

LAY-OUT PLAN
KEY PLAN
AREA STATEMENT

Development permission is granted to the condition that it shall be the responsibility of the applicant and his Architect/Engineer/Surveyor/Structural designer, to follow the relevant I. S specification in structural design to ensure safety of the buildings and as such structural designs are not verified. Unless renewed the validity of this Permission expires on Dt. 15/06/17

Permission for sub division/amalgamation/development as Sanctioned by Commissioner under the provisions of the Gujarat Town Planning and Urban Development Act, 1978 and the Bombay Provincial Municipal Corporation Act, 1949 is granted for the Land bearing G.S. NO./T.S. No./F.P. No. 125, T.P.S. No. 46, F.P. No. 54, PAIKEE SUB PLOT - A, AT - JAHANGIRPURA, SURAT. The permission is granted on the condition that the applicant shall submit a permission letter (Rajachitri) vide outward No.T.D.O./DP/125, T.P.S. No. 46, F.P. No. 54, dated 16/06/16.

Date: 16/06/2016, Surat Municipal Corporation

PROPOSED BUILT-UP AREA CALCULATION

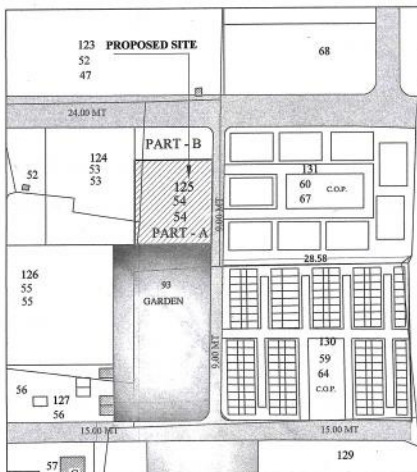
Type	Nos. of Plot	BUP AREA IN Sq.M.					Total B-UP Area in Sq.mt
		GROUND FLOOR	FIRST FLOOR	SECOND FLOOR	THIRD FLOOR	STAIR CABIN	
A	16	60.03 X 16 = 800.48	60.03 X 16 = 800.48	60.03 X 16 = 800.48	60.03 X 16 = 800.48	14.35 X 16 = 232.80	214.67 X 16 = 3434.72
B	12	48.01 X 12 = 576.12	48.01 X 12 = 576.12	48.01 X 12 = 576.12	48.01 X 12 = 576.12	14.02 X 12 = 168.24	206.08 X 12 = 2472.72
TOTAL	28	1376.60	1376.60	1376.60	1376.60	401.04	5907.44

PROPOSED F.S.I. AREA CALCULATION

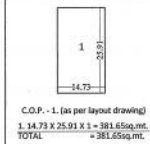
Type	Nos. of Plot	F.S.I. AREA IN Sq.M.				Total F.S.I. Area in Sq.mt
		GROUND FLOOR	FIRST FLOOR	SECOND FLOOR	THIRD FLOOR	
A	16	PARKING	60.03 X 16 = 800.48	60.03 X 16 = 800.48	60.03 X 16 = 800.48	150.09 X 16 = 2401.44
B	12	PARKING	48.01 X 12 = 576.12	48.01 X 12 = 576.12	48.01 X 12 = 576.12	144.03 X 12 = 1728.36
TOTAL	28	—	1376.60	1376.60	1376.60	4129.80



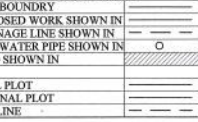
Type	Plot No.	Plot Size	Area (in sq.mt.)	PERMIT 60% BUILT UP AREA @ GROUND FLOOR	PROP. BUILT UP AREA	NOS. OF UNITS	BUILT UP AREA GROUND FLOOR	BUILT UP AREA FIRST FLOOR	BUILT UP AREA SECOND FLOOR	BUILT UP AREA THIRD FLOOR	STAIR CABIN AREA	TOTAL BUILT UP AREA	PERMIT 1.8 F.S.I. AREA/UNIT	F.S.I. AREA GROUND FLOOR	F.S.I. AREA FIRST FLOOR	F.S.I. AREA SECOND FLOOR	F.S.I. AREA THIRD FLOOR	PROP. TOTAL F.S.I. AREA/ UNIT	TOTAL F.S.I. AREA	
A	1	8.33 X 8.47 X 13.17 - 4.35 (curve)	139.46	83.68	59.03	1	59.03	59.03	59.03	59.03	14.55	214.67	251.83	parking	59.03	59.03	59.03	59.03	150.09	150.09
A1	2,3,4,5,6,7	6.44 X 12.95	83.40	50.04	59.03	6	300.18	300.18	300.18	300.18	87.30	1288.02	150.12	parking	50.036-300.18	50.036-300.18	50.036-300.18	50.036-300.18	150.09	900.54
A3	8	9.44 X 12.95	122.75	73.35	59.03	1	59.03	59.03	59.03	59.03	14.55	214.67	228.85	parking	59.03	59.03	59.03	59.03	150.09	150.09
B	9, 10	9.18 X 12.95	118.89	71.33	48.01	2	96.02	96.02	96.02	96.02	28.84	411.12	213.98	parking	48.012-96.02	48.012-96.02	48.012-96.02	48.012-96.02	144.03	288.06
B1	10, 11, 12, 13, 14, 15, 16, 17, 18, 19	6.18 X 12.95	80.03	48.02	48.01	8	384.08	384.08	384.08	384.08	112.16	1648.48	144.05	parking	48.012-384.08	48.012-384.08	48.012-384.08	48.012-384.08	144.03	1152.24
B2	14	8.21 X 8.35 X 11.16 - 4.35 (curve)	136.00	81.69	48.01	1	48.01	48.01	48.01	48.01	14.02	206.06	244.80	parking	48.01	48.01	48.01	48.01	144.03	144.03
B3	15	8.29 X 8.43 X 11.17 - 4.35 (curve)	136.36	83.02	48.01	1	48.01	48.01	48.01	48.01	14.02	206.06	249.05	parking	48.01	48.01	48.01	48.01	144.03	144.03
A4	21	9.40 X 12.95	125.49	75.29	59.03	1	59.03	59.03	59.03	59.03	14.55	214.67	225.88	parking	59.03	59.03	59.03	59.03	150.09	150.09
A5	22, 23, 24, 25, 26, 27	6.44 X 12.95	83.40	50.04	59.03	6	300.18	300.18	300.18	300.18	87.30	1288.02	150.12	parking	50.036-300.18	50.036-300.18	50.036-300.18	50.036-300.18	150.09	900.54
A6	28	8.53 X 8.67 X 11.17 - 4.35 (curve)	145.63	87.38	59.03	1	59.03	59.03	59.03	59.03	14.55	214.67	262.13	parking	59.03	59.03	59.03	59.03	150.09	150.09
TOTAL			703.74	492.22	28.00		1376.60	1376.60	1376.60	1376.60	401.04	5907.44	2111.22		1376.60	1376.60	1376.60	1376.60	1476.66	4129.80



C.O.P. AREA CALCULATION:-



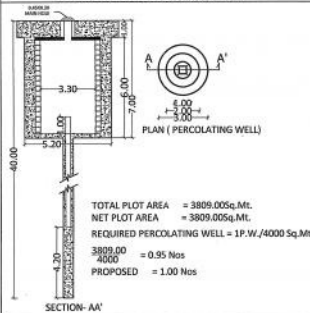
COLOUR NOTATION



AREA CALCULATION

Total Plot Area As per Record	3809.00sq.mt.
Required c.o.p. Area (10%)	380.90sq.mt.
Provided c.o.p. Area	381.65sq.mt.
Balance Area of Plot	3427.35sq.mt.
Permit. Built. Up at 3809.00 X 60%	2285.40sq.mt.
C.O.P. 15% (381.65 X 15%)	57.25sq.mt.
Net built-up area	2228.15sq.mt.
Proposed built-up area	1376.60sq.mt.
Permit. F.S.I. at 3809.00 X 1.8	6856.20sq.mt.
C.O.P. 15% (381.65 X 15%)	57.25sq.mt.
Net F.S.I. area	6798.95sq.mt.
Proposed F.S.I. area	4129.80sq.mt.

PERCOLATING WELL CALCULATION



A	AREA STATEMENT	SQ.MTS.	I
1	AREA OF PLOT	3809.00	LIST OF DROS. ATTACHED
	(a) AS PER RECORD.	3809.00	PLANS
2	DEDUCTION FOR:		ELEVATION
	(a) PROPOSED ROADS.		SECTION
	(b) LESS AREA		LAY OUT
	TOTAL (a+b)		II REF DESCRIPTION OF LAST
3	NET AREA OF PLOT (1-2)	3809.00	APPROVED PLANS, (IF ANY)
4	RECREATION GROUND C.O.P. 10%	381.65	DATE
5	BALANCE AREA OF PLOT (3-4)	3427.35	
6	PERMIT F.S.I. AT (3809.00 X 1.8 - c.o.p. 15%)	6798.95	
7	TOTAL BUILT UP PERMISSIBLE AT		
	(a) GROUND FLOOR AT (3809.00 X 60% - c.o.p. 15%)	2228.15	III
	(b) ALL FLOORS.	4570.80	DESCRIPTION OF PROPOSED PROPERTY.
8	EXISTING FLOOR AREA AT		
	(a) GROUND FLOOR		PROPOSED RESIDENTIAL ROW-HOUSE
	(b) FIRST FLOOR		TYPE BUILDING LAY OUT PLAN ON
	(c) SECOND FLOOR		R.S. NO.- 125, T.P.S. NO.- 46
9	PROPOSED AREA AT		(JAHANGIRPURA), O.P.NO.- 54,
	GROUND FLOOR	PARKING	F.P. NO.-54 PAIKEE SUB PLOT - A, AT -
	FIRST FLOOR	1376.60	JAHANGIRPURA, SURAT.
	SECOND FLOOR	1376.60	
	THIRD FLOOR	1376.60	
	TOTAL	4129.80	IV
			NORTH LINE SCALE REMARKS
			AS SHOWN IN PLAN

CERTIFICATE	
(i)	EXISTING STRUCTURE AND ADJOINING IS SEEN BY ME & NECESSARY PRECAUTIONS WILL BE TAKEN FOR SMOOTH WORKING WITHOUT DEFECT TO EXISTING WORK. MANHOLE CONNECTION IS VERIFIED BY ME.
(ii)	VERIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON DT. 25/01/2016 AND THE DIMENSIONS OF SIDES ETC. OF PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENTS OF OWNERSHIP RECORD.
SIGNATURE	ARCHITECT/ENGINEER/SURVEYOR
OWNER SIGNATURE:	
ARCHITECT & PLANNER SIGNATURE	
KAUSHAL S. LAHERI	SMC LIC. NO. TD04R/267
A2, 102, CENTER POINT APT.,	ANAND MAHAL ROAD,
SURAT-395009.	