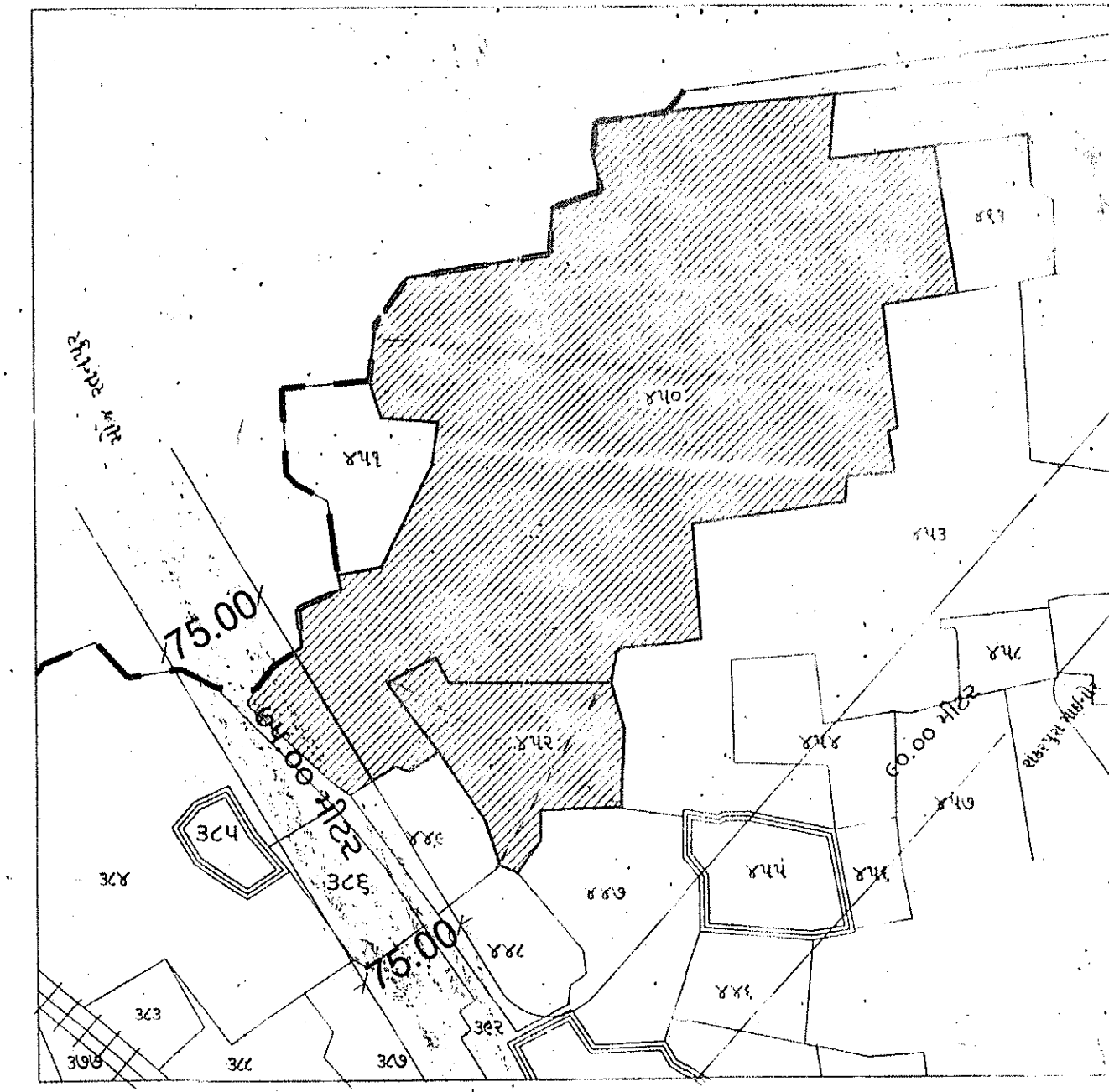


PROPOSED LAY-OUT & BUILDING PLAN OF S.No:450/A,450/B,450/K,
452/A,452/B, AT VILL:KELANPUR ,DIST. VADODARA.



S.No. LAND AREA CALCULATION

S.No.	AREA IN SQ. MT.
450/A	7082.00
450/B	7386.00
450/K	91742.00
452/A	2301.00
452/B	8556.00
TOTAL AREA	115067.00

AREA TABLE
FORM NO. 3
(See Regulation NO.3.2(x))

A. AREA STATEMENT	SQ. MT.	LIST OF DRAWING ATTACHED
1. Area of land/property as per record	115067.00	
2. Deduction for:		
(a) 75.00 mt wide road area	3346.12	
(b) 18.75 mt wide railway set back area	366.98	
(c) 18.75 mt wide railway set back area	2513.44	
3. Net area of Plot	108840.46	
4. Common Plot (10%)	10884.04	
5. Balance area of Plot	97956.42	
6. Permissible b x on G.F. (87956.42 X 40%)	39182.56	
7. Total permitted b x on G.F. (111186.56 X 0.75)	84139.93	
8. Existing built up area on G.F.	84139.93	
9. Proposed built up area	84139.93	
(i) Ground floor (G.F. Coverage)	39394.34	
(ii) Out house/Garage	824.90	
Total proposed (G.F. Coverage)	39394.34	
10. Grand total of built up area on (G.F. Coverage)	39394.34	
11. Proposed floor space area		
Ground floor	39394.34	
First floor	22178.45	
Second floor	22178.45	
Third floor	22178.45	
Fourth floor	22178.45	
Fifth floor	22178.45	
Total proposed floor space area	61572.79	
12. Total existing floor space area (if any)	---	
13. Grand total of floor space area	61572.79	
14. Total f.s.i. consumed	0.5488	

KEY PLAN
SCALE: 1:100 CM = 20.00 MT

PROPOSED DUPLEX B.U.P. / F.S.I. AREA CALCULATION

PLAN TYPE	BUILDING TYPE	G.F.	F.F.	CABIN	UNITS	TOTAL B.U.P./F.S.I. AREA	NET TOTAL
A	BUILD. TYPE-1	40.76	44.45	0.00	13	529.88	1107.73
A	BUILD. TYPE-2	36.84	46.88	0.00	245	9025.80	20511.40
A	BUILD. TYPE-3	42.65	47.61	0.00	74	3156.10	6679.24
A	BUILD. TYPE-4	39.27	47.61	0.00	4	157.08	347.52
A	BUILD. TYPE-5	34.94	43.72	0.00	16	559.04	1258.56
A	BUILD. TYPE-6	45.98	45.98	0.00	18	827.64	1655.28
A	BUILD. TYPE-7	40.22	45.30	0.00	34	1367.48	2907.68
B		34.94	43.72	0.00	76	2655.44	5978.16
C		36.84	0.00	5.67	357	13151.88	5.67
D		34.94	0.00	5.67	209	7302.46	5.67
OP	BUILD. TYPE-1	26.43	0.00	0.00	6	158.58	0.00
	BUILD. TYPE-2	29.02	0.00	0.00	8	232.16	0.00
	BUILD. TYPE-3	27.08	0.00	0.00	10	270.80	0.00
TOTAL		469.9	365.3	11.34	1070	39394.34	61572.79

B. PARKING STATEMENT

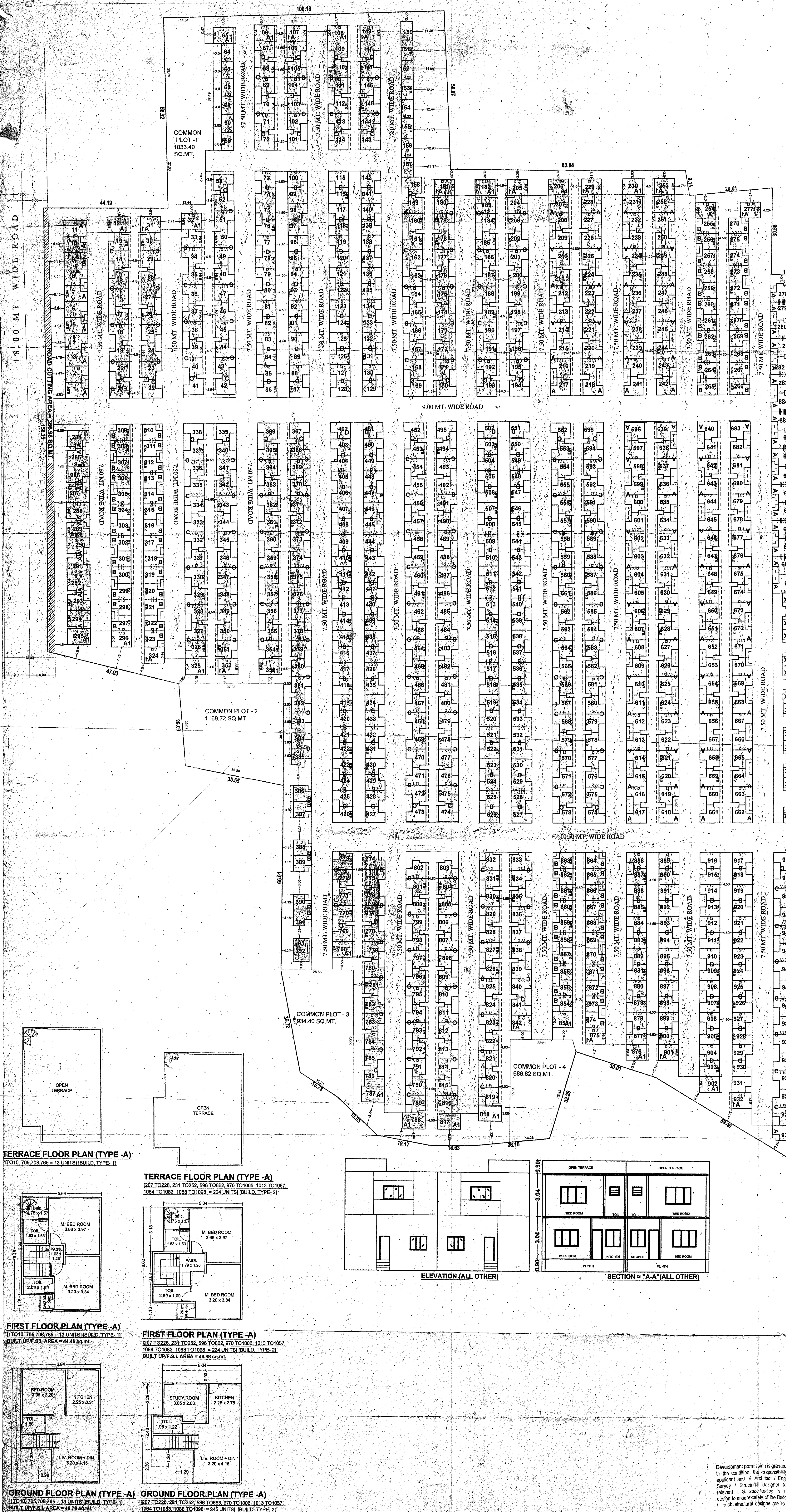
Total maximum possible floor space area	Total required parking space	Reserved for car 50%	IV North line	Scale	Date
61572.79	(15%)	9235.92			
61572.79	(30%)	18471.84			
61572.79	(10%)	6157.28			
TOTAL PROVIDED	PROVIDED	PROVIDED	TOTAL		
Residential	---	---	---		
Commercial	---	---	---		
Industrial	---	---	---		
REQUIRED < PROVIDE	TOTAL				

SCHEDULE OF OPENING

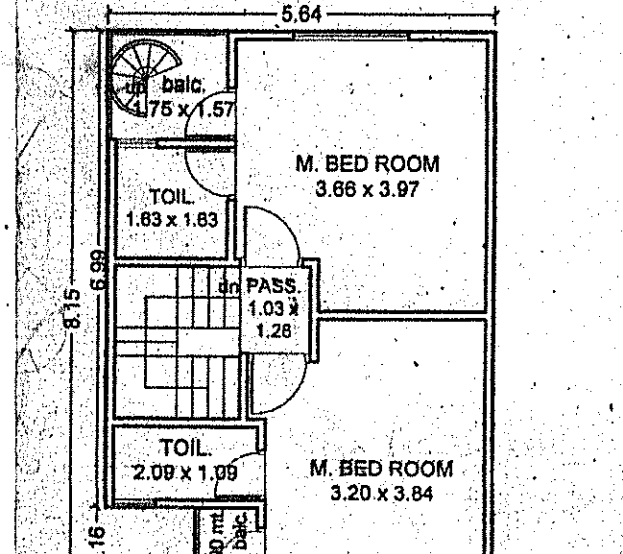
MD	107 X 2.10
D1	0.80 X 2.10
D2	0.75 X 2.10
W1	1.80 X 1.20
W2	1.20 X 1.20
W3	1.20 X 0.90
V	0.90 X 0.60

APPROVED SUBJECT TO CONDITION
AND DOWN IN BUILDING PERMITS
ORDERED: VADODARA (2018/11/15)
DATE: 24-6-2018
TOWN PLANNING
DEVELOPMENT AUTHORITY
VADODARA

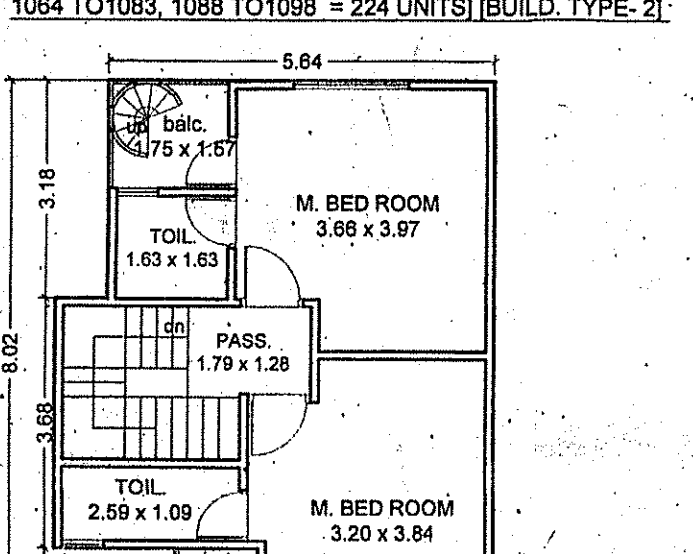
RUCHIR SHETH ARCHITECT
VUDA Lic. No. A-308/2013
Owner / Builder / Organizer / Developer
Or Authorized Agent of Owner



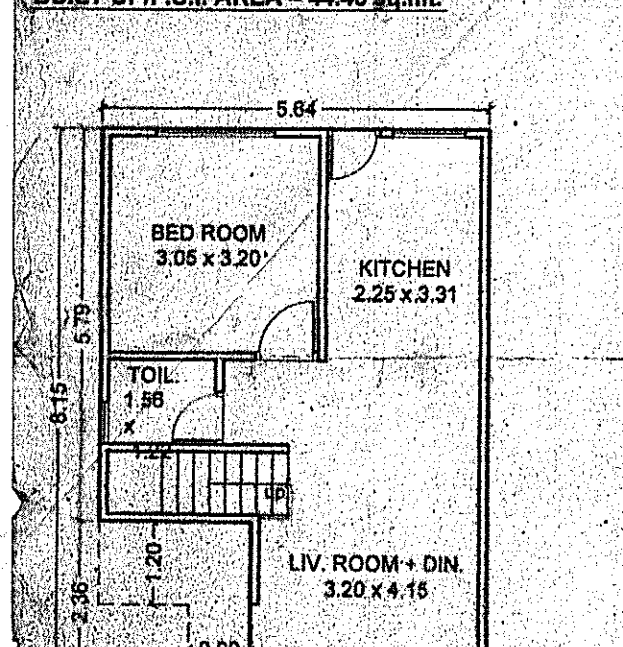
TERRACE FLOOR PLAN (TYPE-A)
(1010, 706, 708, 709 = 13 UNITS) BUILD. TYPE-1



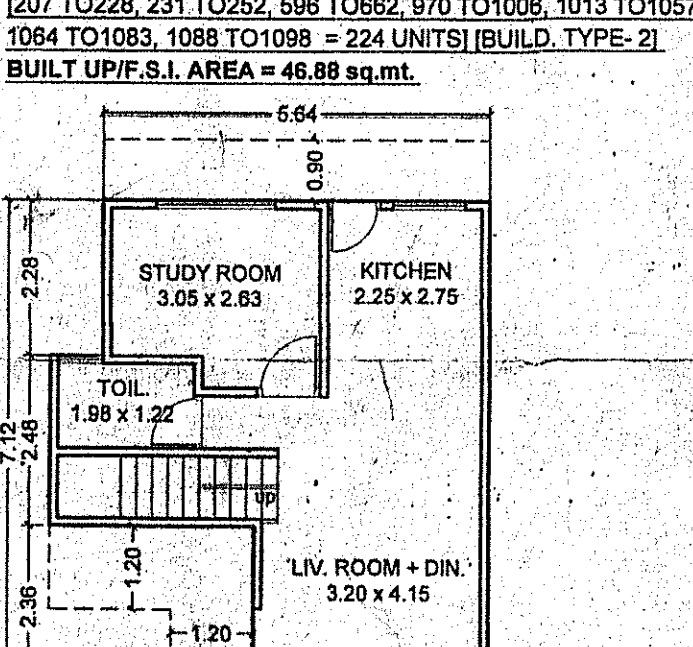
TERRACE FLOOR PLAN (TYPE-A)
(207, 10228, 231, 10262, 696, 10696, 670, 10106, 1013, 10107, 1064, 10106, 1088, 10106 = 24 UNITS) BUILD. TYPE-2



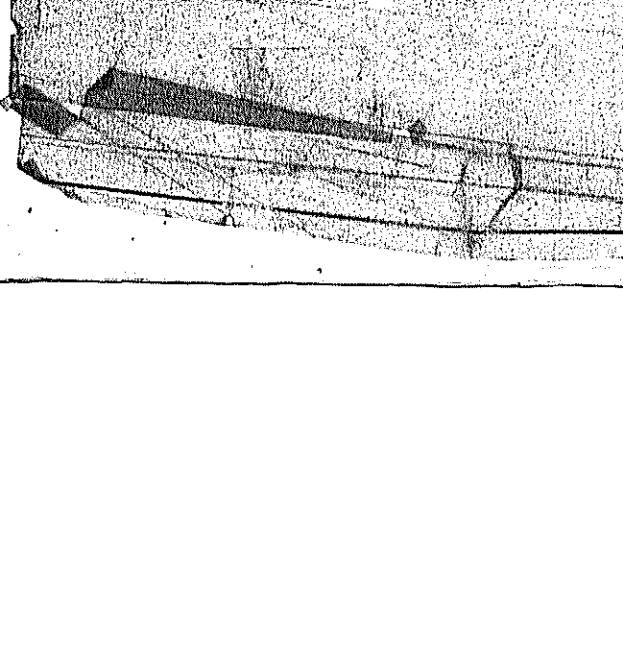
FIRST FLOOR PLAN (TYPE-A)
(1010, 706, 708, 709 = 13 UNITS) BUILD. TYPE-1



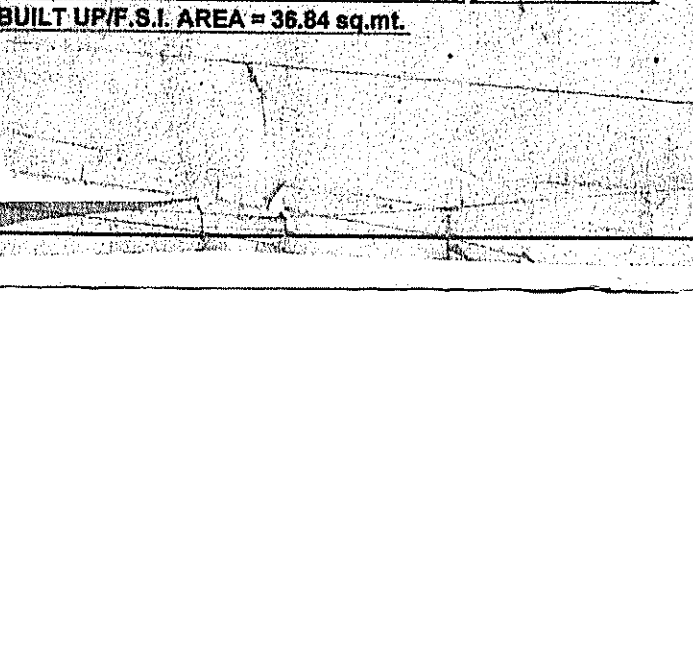
FIRST FLOOR PLAN (TYPE-A)
(207, 10228, 231, 10262, 696, 10696, 670, 10106, 1013, 10107, 1064, 10106, 1088, 10106 = 24 UNITS) BUILD. TYPE-2



GROUND FLOOR PLAN (TYPE-A)
(1010, 706, 708, 709 = 13 UNITS) BUILD. TYPE-1



GROUND FLOOR PLAN (TYPE-A)
(207, 10228, 231, 10262, 696, 10696, 670, 10106, 1013, 10107, 1064, 10106, 1088, 10106 = 24 UNITS) BUILD. TYPE-2



Development permission is granted subject to the condition, the responsibility of the applicant and the Architect / Engineer / Survey / Structural Designer to follow relevant I. S. specifications in structural design to ensure safety of the Building and such structural designs are to be noted.

Ownership of the Common Plot shall be in Joint Ownership of all the members of the layout and if not not be Satisfactory.

LAY OUT PLAN
SCALE: 1:1 CM = 5.00 MT.

PRINT SCALE
SCALE: 1:1 CM = 5.75 MT.

PROPOSED LAY-OUT & BUILDING PLAN OF S.No:450/A,450/B,450/K, 452/A,452/B, AT VILL:KELANPUR ,DIST. VADODARA.

RUCHIR SHETH ARCHITECT
 VUDA Lic.No. A-308/2012-2013

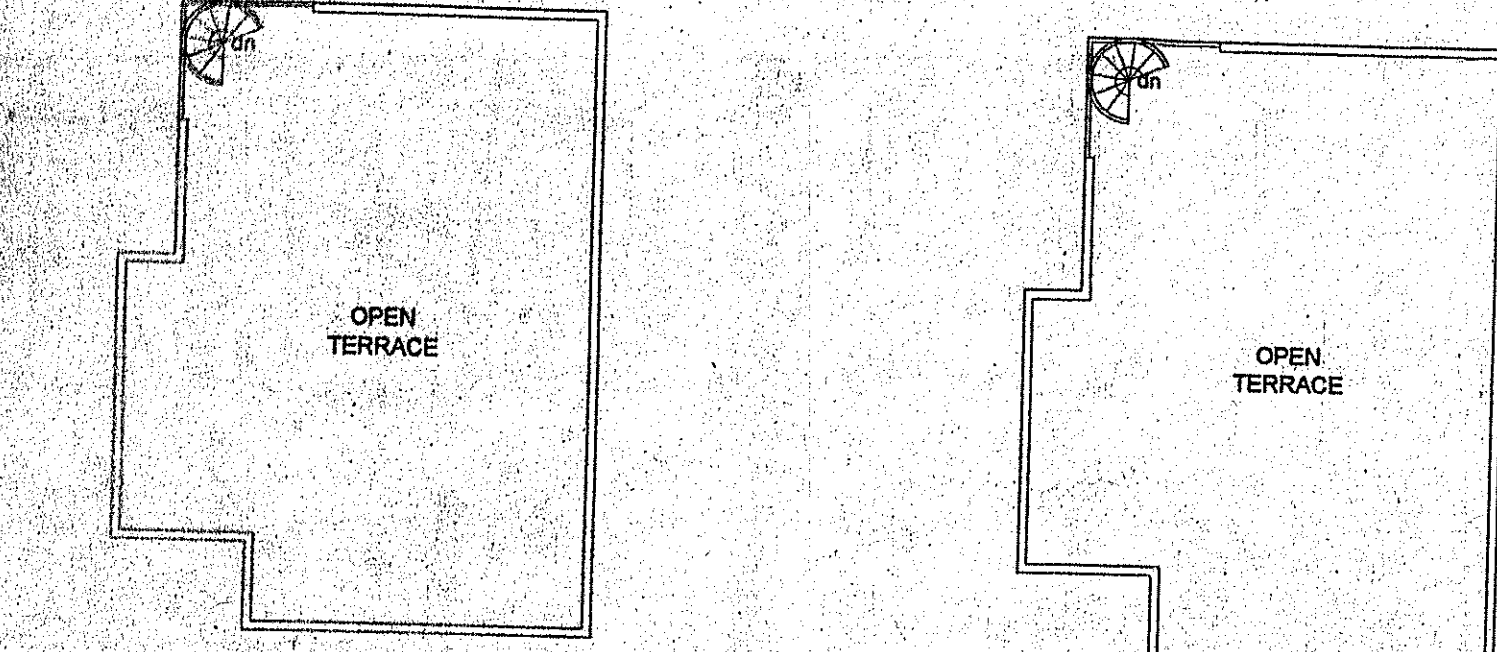
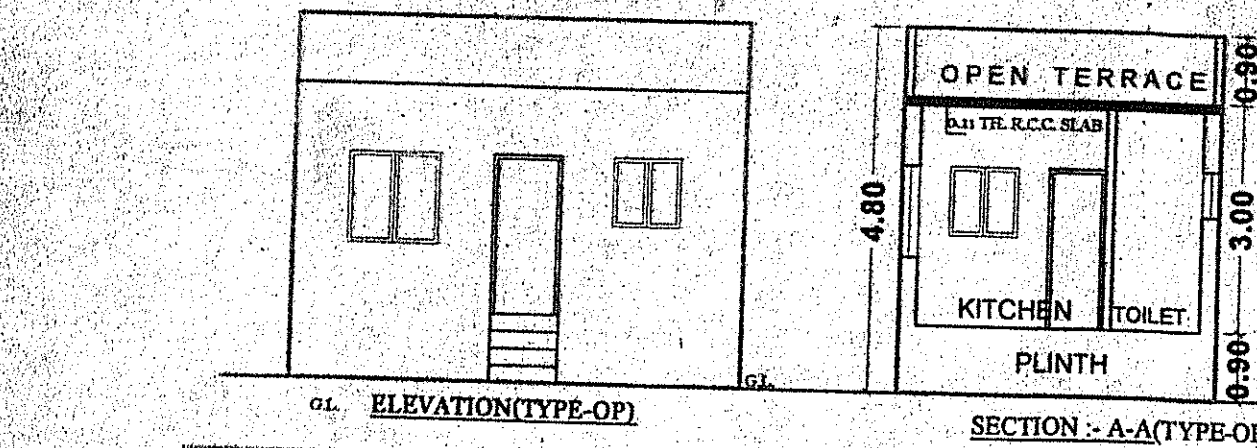
Owner / Builder / Organiser / Developer
 Or Authorised Agent of Owner

APPROVED SUBJECT TO CONDITION
 LAID DOWN IN BUILDING PERMISSION
 ORDER NO. VUDA/PERMISSION/3/551A/4
 DATE: 24-6-2014
 Town Planner
 Urban Development Authority
 VADODARA.

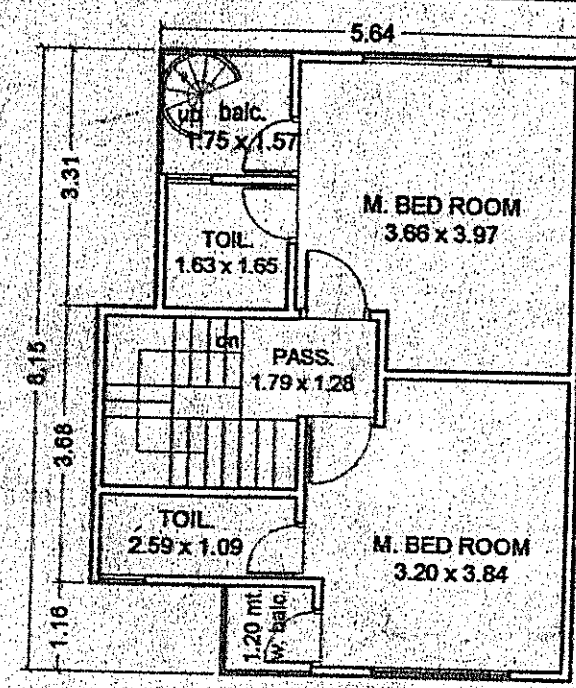
Development permission is granted subject to the condition, the responsibility of the applicant and his Architect / Engineer / Survey / Structural Designer to follow relevant I. S. specification in structural design to ensure safety of the Building and is such structural designs are to be verified.

Ownership of the Common Plot shall be in Joint Ownership of all the members of layout area and it shall not be Saleable.

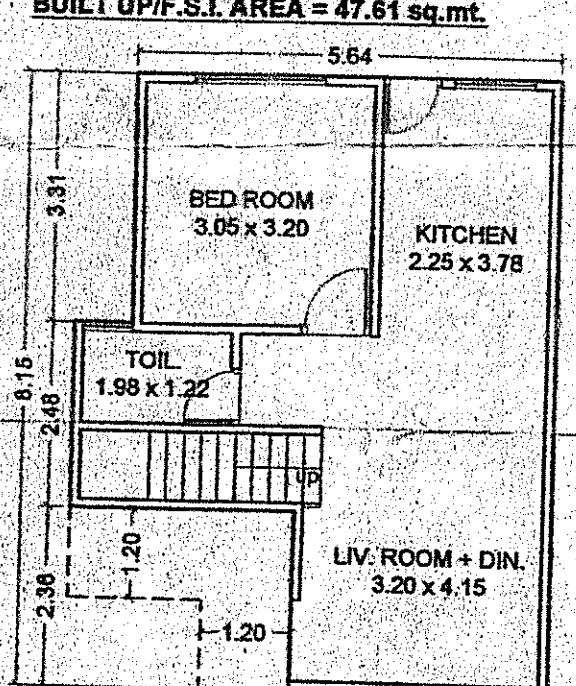
કોમન પ્લોટમાં ડી.ઈ.ની ના સુલભકરમ મોટેલી જગ્યા બાંધવાથી રાખવાની રહેશે.



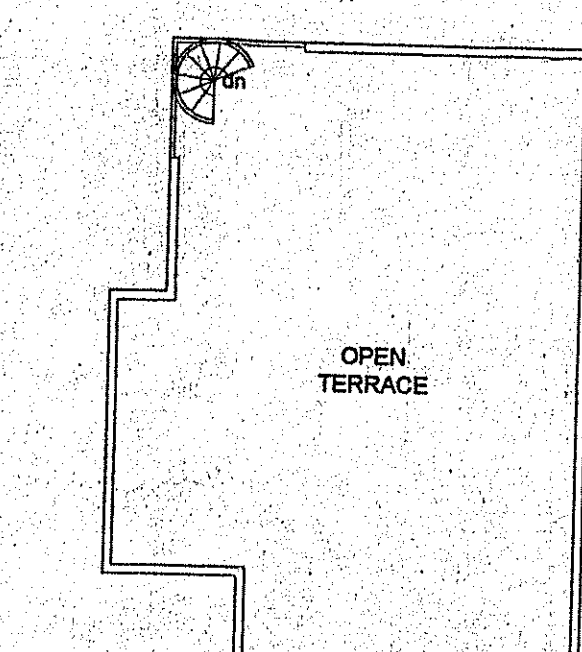
TERRACE FLOOR PLAN (TYPE-A)
 [278 TO 283, 288 TO 294, 684 TO 704, 709 TO 717,
 720 TO 729, 732 TO 741, 754 TO 764 = 74 UNITS] [BUILD. TYPE-3]
 BUILT UP/F.S.I. AREA = 47.61 sq.mt.



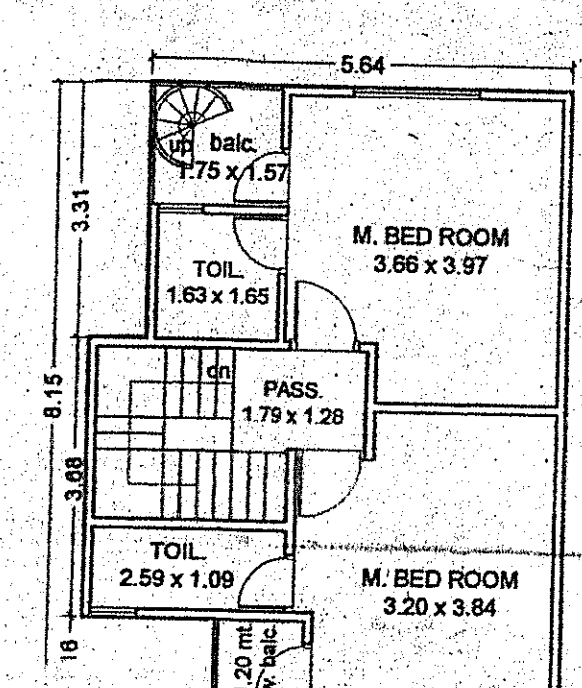
FIRST FLOOR PLAN (TYPE-A)
 [278 TO 283, 288 TO 294, 684 TO 704, 709 TO 717,
 720 TO 729, 732 TO 741, 754 TO 764 = 74 UNITS] [BUILD. TYPE-3]
 BUILT UP/F.S.I. AREA = 47.61 sq.mt.



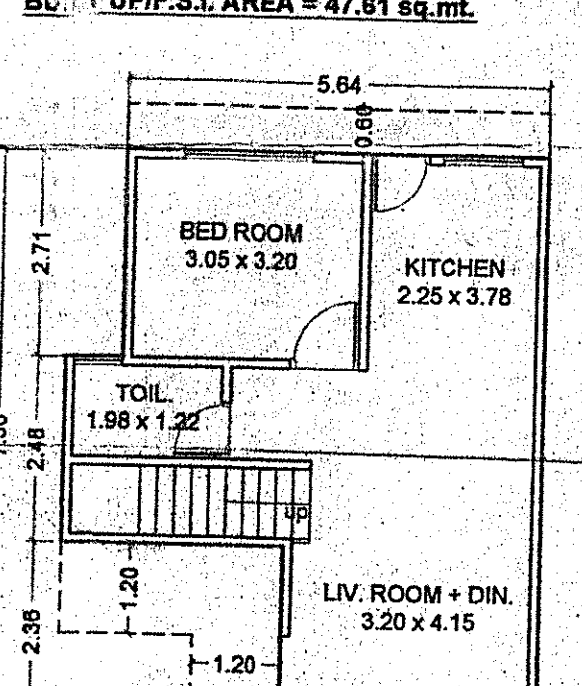
GROUND FLOOR PLAN (TYPE-A)
 [278 TO 283, 288 TO 294, 684 TO 704, 709 TO 717,
 720 TO 729, 732 TO 741, 754 TO 764 = 74 UNITS] [BUILD. TYPE-3]
 BUILT UP/F.S.I. AREA = 42.65 sq.mt.



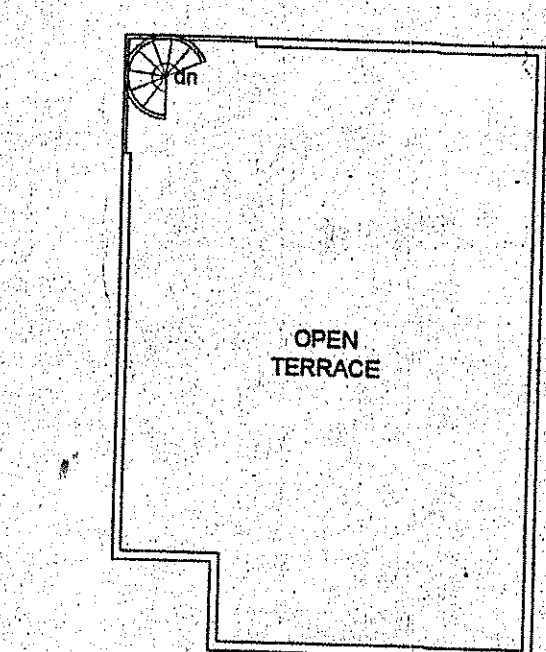
TERRACE FLOOR PLAN (TYPE-A)
 [933, 1007 TO 1011, 1045/A, 1058 TO 1063,
 1085 TO 1087 = 16 UNITS] [BUILD. TYPE-5]
 BUILT UP/F.S.I. AREA = 47.61 sq.mt.



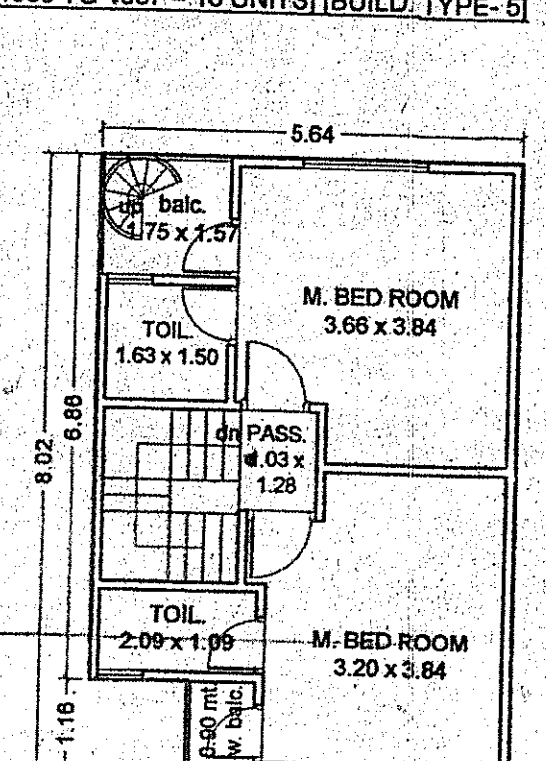
FIRST FLOOR PLAN (TYPE-A)
 [933, 1007 TO 1011, 1045/A, 1058 TO 1063,
 1085 TO 1087 = 16 UNITS] [BUILD. TYPE-5]
 BUILT UP/F.S.I. AREA = 47.61 sq.mt.



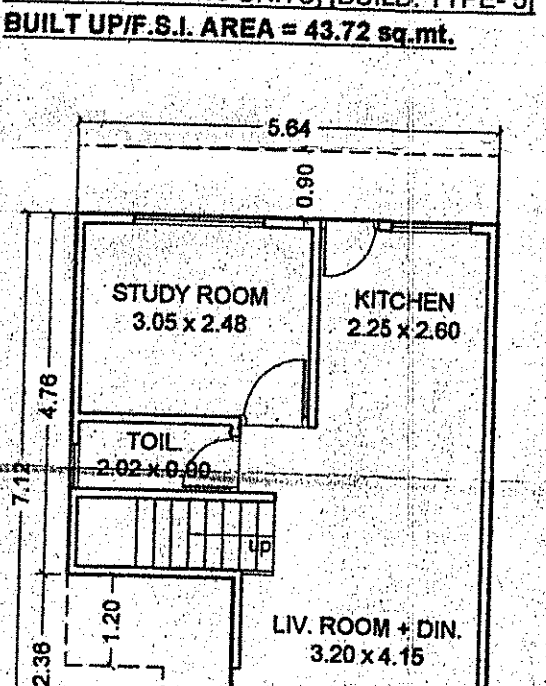
GROUND FLOOR PLAN (TYPE-A)
 [933, 1007 TO 1011, 1045/A, 1058 TO 1063,
 1085 TO 1087 = 16 UNITS] [BUILD. TYPE-5]
 BUILT UP/F.S.I. AREA = 39.27 sq.mt.



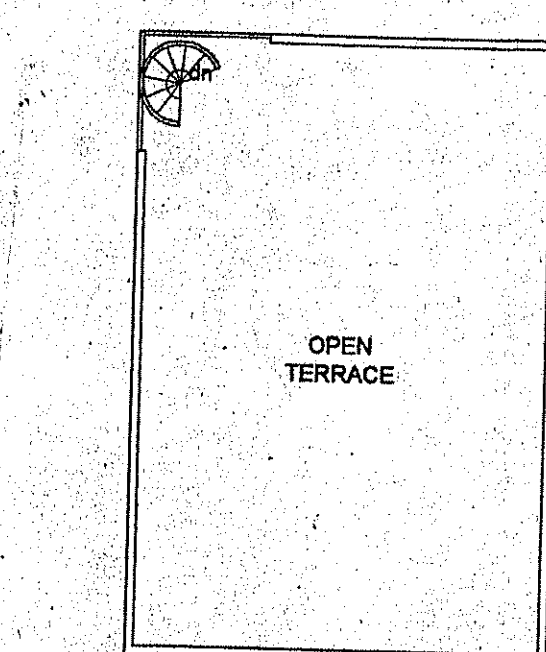
TERRACE FLOOR PLAN (TYPE-A)
 [933, 1007 TO 1011, 1045/A, 1058 TO 1063,
 1085 TO 1087 = 16 UNITS] [BUILD. TYPE-5]
 BUILT UP/F.S.I. AREA = 43.72 sq.mt.



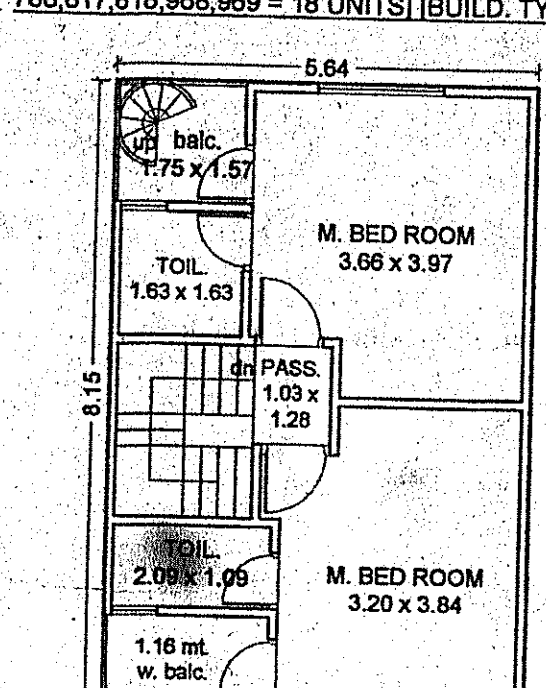
FIRST FLOOR PLAN (TYPE-A)
 [933, 1007 TO 1011, 1045/A, 1058 TO 1063,
 1085 TO 1087 = 16 UNITS] [BUILD. TYPE-5]
 BUILT UP/F.S.I. AREA = 43.72 sq.mt.



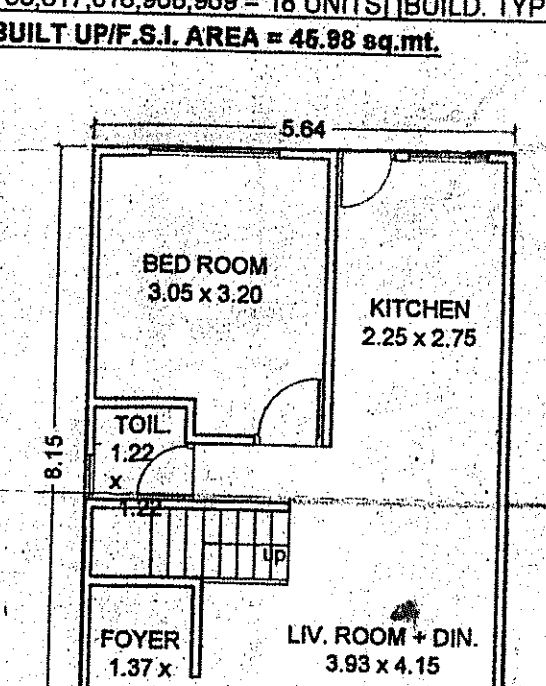
GROUND FLOOR PLAN (TYPE-A)
 [933, 1007 TO 1011, 1045/A, 1058 TO 1063,
 1085 TO 1087 = 16 UNITS] [BUILD. TYPE-5]
 BUILT UP/F.S.I. AREA = 34.94 sq.mt.



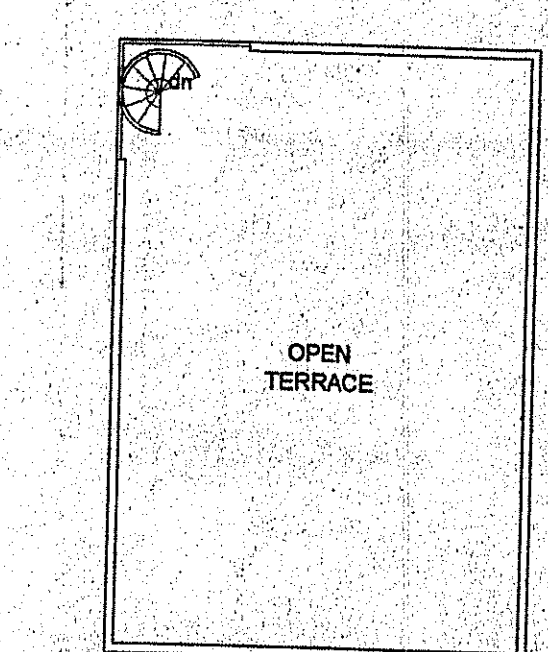
TERRACE FLOOR PLAN (TYPE-A)
 [11,295,392,706,707,718,719,730,731,742,753,766,787,
 788,817,818,968,969 = 18 UNITS] [BUILD. TYPE-6]
 BUILT UP/F.S.I. AREA = 45.88 sq.mt.



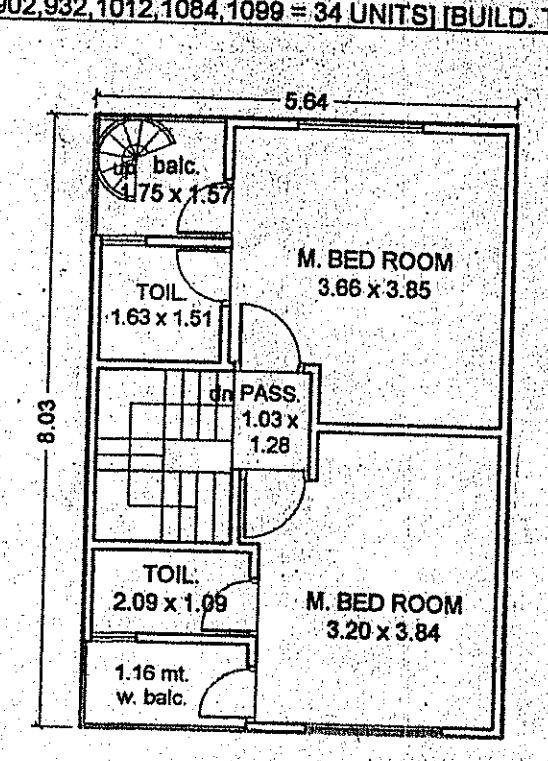
FIRST FLOOR PLAN (TYPE-A)
 [11,295,392,706,707,718,719,730,731,742,753,766,787,
 788,817,818,968,969 = 18 UNITS] [BUILD. TYPE-6]
 BUILT UP/F.S.I. AREA = 45.88 sq.mt.



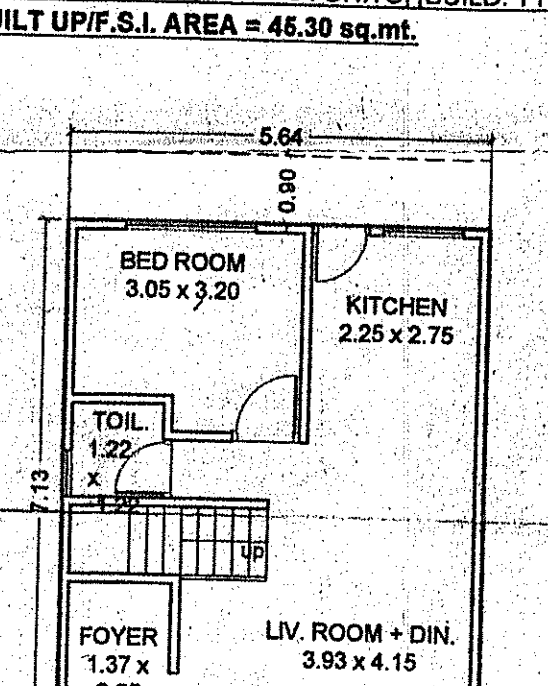
GROUND FLOOR PLAN (TYPE-A)
 [11,295,392,706,707,718,719,730,731,742,753,766,787,
 788,817,818,968,969 = 18 UNITS] [BUILD. TYPE-6]
 BUILT UP/F.S.I. AREA = 45.88 sq.mt.



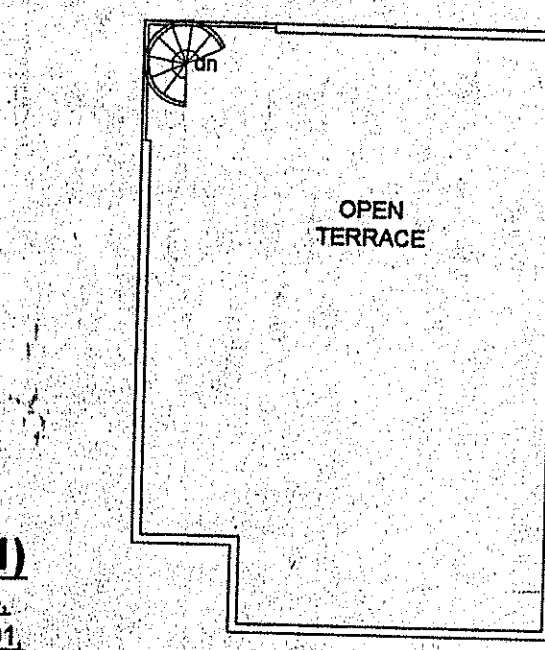
TERRACE FLOOR PLAN (TYPE-A)
 [12,31,32,65,66,107,108,149,181,182,205,206,229,230,253,
 254,277,296,324,325,352,353,767,768,842,853,875,876,901,
 902,932,1012,1084,1099 = 34 UNITS] [BUILD. TYPE-7]
 BUILT UP/F.S.I. AREA = 46.30 sq.mt.



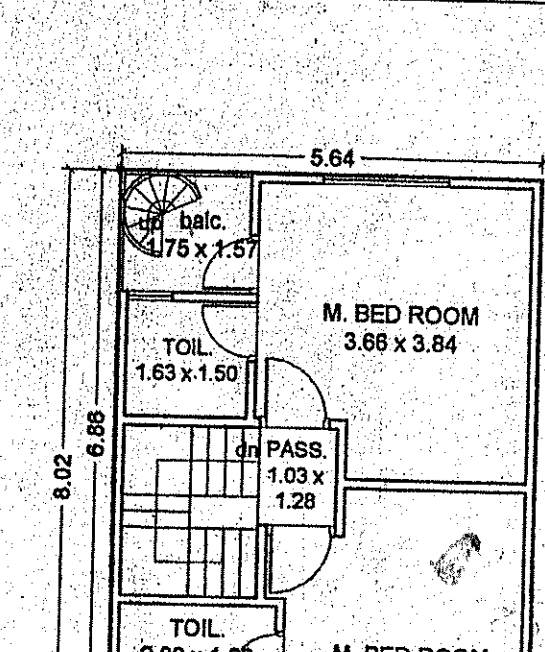
FIRST FLOOR PLAN (TYPE-A)
 [12,31,32,65,66,107,108,149,181,182,205,206,229,230,253,
 254,277,296,324,325,352,353,767,768,842,853,875,876,901,
 902,932,1012,1084,1099 = 34 UNITS] [BUILD. TYPE-7]
 BUILT UP/F.S.I. AREA = 46.30 sq.mt.



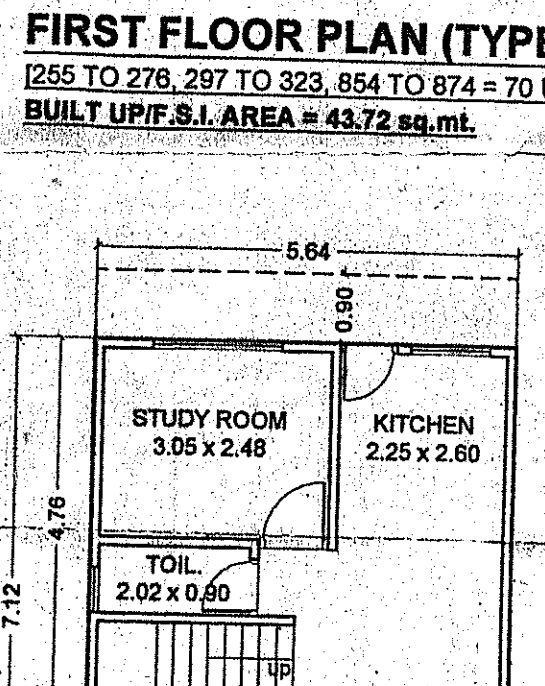
GROUND FLOOR PLAN (TYPE-A)
 [12,31,32,65,66,107,108,149,181,182,205,206,229,230,253,
 254,277,296,324,325,352,353,767,768,842,853,875,876,901,
 902,932,1012,1084,1099 = 34 UNITS] [BUILD. TYPE-7]
 BUILT UP/F.S.I. AREA = 40.22 sq.mt.



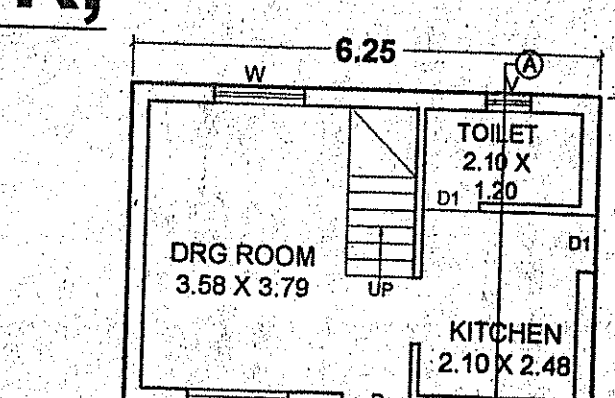
TERRACE FLOOR PLAN (TYPE-B)
 [255 TO 276, 297 TO 323, 854 TO 874 = 70 UNITS]
 BUILT UP/F.S.I. AREA = 43.72 sq.mt.



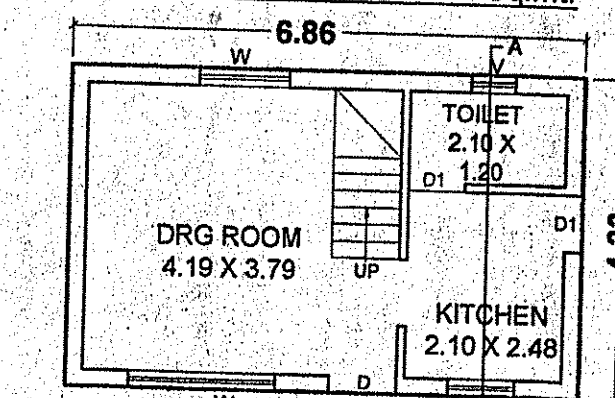
FIRST FLOOR PLAN (TYPE-B)
 [255 TO 276, 297 TO 323, 854 TO 874 = 70 UNITS]
 BUILT UP/F.S.I. AREA = 43.72 sq.mt.



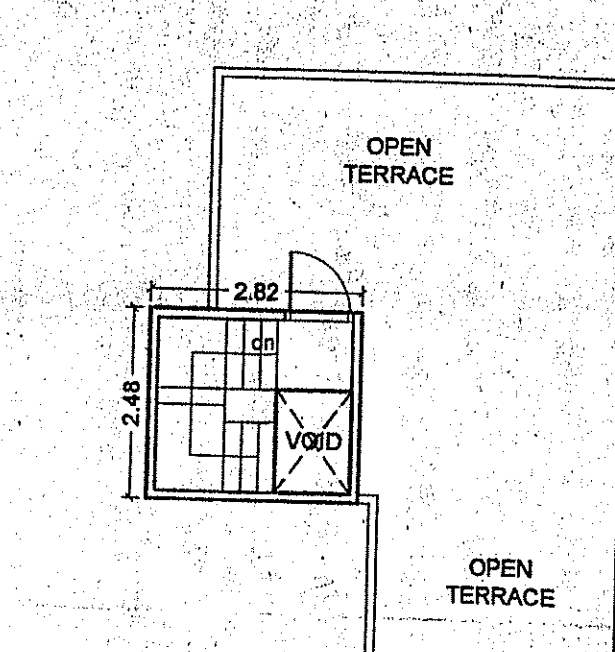
GROUND FLOOR PLAN (TYPE-B)
 [255 TO 276, 297 TO 323, 854 TO 874 = 70 UNITS]
 BUILT UP/F.S.I. AREA = 34.94 sq.mt.



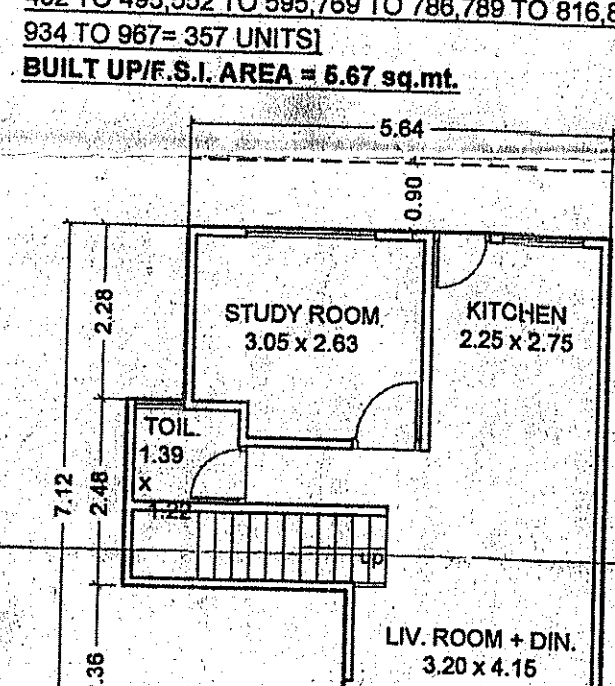
GROUND FLOOR PLAN
 B.NO.-59 TO 64(6 UNITS)
 BUILT-UP AREA = 26.43 Sq.mt.



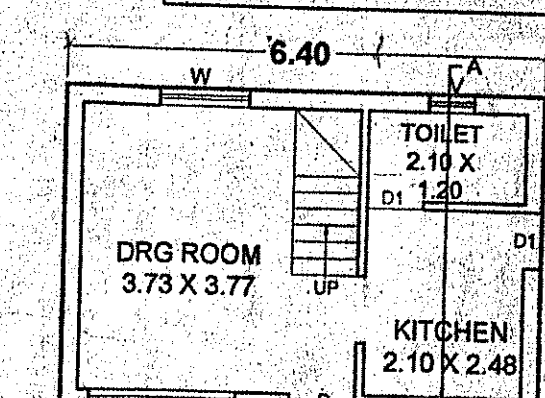
GROUND FLOOR PLAN
 B.NO.-150 TO 157(8 UNITS)
 BUILT-UP AREA = 29.02 Sq.mt.



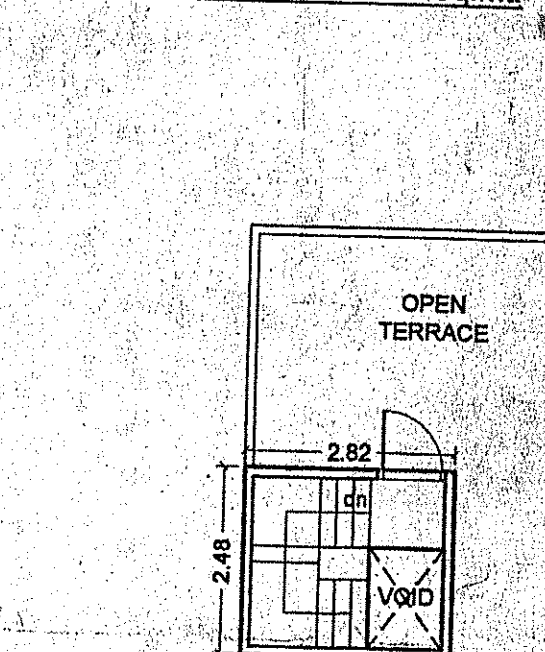
TERRACE FLOOR PLAN (TYPE-C)
 [13 TO 30,33 TO 53,67 TO 72,101 TO 106,109 TO 114,
 143 TO 148,158 TO 180,183 TO 204,326 TO 351,354 TO 385,
 452 TO 495,552 TO 595,769 TO 786,789 TO 816,819 TO 841,
 934 TO 967 = 357 UNITS]
 BUILT UP/F.S.I. AREA = 5.67 sq.mt.



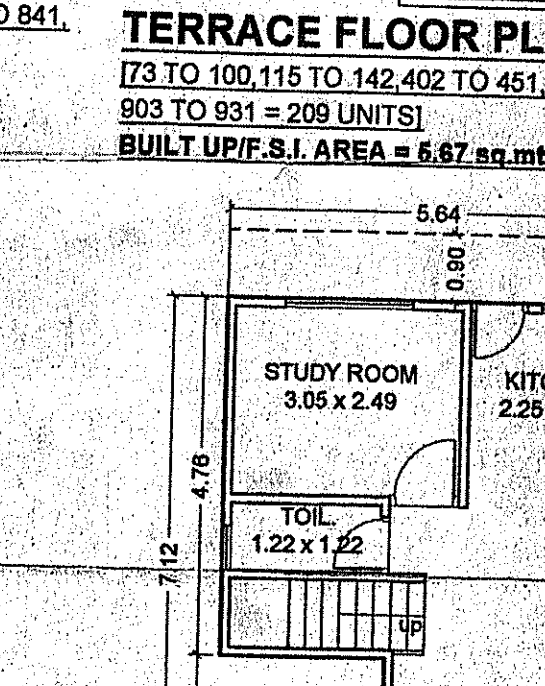
GROUND FLOOR PLAN (TYPE-C)
 [13 TO 30,33 TO 53,67 TO 72,101 TO 106,109 TO 114,
 143 TO 148,158 TO 180,183 TO 204,326 TO 351,354 TO 385,
 452 TO 495,552 TO 595,769 TO 786,789 TO 816,819 TO 841,
 934 TO 967 = 357 UNITS]
 BUILT UP/F.S.I. AREA = 36.84 sq.mt.



GROUND FLOOR PLAN
 B.NO.-743 TO 752(10 UNITS)
 BUILT-UP AREA = 27.08 Sq.mt.



TERRACE FLOOR PLAN (TYPE-D)
 [73 TO 100,115 TO 142,402 TO 451,502 TO 551,877 TO 900,
 903 TO 931 = 209 UNITS]
 BUILT UP/F.S.I. AREA = 6.67 sq.mt.



GROUND FLOOR PLAN (TYPE-D)
 [73 TO 100,115 TO 142,402 TO 451,502 TO 551,877 TO 900,
 903 TO 931 = 209 UNITS]
 BUILT UP/F.S.I. AREA = 34.94 sq.mt.

25
 4
 14/10/2014