

PROPOSED RESIDENTIAL LAY-OUT & BUILDING PLAN OF R.S.NO -905 PEKI,OP.NO-101/2, F.P.NO:101/2, TP-63, AT VILL:GOTRI,DIST. VADODARA.

[illegible]

FORM No : 6A
(See Schedule 4a)

Site condition			
Location for :			
reservation			
area of plot	878.00	N.A.	
area of Plot (10%)			
area of Plot	878.00		
buy area on G.F.		1580.40	
Final reserved F.S.I (80)			790.20
Final premium F.S.I. (20%)			

2370.60	FORM F.S.I. to be purchased [2370.19 - 1580.40] FORM F.S.I. to be purchased [1580.40 + 790.20] FORM F.S.I. to be purchased [1580.40 + 0.90 = 2.70]	sed built up area
789.79	Date of approval	
	Permissible order no.	
	Last approved plan (if any)	
	II REFERENCES	

B.U.P.		F.S.L.	
Total of built up area on G.F.		Total of built up area on G.F.	
251.85	341.60	251.85	341.60
Basement	Basement	Basement	Basement
1st	1st	1st	1st
2nd	2nd	2nd	2nd
3rd	3rd	3rd	3rd
4th	4th	4th	4th
5th	5th	5th	5th
6th	6th	6th	6th
7th	7th	7th	7th
Total	Total	Total	Total
251.85	341.60	251.85	341.60
B.U.P.		F.S.L.	
Total of built up area on G.F.		Total of built up area on G.F.	
251.85	341.60	251.85	341.60
Basement	Basement	Basement	Basement
1st	1st	1st	1st
2nd	2nd	2nd	2nd
3rd	3rd	3rd	3rd
4th	4th	4th	4th
5th	5th	5th	5th
6th	6th	6th	6th
7th	7th	7th	7th
Total	Total	Total	Total
251.85	341.60	251.85	341.60

	VEHICAL	REG. AREA
	FOR RESIDENTIAL PARKING (AS PER GPCR CL. NO. 8.12.)	COMMERCIAL PARKING GPCR CL. NO. 9.12.)
	● TOTAL PROP. RESID. F.S.I.AREA = 2370.19 sq.mt. REG.PARKING AREA @ 20 % = 474.03 sq.mt.	● TOTAL PROP. COMM. F.S.I.AREA = 6.00 sq.mt. PARKING AREA @ 30 % = 1.80 sq.mt.
2.689 < 2.70		NS STATEMENT
		Total consumed Floor space area

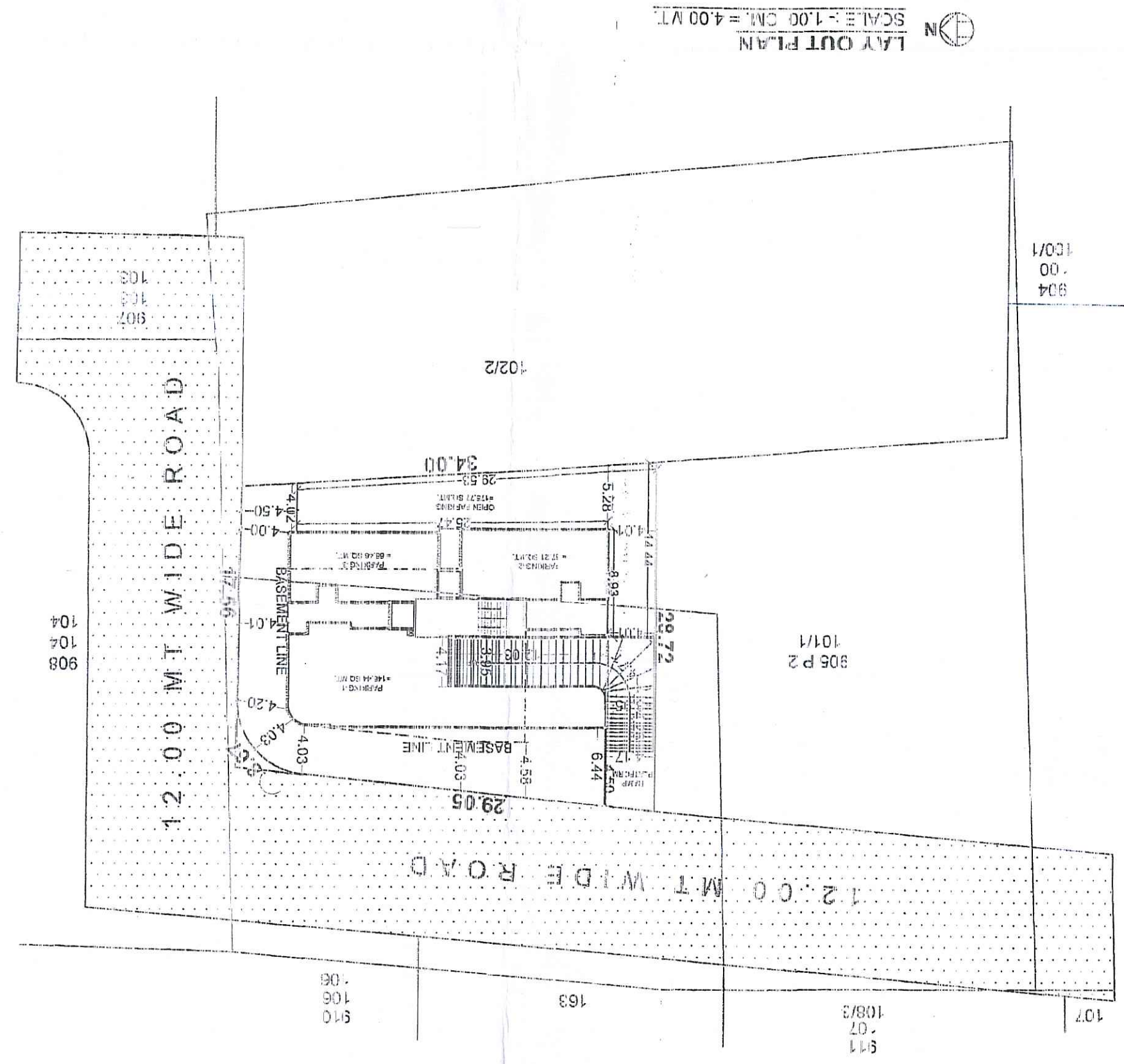
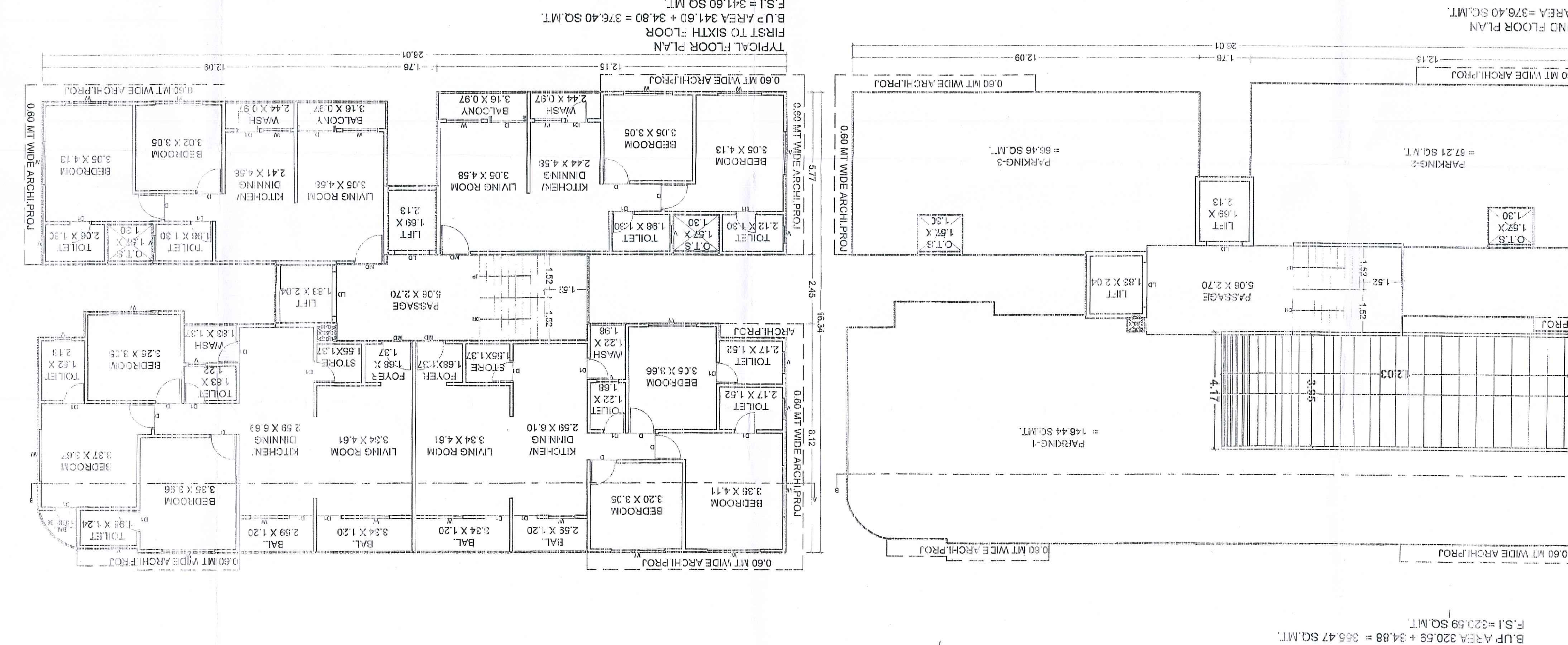
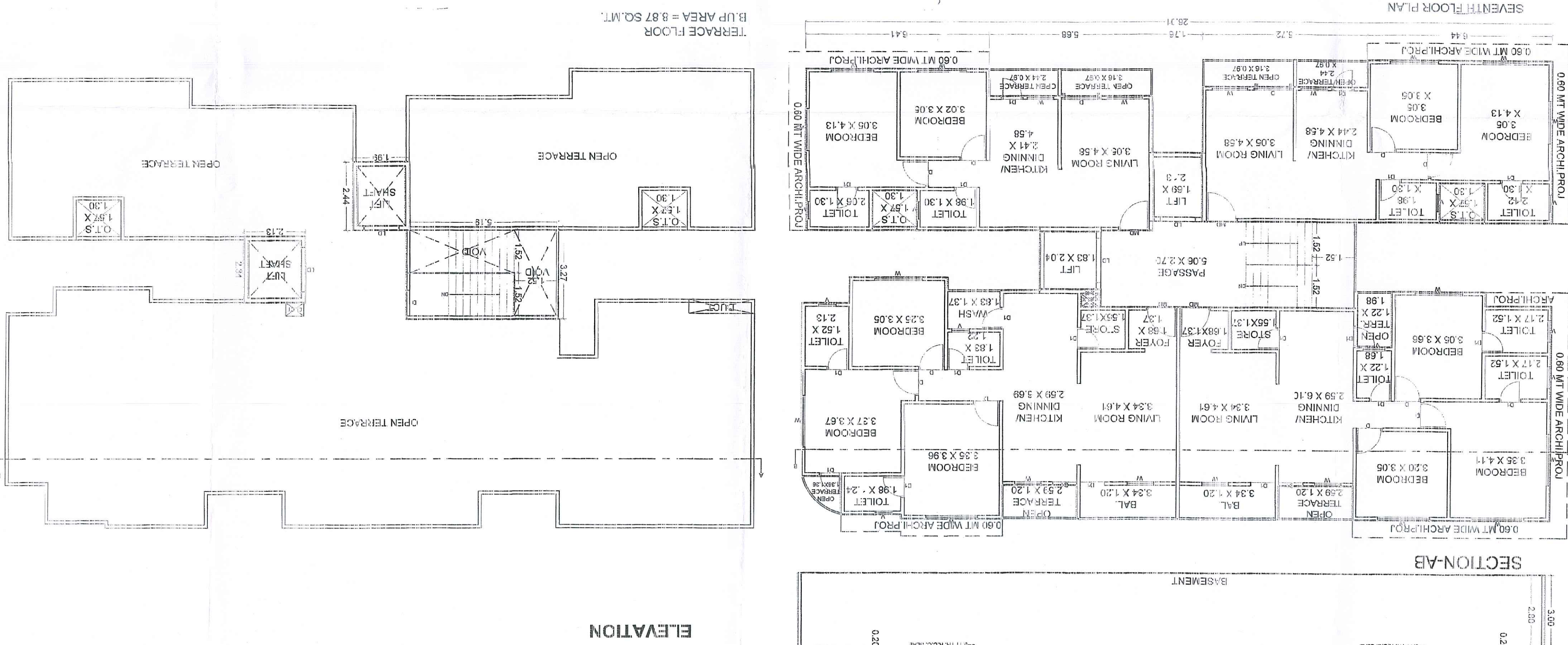
LIFT CALCULATION		SCHEDULE OF OPENING	
LIFT CALCULATION		SCHEDULE OF OPENING	
NE AREA @ 50 %	0.00	CAR PARKING AREA @ 50 %	237.01
PARKING AREA @ 30%	0.00	OTHERS PARKING AREA @ 40%	189.62
VISITORS PARKING AREA @ 20%	0.00	TOTAL	474.03
TOTAL REQ. COMM. + RESID.		PROVIDED PARKING	
VEHICAL		BASEM.	GRVLT.
NG AREA	237.01	163.32	175.77
PARKING AREA	189.62	----	212.90
PARKING AREA	47.40	----	67.21
	474.03	163.32	455.88
			619.20

MD	-	0.90 X 2.10
D1	-	0.90 X 2.10
D2	-	0.75 X 2.10
W	-	1.80 X 1.20
W1	-	1.20 X 1.20
WM	-	1.20 X 0.90
V	-	0.60 X 0.60

Handwritten notes and signatures:

- Top left: $\frac{1}{2} \times \frac{1}{2} = \frac{1}{4}$
- Top center: $\frac{1}{2} \times \frac{1}{2} = \frac{1}{4}$
- Top right: $\frac{1}{2} \times \frac{1}{2} = \frac{1}{4}$
- Bottom left: $\frac{1}{2} \times \frac{1}{2} = \frac{1}{4}$
- Bottom center: $\frac{1}{2} \times \frac{1}{2} = \frac{1}{4}$
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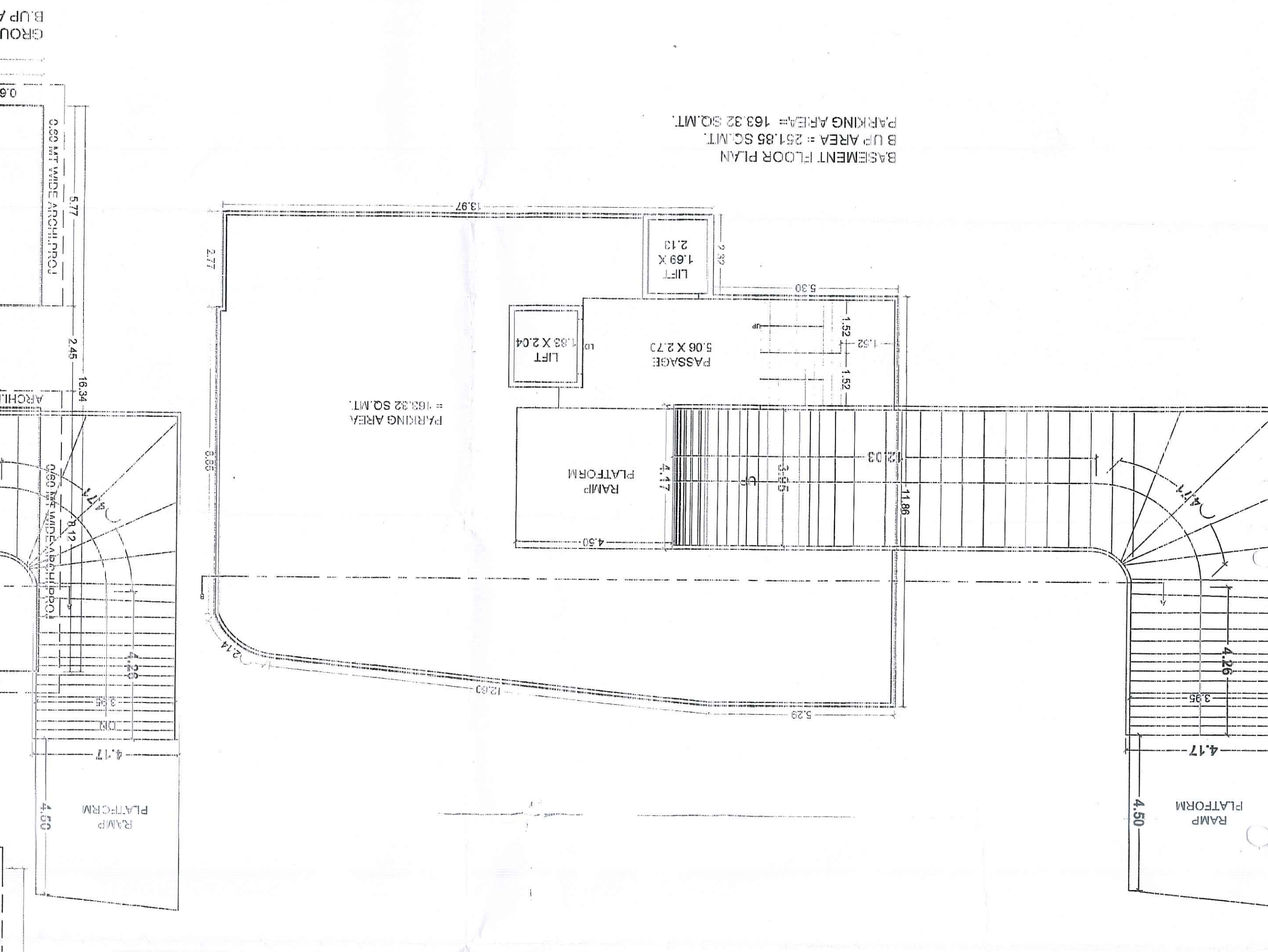
Owner / Builder / Organiser / Developer



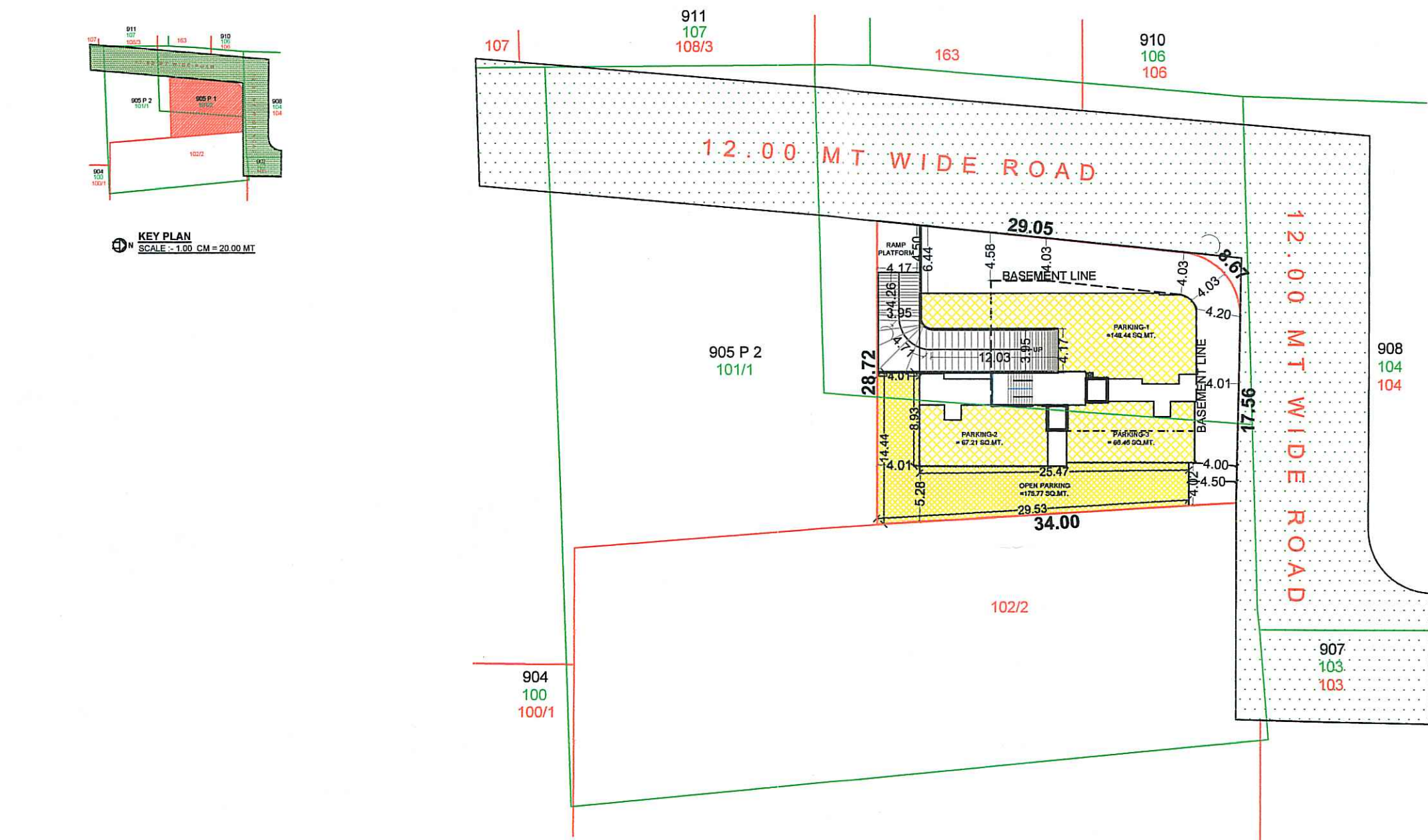
DISCRIPTION	RESID.	RESID.	RESID.	RESID.	RESID.
1. F.S.L. @ 1.80	1530.40	2370.15	789.79	390166.00	975300.00
2. F.S.L. @ 2.70					
3. F.S.L. D.F.F. @ 1.80 TO 2.70					
4. 10% JANTRI					
5. RESID.					
6. 300					
7. JANTRIS					

TOWER		G.F.		1st		2nd		3rd		4th		5th		6th		7th		TOTAL		NET TOTAL NOS OF FLAT/2B	
BASEMENT	241	58	291	58	291	58	291	58	291	58	291	58	291	58	291	58	291	58	291	58	291
G.F.	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378
1st	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378
2nd	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378
3rd	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378
4th	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378
5th	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378
6th	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378
7th	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378	58	378
TOTAL	2521	58	2521	58	2521	58	2521	58	2521	58	2521	58	2521	58	2521	58	2521	58	2521	58	2521
REMARKS																					
TOWER A																					
G.F.																					
1st																					
2nd																					
3rd																					
4th																					
5th																					
6th																					
7th																					
TOTAL																					
NET TOTAL NOS OF FLAT/2B																					

10	20	30	40	50	60	70	80	90	100	110	120	130	140	150	160	170	180	190	200	210	220	230	240	250	260	270	280	290	300	310	320	330	340	350	360	370	380	390	400	410	420	430	440	450	460	470	480	490	500	510	520	530	540	550	560	570	580	590	600	610	620	630	640	650	660	670	680	690	700	710	720	730	740	750	760	770	780	790	800	810	820	830	840	850	860	870	880	890	900	910	920	930	940	950	960	970	980	990	1000
10	20	30	40	50	60	70	80	90	100	110	120	130	140	150	160	170	180	190	200	210	220	230	240	250	260	270	280	290	300	310	320	330	340	350	360	370	380	390	400	410	420	430	440	450	460	470	480	490	500	510	520	530	540	550	560	570	580	590	600	610	620	630	640	650	660	670	680	690	700	710	720	730	740	750	760	770	780	790	800	810	820	830	840	850	860	870	880	890	900	910	920	930	940	950	960	970	980	990	1000



PROPOSED RESIDENTIAL LAY-OUT & BUILDING PLAN OF R.S.NO -905 PEKI,OP.NO-101/2, F.P.NO:101/2,TP-63, AT VILL:GOTRI,DIST. VADODARA.



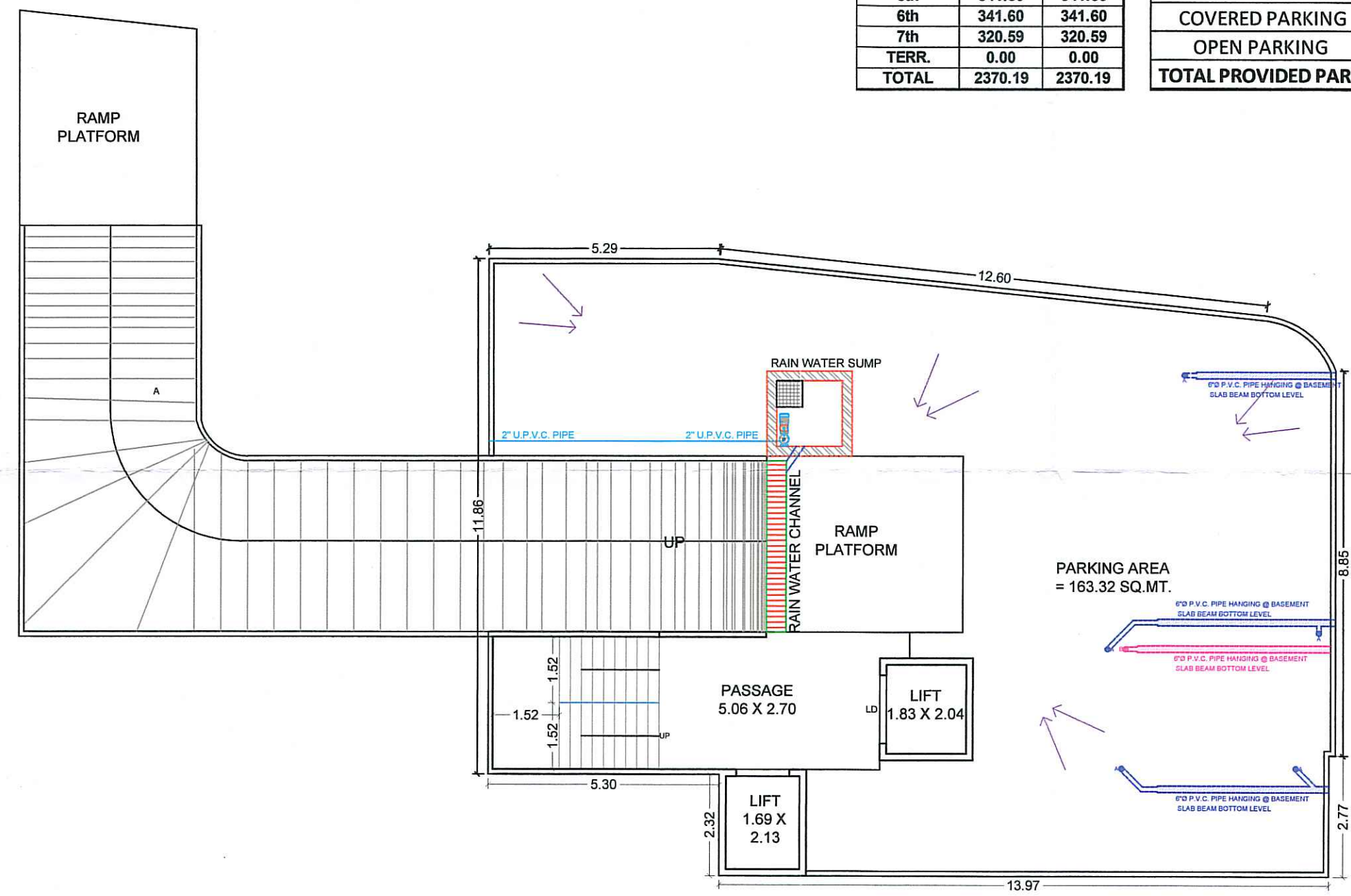
LAY OUT PLAN
SCALE - 1.00 CM. = 4.00 MT.

JANTRI RATES FOR RESIDENTIAL				12350.00	AMINITIES
DISCRPTION	F.S.I. @ 1.80	F.S.I. @ 2.70	F.S.I. DIFF. @ 1.80 TO 2.70 @ 40% JANTRI		300
AREA IN SQ.MT.	RESID.	RESID.	RESIDENTIAL	RESID.	RESID.
RUPEES	1580.40	2370.19	789.79	3250.99	
			3901565.00	975300.00	

PROPOSED BUILT UP AREA TABLE		
TOWER	A	NET
BASEMENT	251.85	251.85
G.F.	376.40	376.40
1st	376.40	376.40
2nd	376.40	376.40
3rd	376.40	376.40
4th	376.40	376.40
5th	376.40	376.40
6th	376.40	376.40
7th	355.47	355.47
TERR.	8.87	8.87
TOTAL	3250.99	3250.99
PROPOSED F.S.I. AREA TABLE		
TOWER	A	NET
G.F.	0.00	0.00
1st	341.60	341.60
2nd	341.60	341.60
3rd	341.60	341.60
4th	341.60	341.60
5th	341.60	341.60
6th	341.60	341.60
7th	320.59	320.59
TERR.	0.00	0.00
TOTAL	2370.19	2370.19

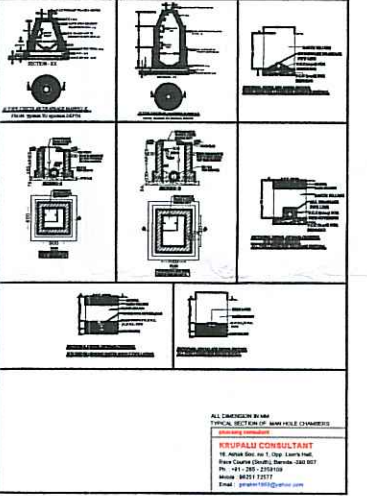
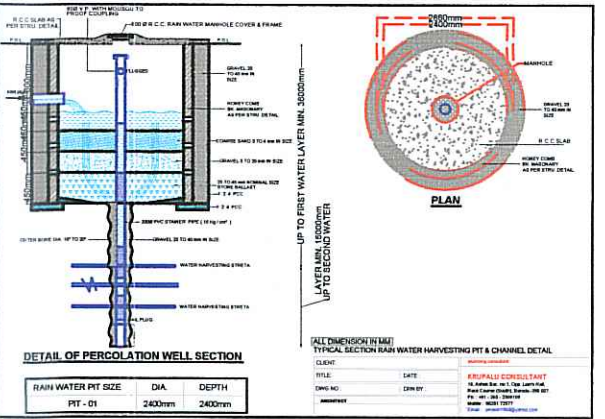
DETAIL OF UNITS	
TOWER	A
FLAT	
G.F.	
1st	4
2nd	4
3rd	4
4th	4
5th	4
6th	4
7th	4
TOTAL	28
NET TOAL Nos. OF FLAT= 28	

PROVIDED PARKING IN SQ.MT.	
BASEMENT PARKING	163.32
COVERED PARKING	280.11
OPEN PARKING	175.77
TOTAL PROVIDED PARK.	619.20

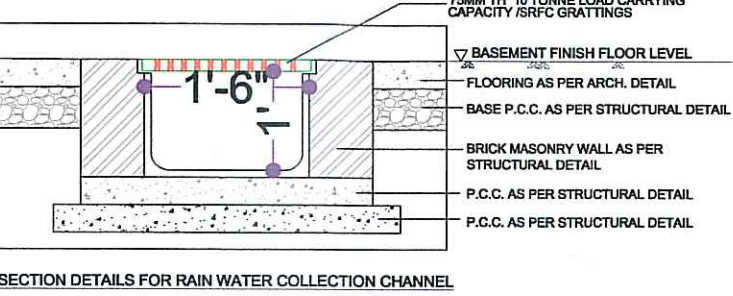


BASEMENT FLOOR PLAN
B.U.P AREA = 251.85 SQ.MT.
PARKING AREA= 163.32 SQ.MT.

- LEGEND
- 18" WIDE RAIN WATER CHANNEL
 - 8"Ø RAIN WATER HARVESTING PIT
 - BUMP
 - 2'-0" X 2'-0" MAN HOLE WITH R.C.C. COVER. (25 TON)
 - 1'-0" X 1'-0" GULLY TRAP CHAMBER WITH R.C.C. COVER
 - 9"Ø R.C.C. / P.V.C. / D.W.C PIPE
 - 4"Ø C.I / D.I CORPORATION PIPE LINE
 - PROPOSED BORE

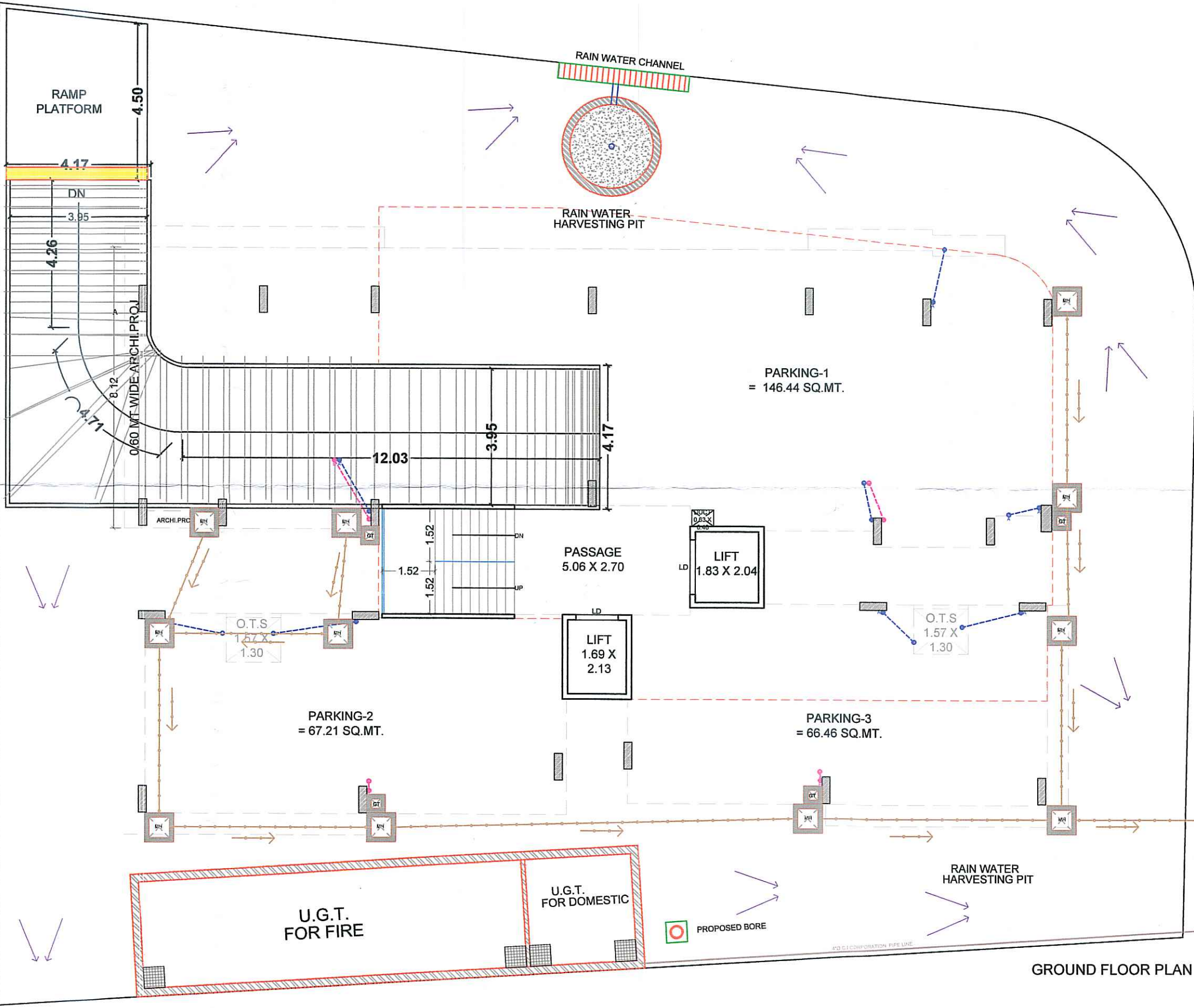


- RAIN WATER SUMP (5' X 5' X 5')
- CRUSHER PUMP
- 6" P.V.C. PIPE
- 2" U.P.V.C. PIPE
- BUMP



UNDER GROUND WATER TANK FOR DOMESTIC (10'-0" X 10'-0" X 10'-0") 28,200 LITTER

FOR FIRE (36'-0" X 10'-0" X 10'-0") 1,000,000 LITTER WITH FREE BOARD



AREA TABLE
FORM No : 6A
(See Schedule 4a)

A. AREA STATEMENT	SQ.MTS.	I. LIST OF DRAWING ATTACHED
1. Area of land/property as per record or as per site condition	878.00	Sr.No Description Copies
B. Deduction for : (b) any reservation		
3. Net area of plot	878.00	
4. Common Plot (10%)	N.A.	
5. Balance area of Plot	878.00	
6. Permis. b.up area on G.F.		
7.[a] Permis. normal F.S.I. [1.80]	1580.40	
[b] Permis. premium F.S.I. [0.90]	790.20	
TOTAL PERMISSIBLE F.S.I. [1.80 + 0.90 = 2.70] [1580.40+790.20]	2370.60	
[c] premium F.S.I. to be purchased [2370.19 - 1580.40]	789.79	
9. Proposed built up area		
10. Grand total of built up area on G.F.		
11. Proposed floor space area	B.U.P. F.S.I.	
Basement floor	251.85	
Ground floor	376.40	
First floor	376.40	341.60
Second floor	376.40	341.60
Third floor	376.40	341.60
Fourth floor	376.40	341.60
Fifth floor	376.40	341.60
Sixth floor	376.40	341.60
Seventh floor	355.47	320.59
Terrace floor	8.87	0.00
Total proposed floor space area	3250.99	2370.19
12. Total existing floor space area(if any)		
13. Grand total of floor space area		
14. Total f.s.i. consumed	2.699 < 2.70	
B. PARKING STATEMENT		

● TOTAL PROP. COMM. F.S.I AREA = REQ PARKING AREA @ 30 % = 0.00 sq.mt. (AS PER GDCR CL. NO. 8.12.1)

● TOTAL PROP. RESID. F.S.I AREA = REQ PARKING AREA @ 20 % = 474.03 sq.mt. (AS PER GDCR CL. NO. 8.12.1)

FOR COMMERCIAL PARKING		FOR RESIDETIAL PARKING	
VEHICAL	REQ. AREA	VEHICAL	REQ. AREA
CAR PARKING AREA @ 50 %	0.00	CAR PARKING AREA @ 50 %	237.01
OTHER'S PARKING AREA @ 30%	0.00	OTHER'S PARKING AREA @ 40%	189.62
VISITOR'S PARKING AREA @ 20%	0.00	VISITOR'S PARKING AREA @ 10%	47.40
TOTAL	0.00	TOTAL	474.03

TOTAL REQ. COMM. + RESID.		PROVIDED PARKING	
VEHICAL	REQ. AREA	BASEM.	GR.LVL. TOTAL
CAR PARKING AREA	237.01	163.32	175.77 399.09
OTHER'S PARKING AREA	89.62		212.90 212.90
VISITOR'S PARKING AREA	47.40		67.21 67.21
NET TOTAL	474.03	163.32	455.88 619.20

LIFT CALCULATION		SCHEDULE OF OPENING	
TOWER: A = 3rd To 7th Flr. = 4flat's x 5Flr.=20		MD - 1.07 X 2.10	
1 LIFT (CAP. = 6 PERSON) REQ. FOR THIRTY UNITS		D1 - 0.90 X 2.10	
20/30 = 0.66 REQUIRED NOS. LIFT. (SAYS 1 FOR 6 PASSENGER)		D2 - 0.75 X 2.10	
PROVIDED 2 LIFT OF 6 PASSENGER IN TOWER : A		W - 1.80 X 1.20	
		W1 - 1.20 X 1.20	
		WK - 1.20 X 0.90	
		V - 0.60 X 0.60	

SIGNATURE OF PLUMBING CONSULTANT

KRUPALU CONSULTANT

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RUCHIR SHETH ARCHITECT

MANORATH REALTY LLP

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