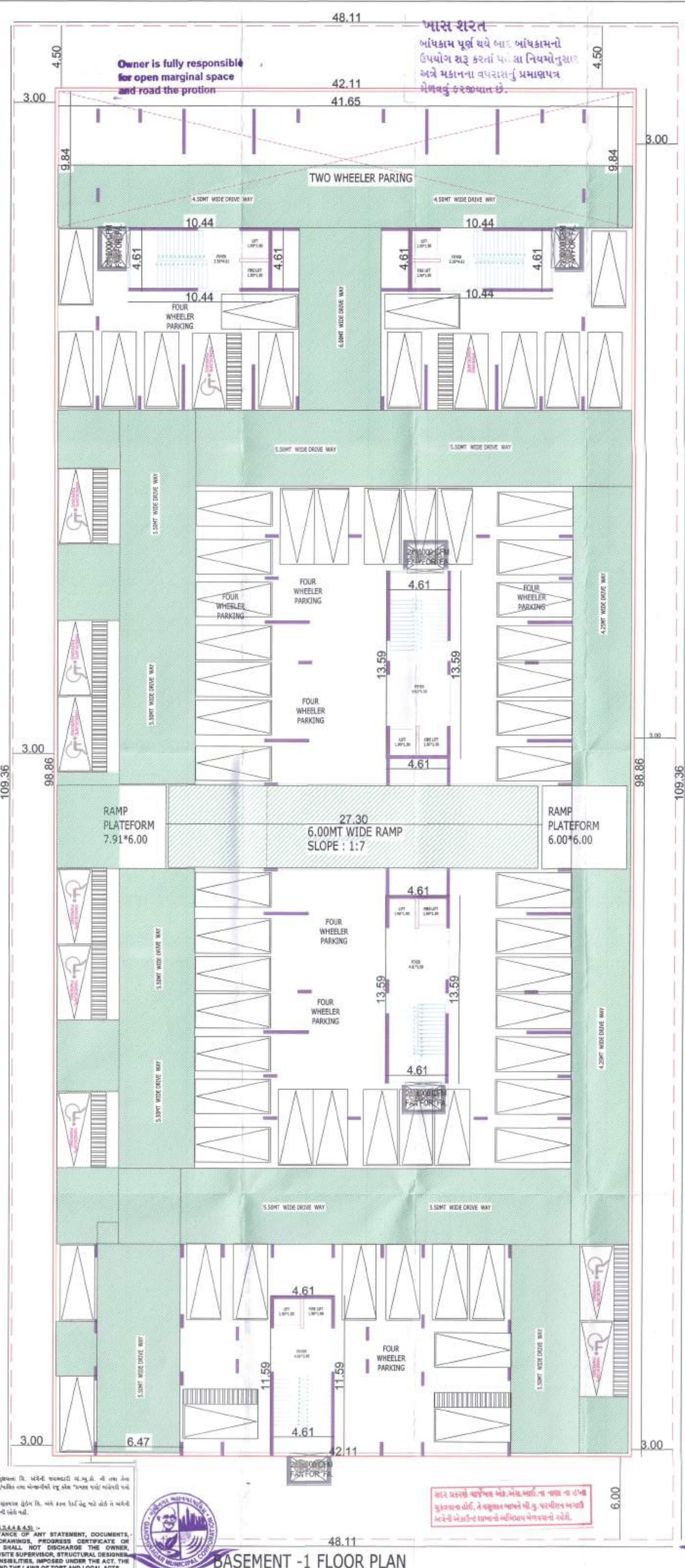
- Central Core:** Contains a staircase and elevator shafts, labeled with 'E' and 'D'.
- Wings:** Four wings extending from the central core, each containing a flat unit.
- Rooms:** Various rooms including bedrooms, bathrooms, kitchens, and living areas are shown with their respective dimensions.
- Structural Elements:** Columns and beams are indicated throughout the plan.
- Dimensions:** Various dimensions are provided for rooms and overall sections.

TYPICAL FLOOR PLAN (1ST TO 13TH FL.)

KAANYAVARATNA PRAVESH LLP



BASEMENT -2 FLOOR PLAN



BASEMENT -1 FLOOR PLAN

BASEMENT FLOOR PLAN | SHEET NO.5/6
 PROPOSED PLAN SHOWING BASEMENT FL.
 PLAN OF RESIDENCE BUILDING A,B+C,D+E,
 ON BLOCK NO:(233+234)/20, OP/FP NO:104,
 TPSNO:05(RANDESAN-KUDASAN-INDRODA
 -DHOLAKUWA), VILL:RANDESAN, GANDHINAGAR

CASE NO. : DATE : SCALE : 1 CM = 2.0 MT.
 ZONE : R-4 USE : RESIDENCE, PARKING

B.A. TABLE :
 PROP. B.A. OF 2ND BASEMENT FLOOR 4162.99
 PROP. B.A. OF 1ST BASEMENT FLOOR 4162.99
 TOTAL BASEMENT FLOOR B.A. 8325.98

SCHEDULE OF OPENINGS :
 DOORS WINDOWS VENTS
 D1 - 1.07 X 2.13 V1 - 0.60 X 0.61
 D2 - 0.91 X 2.13 W1 - 1.50 X 1.20
 D3 - 0.76 X 2.13

COLOUR NOTES :
 - PROP. WORK
 - PROP. DRAINAGE

R.C.C. STAIR DETAILS :
 2.00 WIDTH
 0.30 TREAD
 0.15 RISER

1ST/2ND BASEMENT FL. B.A. CAL:
 42.11 x 98.86 x 1 = 4162.99
NET BUILTUP AREA OF 1ST/UPPER BASEMENT FL 4162.99
PARKING AREA IN 1ST BASEMENT FLOOR
NET B. A. OF 1ST/UPPER BASEMENT FL 4162.99
 LESS:
 STAIR/LIFT 11.59 x 4.61 x -1 = -53.43
 13.59 x 4.61 x -2 = -125.30
 10.44 x 4.61 x -2 = -96.26
 RAMP 27.30 x 6.47 x -1 = -176.63
NET PARKING AREA OF 1ST/UPPER BASEMENT 3711.37

PARKING AREA IN 2ND BASEMENT FLOOR
NET B. A. OF 2ND/LOWER BASEMENT FL 4162.99
 LESS:
 STAIR/LIFT 11.59 x 4.61 x -1 = -53.43
 13.59 x 4.61 x -2 = -125.30
 10.44 x 4.61 x -2 = -96.26
 RAMP 25.20 x 6.47 x -1 = -163.04
NET PARKING AREA OF 1ST/UPPER BASEMENT 3724.96

KAAYARATNA PRAVESH LLP

OWNER PARTNER

SMT S. PATEL
 B.TECH (HONS-CIVIL CONSTRUCTION)
 GUDA LIC No. GUDA/ENG/425/04/2018
 GANDHINAGAR-382009
 VALID UP TO : 06/04/2028

ENGINEER

NATVARLAL B. PATEL
 B.TECH (HONS CIVIL CONSTRUCTION)
 GUDA LIC No. GUDA/SOR-1/01/05/2018
 GANDHINAGAR-382009
 VALID UP TO : 18/05/2023

COW

KETAV P. JOSHI
 S.D. LIC. NO. GUDA/SD-1/59
 K/2, Kenyug Apartment,
 Satellite, Ahmedabad.

STRUCTURE DESIGNER

Development Charge Paid
APPROVED
 (As amended by.....Colour)
 Subject to the conditions as
 mentioned in the office letter
 No. PRM/621/270/23-05/53/2023
 Dated.....21/05/2023..... 10278

NOTE : APPROVED BY
 MUNICIPAL COMMISSIONER

Junior Town Planner
 Gandhinagar Municipal Corporation

CARPET AREA CALCULATION DETAILS FOR BLOCK-B/C				
CARPET AREA OF UNIT NO: 101 TO 1301 & 104 TO 1304 (26 UNITS)				
1	12.16 x 8.87	x	1.0 =	107.86
DEDUCTIONS:				
1	5.97 x 1.83	x	-1.0 =	-10.93
2	3.15 x 0.63	x	-1.0 =	-1.98
3	1.22 x 2.17	x	-1.0 =	-2.65
4	1.66 x 1.13	x	-1.0 =	-1.88
6	1.32 x 2.08	x	-1.0 =	-2.75
7	1.72 x 0.90	x	-1.0 =	-1.55
BAL-8	2.69 x 1.22	x	-1.0 =	-3.28
WASH-9	1.72 x 1.95	x	-1.0 =	-3.35
NET CARPET AREA				
BALCONY AREA CALCULATIONS:				
BAL-8	2.69 x 1.22	x	1.0 =	3.28
WASH AREA CALCULATIONS:				
WASH-9	1.72 x 1.95	x	1.0 =	3.35
TOTAL AREA OF WASH				
CARPET AREA OF UNIT NO: 102 TO 1302 & 103 TO 1303				

CARPET AREA OF UNIT NO: 102 TO 1302 & 103 TO 1303 (26 UNITS)				
1	8.72 x 8.87	x	1.0 =	77.35
DEDUCTIONS:				
1	1.72 x 0.90	x	-1.0 =	-1.55
2	1.32 x 1.95	x	-1.0 =	-2.57
4	1.56 x 1.13	x	-1.0 =	-1.76
5	2.52 x 1.83	x	-1.0 =	-4.61
BAL-6	2.39 x 1.22	x	-1.0 =	-2.92
WASH-7	1.72 x 1.95	x	-1.0 =	-3.35
NET CARPET AREA				
BALCONY AREA CALCULATIONS:				
BAL-6	2.39 x 1.22	x	1.0 =	2.92
WASH AREA CALCULATIONS:				
WASH-7	1.72 x 1.95	x	1.0 =	3.35

CARPET AREA OF UNIT NO: 1401 & 1402 (2 UNITS)				
1	13.43 x 8.87	x	1.0 =	119.12
DEDUCTIONS:				
1	1.32 x 1.95	x	-1.0 =	-2.57
3	1.56 x 1.13	x	-1.0 =	-1.76
4	1.22 x 2.07	x	-1.0 =	-2.53
5	1.56 x 3.66	x	-1.0 =	-5.71
6	7.23 x 3.15	x	-1.0 =	-22.77
7	1.72 x 0.90	x	-1.0 =	-1.55
WASH-8	1.72 x 1.95	x	-1.0 =	-3.35
NET CARPET AREA				
WASH AREA CALCULATIONS:				
WASH-8	1.72 x 1.95	x	1.0 =	3.35

The permission is valid only till the 07/11/23 remains unaltered and further that the permission shall stand revoked as soon as there is change in 07/11/23 with reference to the land.

Owner is fully responsible for open marginal space and road the proton

Final plan boundary and allotment of final plot is subjected to variation by Town planning officer.

CARPET AREA CALCULATION DETAILS					
FOR BLOCK-A					
CARPET AREA OF UNIT NO: 101 TO 1304 (52 UNITS)					
1	12.72 x	7.48	x	1.0 =	95.15
DEDUCTIONS:					
1	1.00 x	1.23	x	-1.0 =	-1.23
2	2.40 x	1.62	x	-1.0 =	-3.89
3	3.98 x	1.28	x	-1.0 =	-5.09
BAL-4	2.35 x	1.23	x	-1.0 =	-2.89
WASH-5	0.61 x	1.16	x	-1.0 =	-0.71
	1.52 x	1.52	x	-1.0 =	-2.31
NET CARPET AREA					79.02
BALCONY AREA CALCULATIONS:					
BAL-4	2.35 x	1.23	x	1.0 =	2.89
WASH AREA CALCULATIONS:					
WASH-5	0.61 x	1.16	x	1.0 =	0.71
	1.52 x	1.52	x	1.0 =	2.31
TOTAL AREA OF WASH					3.02
CARPET AREA OF UNIT NO: 1401 TO 1404 (04 UNITS)					
1	12.72 x	7.48	x	1.0 =	95.15
DEDUCTIONS:					
1	2.40 x	1.62	x	-1.0 =	-3.89
2	3.98 x	1.28	x	-1.0 =	-5.09
BAL-3	3.35 x	1.23	x	-1.0 =	-4.12
WASH-4	0.61 x	1.16	x	-1.0 =	-0.71
	1.52 x	1.52	x	-1.0 =	-2.31
NET CARPET AREA					79.02
BALCONY AREA CALCULATIONS:					
BAL-3	3.35 x	1.23	x	1.0 =	4.12
WASH AREA CALCULATIONS:					
WASH-4	0.61 x	1.16	x	1.0 =	0.71
	1.52 x	1.52	x	1.0 =	2.31
TOTAL AREA OF WASH					3.02

CARPET AREA CALCULATION DETAILS FOR BLOCK-D/E				
CARPET AREA OF UNIT NO: 101 TO 1304 (52 UNITS)				
1	8.72 x 8.57	x	1.0 =	74.73
DEDUCTIONS:				
1	2.52 x 1.83	x	-1.0 =	-4.61
2	1.56 x 1.13	x	-1.0 =	-1.76
4	1.62 x 2.08	x	-1.0 =	-3.37
BAL-5	2.39 x 1.20	x	-1.0 =	-2.87
WASH-6	1.42 x 1.95	x	-1.0 =	-2.77
NET CARPET AREA				
BALCONY AREA CALCULATIONS:				
BAL-5	2.39 x 1.20	x	1.0 =	2.87
WASH AREA CALCULATIONS:				
WASH-6	1.42 x 1.95	x	1.0 =	2.77
CARPET AREA OF UNIT NO: 1401 TO 1402 (02 UNITS)				
1	15.91 x 8.57	x	1.0 =	136.35
DEDUCTIONS:				
1	1.62 x 2.08	x	-1.0 =	-3.37
2	3.22 x 1.00	x	-1.0 =	-3.22
4	1.92 x 1.65	x	-1.0 =	-3.17
5	7.19 x 1.80	x	-1.0 =	-12.94
6	9.71 x 3.15	x	-1.0 =	-30.59
WASH-7	1.42 x 1.95	x	-1.0 =	-2.77
NET CARPET AREA				
WASH AREA CALCULATIONS:				
WASH-7	1.72 x 1.95	x	1.0 =	3.35

CARPET AREA TABLE AS PER RERA FOR BLOCK-A			
UNIT NO:	CARPET AREA IN SQ.MT	BALCONY AREA IN SQ.MT	WASH AREA IN SQ.MT
101	79.02	2.89	3.02
102	79.02	2.89	3.02
103	79.02	2.89	3.02
104	79.02	2.89	3.02
201	79.02	2.89	3.02
202	79.02	2.89	3.02
203	79.02	2.89	3.02
204	79.02	2.89	3.02
301	79.02	2.89	3.02
302	79.02	2.89	3.02
303	79.02	2.89	3.02
304	79.02	2.89	3.02
401	79.02	2.89	3.02
402	79.02	2.89	3.02
403	79.02	2.89	3.02
404	79.02	2.89	3.02
501	79.02	2.89	3.02
502	79.02	2.89	3.02
503	79.02	2.89	3.02
504	79.02	2.89	3.02
601	79.02	2.89	3.02
602	79.02	2.89	3.02
603	79.02	2.89	3.02
604	79.02	2.89	3.02
701	79.02	2.89	3.02
702	79.02	2.89	3.02
703	79.02	2.89	3.02
704	79.02	2.89	3.02
801	79.02	2.89	3.02
802	79.02	2.89	3.02
803	79.02	2.89	3.02
804	79.02	2.89	3.02
901	79.02	2.89	3.02
902	79.02	2.89	3.02
903	79.02	2.89	3.02
904	79.02	2.89	3.02
1001	79.02	2.89	3.02
1002	79.02	2.89	3.02
1003	79.02	2.89	3.02
1004	79.02	2.89	3.02
1101	79.02	2.89	3.02
1102	79.02	2.89	3.02
1103	79.02	2.89	3.02
1104	79.02	2.89	3.02
1201	79.02	2.89	3.02
1202	79.02	2.89	3.02
1203	79.02	2.89	3.02
1204	79.02	2.89	3.02
1301	79.02	2.89	3.02
1302	79.02	2.89	3.02
1303	79.02	2.89	3.02
1304	79.02	2.89	3.02
1401	79.02	4.12	3.02
1402	79.02	4.12	3.02
1403	79.02	4.12	3.02
1404	79.02	4.12	3.02
TOTAL	4425.12	166.76	169.12

CARPET AREA TABLE AS PER RERA FOR BLOCK-B/C			
UNIT NO:	CARPET AREA IN SQ.MT	BALCONY AREA IN SQ.MT	WASH AREA IN SQ.MT
101	79.50	3.28	3.35
102	60.58	2.92	3.35
103	60.58	2.92	3.35
104	79.50	3.28	3.35
201	79.50	3.28	3.35
202	60.58	2.92	3.35
203	60.58	2.92	3.35
204	79.50	3.28	3.35
301	79.50	3.28	3.35
302	60.58	2.92	3.35
303	60.58	2.92	3.35
304	79.50	3.28	3.35
401	79.50	3.28	3.35
402	60.58	2.92	3.35
403	60.58	2.92	3.35
404	79.50	3.28	3.35
501	79.50	3.28	3.35
502	60.58	2.92	3.35
503	60.58	2.92	3.35
504	79.50	3.28	3.35
601	79.50	3.28	3.35
602	60.58	2.92	3.35
603	60.58	2.92	3.35
604	79.50	3.28	3.35
701	79.50	3.28	3.35
702	60.58	2.92	3.35
703	60.58	2.92	3.35
704	79.50	3.28	3.35
801	79.50	3.28	3.35
802	60.58	2.92	3.35
803	60.58	2.92	3.35
804	79.50	3.28	3.35
901	79.50	3.28	3.35
902	60.58	2.92	3.35
903	60.58	2.92	3.35
904	79.50	3.28	3.35
1001	79.50	3.28	3.35
1002	60.58	2.92	3.35
1003	60.58	2.92	3.35
1004	79.50	3.28	3.35
1101	79.50	3.28	3.35
1102	60.58	2.92	3.35
1103	60.58	2.92	3.35
1104	79.50	3.28	3.35
1201	79.50	3.28	3.35
1202	60.58	2.92	3.35
1203	60.58	2.92	3.35
1204	79.50	3.28	3.35
1301	79.50	3.28	3.35
1302	60.58	2.92	3.35
1303	60.58	2.92	3.35
1304	79.50	3.28	3.35
1401	78.88	0.00	3.35
1402	78.88	0.00	3.35
TOTAL	3799.84	161.20	180.90

CARPET AREA TABLE AS PER RERA FOR BLOCK-D/E				
UNIT NO:	CARPET AREA IN SQ.MT	BALCONY AREA IN SQ.MT	WASH AREA IN SQ.MT	TERRACE IN SQ.MT
101	59.35	2.87	2.77	0
102	59.35	2.87	2.77	0
103	59.35	2.87	2.77	0
104	59.35	2.87	2.77	0
201	59.35	2.87	2.77	0
202	59.35	2.87	2.77	0
203	59.35	2.87	2.77	0
204	59.35	2.87	2.77	0
301	59.35	2.87	2.77	0
302	59.35	2.87	2.77	0
303	59.35	2.87	2.77	0
304	59.35	2.87	2.77	0
401	59.35	2.87	2.77	0
402	59.35	2.87	2.77	0
403	59.35	2.87	2.77	0
404	59.35	2.87	2.77	0
501	59.35	2.87	2.77	0
502	59.35	2.87	2.77	0
503	59.35	2.87	2.77	0
504	59.35	2.87	2.77	0
601	59.35	2.87	2.77	0
602	59.35	2.87	2.77	0
603	59.35	2.87	2.77	0
604	59.35	2.87	2.77	0
701	59.35	2.87	2.77	0
702	59.35	2.87	2.77	0
703	59.35	2.87	2.77	0
704	59.35	2.87	2.77	0
801	59.35	2.87	2.77	0
802	59.35	2.87	2.77	0
803	59.35	2.87	2.77	0
804	59.35	2.87	2.77	0
901	59.35	2.87	2.77	0
902	59.35	2.87	2.77	0
903	59.35	2.87	2.77	0
904	59.35	2.87	2.77	0
1001	59.35	2.87	2.77	0
1002	59.35	2.87	2.77	0
1003	59.35	2.87	2.77	0
1004	59.35	2.87	2.77	0
1101	59.35	2.87	2.77	0
1102	59.35	2.87	2.77	0
1103	59.35	2.87	2.77	0
1104	59.35	2.87	2.77	0
1201	59.35	2.87	2.77	0
1202	59.35	2.87	2.77	0
1203	59.35	2.87	2.77	0
1204	59.35	2.87	2.77	0
1301	59.35	2.87	2.77	0
1302	59.35	2.87	2.77	0
1303	59.35	2.87	2.77	0
1304	59.35	2.87	2.77	0
1401	80.29	0.00	3.35	55.32
1402	80.29	0.00	3.35	55.32
TOTAL	3246.78	149.24	150.74	110.62