

PROPOSED (R. A. H.) LAY-OUT PLAN FOR R.S. No : 249,397, 399/1, O.P. No: 47, 55, 57/ 1, F.P. No: 47, 55, 57/1, T.P.S. No: 47 AT VILLAGE - CHHANI, TAL.- DISTRICT : VADODARA .

R. A. H. BUILT-UP AREA STATEMENT IN SQ.MT							
TOWER - A to E							
TOWER	GROUND FLOOR	1st FL. To 10th FL.			TOTAL NUMBER'S OF		TOTAL B-UP AREA
	PARKING	FLAT no:	B-UP A	FL'S	SHOPS	FLATS	
A		101to1001	84.41	10		10	844.10
		101to1002	84.41	10		10	844.10
		101to1003	84.41	10		10	844.10
		101to1004	84.41	10		10	844.10
	TOTAL	per fl. aff	337.64	10		40	3376.40

TOWER	GROUND FLOOR PARKING	1st FL. To 10th FL.					
		FLAT No:	B-UP A	FL'S			
B		101to1001	84.41	10	10		844.10
		101to1002	84.41	10	10		844.10
		101to1003	84.41	10	10		844.10
		101to1004	84.41	10	10		844.10
	TOTAL		per fl. 4fl	337.64	10	40	

WING	GROUND FLOOR		1st FL. To 10th FL.			
	PARKING	FLAT no:	B-U-P A.	FL'S		
C		10101001	65.57	10	10	655.70
		10101002	65.57	10	10	655.70
		10101003	65.57	10	10	655.70
		10101004	65.57	10	10	655.70
	TOTAL	per fl. 4th	262.28	10	40	2622.80

WING	GROUND FLOOR PARKING	1st FL. To 10th FL.				
		FLAT no:	B-UP A FL'S			
D		101to1001	65.57	10	10	655.70
		101to1002	65.57	10	10	655.70
		101to1003	65.57	10	10	655.70
		101to1004	65.57	10	10	655.70
TOTAL		per fl. 4fl	262.28	10	40	2622.80

WING	GROUND FLOOR *	1st FL. To 10th FL.				
	PARKING	FLAT NO.	B-U-P A.	FL.S		
E		101to1001	65.57	10	10	655.70
		101to1002	65.57	10	10	655.70
		101to1003	65.57	10	10	655.70
		101to1004	65.57	10	10	655.70
	TOTAL		per fl. 4#	262.28	10	40

TOTAL OF (200 FLATS)		200	14621.20
GRAND TOTAL OF (FLAT'S B-UP AREA: 14621.20 + COMM. PLAY AREA: 130.00 = 14751.20 SQ.MTS.)			14621.20

R. A. H. CARPET AREA STATEMENT IN SQ.MT							
TOWER - A to E							
TOWER	GROUND FLOOR	1st FL. To 10th FL.		TOTAL NUMBER'S OF		TOTAL CARPET AREA	
		PARKING	FLAT no:	CAR. A	FL'S	SHOPS	FLATS
A		10to1001	75.26	10		10	752.60
		10to1002	75.26	10		10	752.60
		10to1003	75.26	10		10	752.60
		10to1004	75.26	10		10	752.60
	TOTAL	per fl. 4th	301.04	10		40	3010.40

TOWER	GROUND FLOOR	1st FL. To 10th FL.				
	PARKING	FLAT no:	CAR. A.	FL./S		
B		101to1001	75.26	10		752.60
		101to1002	75.26	10		752.60
		101to1003	75.26	10		752.60
		101to1004	75.26	10		752.60
TOTAL		per fl. 4fl	301.04	10	40	3010.40

WING	GROUND FLOOR	1st FL. To 10th FL.				
	PARKING	FLAT no:	CAR. A./FL'S			
C		101to1001	57.76	10		577.60
		101to1002	57.76	10		577.60
		101to1003	57.76	10		577.60
		101to1004	57.76	10		577.60
TOTAL		per fl. 40	231.04	10	40	2310.40

WING	GROUND FLOOR	1st FL. To 10th FL.			
	PARKING	FLAT no:	CAR. A./FL'S		
D		101to1001	57.76	10	577.60
		101to1002	57.76	10	577.60
		101to1003	57.76	10	577.60
		101to1004	57.76	10	577.60
TOTAL		per fl. 4th	231.04	40	2310.40

WING	GROUND FLOOR		1st FL. To 10th FL.			
	PARKING	FLAT no:	CAR. A.	FL'S		
E		101to1001	57.76	10		577.60
		101to1002	57.76	10		577.60
		101to1003	57.76	10		577.60
		101to1004	57.76	10		577.60
TOTAL		per fl. 4#	231.04	10	40	2310.40

TOTAL OF (200 FLATS)	200	12952.00
GRAND TOTAL OF (FLAT CARPET AREA : 12952.00 SQ.MTS.)		12952.00

TOTAL UNITS TABLE						
TOWER	A	B	C	D	E	TOTAL
	FLAT	FLAT	FLAT	FLAT	FLAT	NOGS. OF FLATS
G.F.						
1st	4	4		4	4	20
2nd	4	4	4	4	4	20
3rd	4	4		4	4	20
4th	4	4	4	4	4	20
5th	4	4	4	4	4	20
6th	4	4	4	4	4	20
7th	4	4	4	4	4	20
8th	4	4	4	4	4	20
9th	4	4	4	4	4	20
10th	4	4	4	4	4	20
TOTAL	40	40	40	40	40	200

AS PER CGDCR - 2017 POINT NO 8.2.2
FLOOR SPACE INDEX DENSITY
1 HECTOR (10000.00 SQ.MT.) = 225 FLAT DW. UNITS
REQ. AS PER PLOT
5524.00 X 225 / 10000.00 = 124.29 FLAT / SAY: 125 FLATS
PROPOSED UNITS
PROPOSED UNITS = 200 FLATS

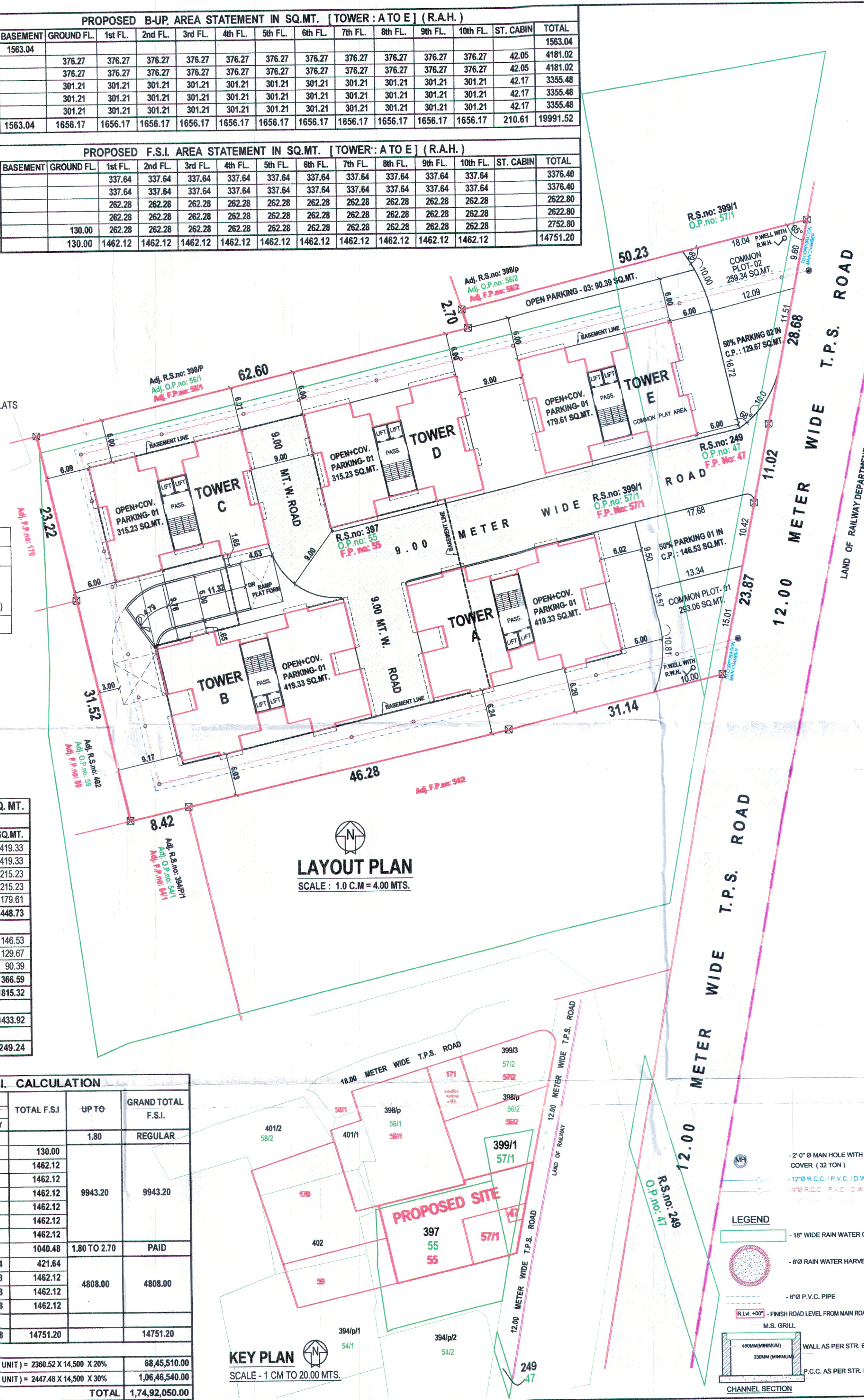
REQ. LIFT CALCULATION 3rd To 10th Floor. = 160 DWELING UNITS 1 LIFT (CAP. =6 PERSON) REQD. FOR 30 DWELING UNITS TOTAL DWELING UNITS = 160 / 30 REQ. 5.33 NOS. LIFT. (SAYS 6X6 = 36 PASSENGER) PROVIDED : 10 LIFT OF 60 PASSENGER
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R.W.H. CALCULATION
5524.00 / 4000 = 1.38
SAY : 2 NOS. R.W.H. REQ.
PROP. 2 NOS. R.W.H.

TREE PLANTATION CALCULATION
 $5524.00 / 200 = 27.62 \times 5 = 138.10$
 SAY : 138 TREES

PROVIDED PARK. AREA STATEMENT IN SQ. MT.		
COV. PARKING		
TOWER	DESCRIPTION	SQ.MT.
A	PARKING - 01	419.33
B	PARKING - 01	419.33
C	PARKING - 01	215.23
D	PARKING - 01	215.23
E	PARKING - 01	179.61
TOTAL GROUND FL. COV. PARKING		1448.73
OPEN PARKING		
OPEN PARKING - [01] @ 50% IN C.P. 01		146.53
OPEN PARKING - [02] @ 50% IN C.P. 02		129.67
OPEN PARKING - [03]		90.39
TOTAL OPEN PARKING		366.59
GRAND TOTAL OF GR. LEV. PARKING		1815.32
BASEMENT PARKING		
BASEMENT PARKING		1433.92
GRAND TOTAL PARKING		
COV.PARK + OPEN PARK. + BASEMENT		3249.24

R. A. H. PAID F.S.I. CALCULATION						
FLOOR	REGULAR	PAID F.S.I. AS PER R.A.H.		TOTAL F.S.I	UP TO	GRAND TOTAL F.S.I.
	UP TO 1.80	UP TO 66	UP TO 90			
		20% JANTRY	30% JANTRY			
BASEMENT					1.80	REGULAR
G.FL.	130.00			130.00		
1ST FL.	1462.12			1462.12		
2ND FL.	1462.12			1462.12		
3rd FL.	1462.12			1462.12	9943.20	9943.20
4th FL.	1462.12			1462.12		
5th FL.	1462.12			1462.12		
6th FL.	1462.12			1462.12		
7th FL/ PART	1040.48			1040.48	1.80 TO 2.70	PAID
7th FL/ PART			421.64	421.64		
8th FL.		786.84	675.28	1462.12		
9th FL.		786.84	675.28	1462.12	4808.00	4808.00
10th FL.		786.84	675.28	1462.12		
TOTAL	9943.20	2360.52	2447.48	14751.20		14751.20
1	PAID F.S.I. RS. (UP TO 66 SQ.MT. B.A. FLAT) UNIT = 2360.52 X 14,500 X 20%					68,45,510.00
2	PAID F.S.I. RS. (UP TO 90 SQ.MT. B.A. FLAT) UNIT = 2447.48 X 14,500 X 30%					1,06,48,540.00
TOTAL						1,74,92,050.00



F.P. No:	Area in SQ.MT.
47	0121.00 *
55	4310.00 *
57/1	1093.00 *
Total F.p. area =	5524.00 SQ.MT.

FORM NO. 3

(See Regulation No. 3.2 (ix))

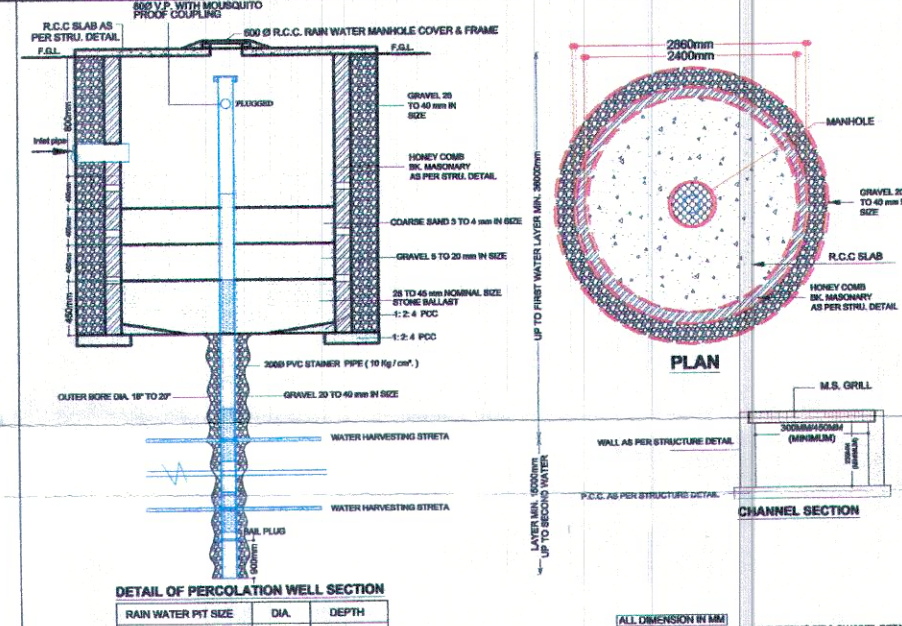
A	AREA STATEMENT	SQ.MTS
01	Area of land / property as record or as per sight condition	5524.00
02	Deduction for (a) any road cutting (b) any reservation	
03	Net area of plot	5524.00
04	Common Plot @ 10 %	552.40
05	Balance area of plot For Planning	4971.60
06	Permissible B Area @ G. floor 30 % (5524.00 X 30%) =	1657.20
07	Total Permissible F.S.I. @ 2.70 REGULAR F.S.I. : 5524.00 X 1.80 = 09943.20 PAID F.S.I. : 5524.00 X 0.90 = 04971.60 TOTAL F.S.I. : 5524.00 X 2.70 = 14914.80	14914.80
08	Existing built up area (i) Ground floor	
09	TOTAL EXISTING BUILT UP AREA	
10	Proposed Builtup Area (i) Ground floor (Main structure)	1656.17
11	GRAND TOTAL OF BUILTUP AREA ON G.F.	1656.17
12	PROPOSED FLOOR SPACE AREA	B-U P. A. F. S. I. A.
	Basement	1563.04
	Ground Floor	1656.17 130.00
	First Floor	1656.17 1462.12
	Second Floor	1656.17 1462.12
	Third Floor	1656.17 1462.12
	Fourth Floor	1656.17 1462.12
	Fifth Floor	1656.17 1462.12
	Sixth Floor	1656.17 1462.12
	Seventh Floor	1656.17 1462.12
	Eighth Floor	1656.17 1462.12
	Ninth Floor	1656.17 1462.12
	Tenth Floor	1656.17 1462.12
	Stair Cabin	210.61
13	TOTAL PROPOSED FLOOR SPACE AREA	19991.52 14751.20
14	Total existing Floor Space Area (if any)	
15	GRAND TOTAL OF FLOOR SPACE AREA	19991.52 14751.20
16	Total f.s.i. Consumed	2.67 < 2.70

STAMPS & SIGN. OF APPROVAL 19 RAH HB 22/20.29 24.2.29 Substante 15.2.2021 12.2.2021	
TOTAL PROPOSED F.S.I. = 14751.20 SQ.MTS. PERMISSIBLE REGULAR F.S.I. (1.80) = 09943.20 SQ.MTS. TOTAL PAID F.S.I AREA = 04808.00 SQ.MTS. @ 2.70 (JANTRY) = 04808.00 SQ.MTS.	
NOTES. i) Existing structure and adjoining property is seen by me and necessary precautions will be taken for smooth working without any defect to existing work. Manhole connection is possible and is verified by me ii) Certified that the plot under reference was served by me on _____ and the dimension of sides etc of plot stated on are as measuroyd on site and area so worked out tallied with the area stated in the document of ownership / T.P. record / property card or 7/12 records.	

B PARKING AREA STATEMENT				SQ.MTS	
Total maximum possible floor space area				Total require parking space	
Residential		14751.20		(20%)	2950.24
Commercial				(50%)	
TOTAL		14751.20			2950.24
Total provided parking space	Provided on Ground level			Provided on BASE level	TOTAL
	COV. PARK.	OPEN PARK.	TOTAL PARKING		
Residential	1448.73	366.59	1815.32	1433.92	3249.24
Commercial					
TOTAL	1448.73	366.59	1815.32	1433.92	3249.24

TOTAL PROPOSED F.S.I AREA = 14751.20 SQ.MT.				
(AS PER GDCR CL. NO. 15.10.1)				
VEHICAL	RED. PARK.	PROVIDE PARKING		
	AREA	GR.LVL.	BAS./LVL.	TOTAL
CAR PARKING AREA @ 50 %	1475.12	874.97	796.57	1671.54
OTHERS PARKING AREA @ 30%	885.072	564.21	382.41	946.62
VISITOR'S PARKING AREA @ 20 %	590.048	376.14	254.94	631.08
TOTAL	2950.24	1815.32	1433.92	3249.24

REQ. SOLAR POWER CALCULATION	
MIN 5% OF CONNECTED LOAD	
ESTIMATED CONNECTION LOAD = (200 FLAT x 7 Kw = 1400 Kw	
SOLAR PROVIDED 5% = 70 Kw	
1200 SQMT x 70 Kw i.e. 840.00 SQ.MT. AREA OF TERRACE	
TOTAL PROVIDED SOLAR PROVISION	
WING A	= 168.00 SQ.MT.
WING B	= 168.00 SQ.MT.
WING C	= 168.00 SQ.MT.
WING D	= 168.00 SQ.MT.
WING E	= 168.00 SQ.MT.
WING F	= 168.00 SQ.MT.
TOTAL PROVIDED SOLAR PROVISION: 840.00 SQ.MT.	



Signature Of Owners / Builders.

Signature Of Architects-Engineers

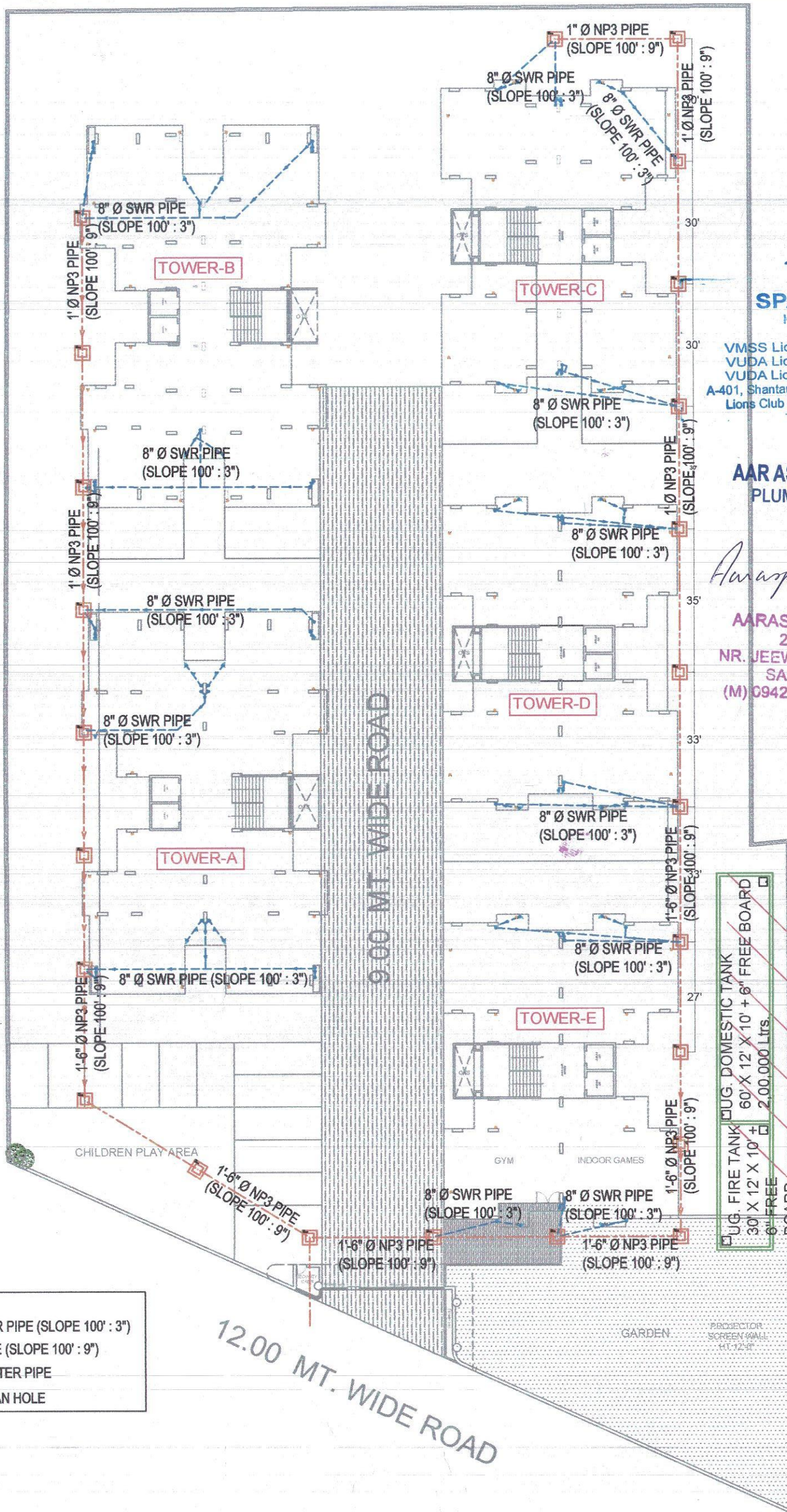
For SHIV INFRA
P. D. Rajgopal
PARTNER

KIRAN PATEL
ARCHITECT

Kiran

V.M.S.S Lic.No.-CA-97/2019TO2024

Owner / Builder / Organisator / Developer
or Authorised Agent of Owner



SPACE PLUS

KIRAN PATEL
ARCHITECT

VMSS Lic. No. CA97/2019-2024
VUDA Lic. No. A 302/2018-2023
VUDA Lic. No. S 155/2018-2023
A-401, Shantam Flat, Opp. D. R. Amin School,
Lions Club Road, Gadapura, Vadodara.

AAR ASP AQUA ENGINEERS

PLUMBING & SANITATION
CONSULTANT

Aarasp T. Ankleshwaria

AARASP T. ANKLESHWARIA,
24/A, VRINDAVAN PARK,
NR. JEEWAN CHETNA SCHOOL,
SAMA ROAD, VADODARA,
(M) 09423336267 / 09335341215

LEGEND:

- 8" Ø SWR PIPE (SLOPE 100' : 3")
- NP3 PIPE (SLOPE 100' : 9")
- RAIN WATER PIPE
- 2' X 2' MAN HOLE

NOTES :

1. ALL DIMENSION ARE IN FEET.
2. DIMENSION SHOULD BE READ & NOT TO BE MEASURED AS THE DRG. IS NOT TO SCALE.
3. ANY DOUBTS SHALL BE IMMEDIATELY REFERRED TO AARASP AQUA ENGINEERS.
4. THIS DRAWING IS THE PROPERTY OF AARASP AQUA ENGINEERS.
5. IT SHALL NOT TO BE USED ANYWHERE ELSE WITHOUT AARASP AQUA ENGINEERS PRIOR PERMISSION.
6. THIS IS NOT A LEGAL DOCUMENT.
7. THIS DRG. CONTAINS ONLY PLUMBING DETAIL.
8. FOR ARCH. DETAILS ARCH. DRG. & FOR STR. DETAIL STR. DRG. SHOULD BE REFERRED.

For SHIV INFRA

Signature
PARTNER

DRAWING TITLE	DETAILS OF DRAINAGE LINES ON GROUND FLOOR	
PROJECT	RUDRAKSH SKYLINE (SHIV INFRA)	
DRG.NO.	01	AARASP AQUA ENGINEERS
REV.NO.	00	(PLUMBING & SANITATION CONSULTANT)
DATE	08 / 03 / 2021	AARASP. T. ANKLESHWARIA
SCALE	NTS	24/A, VRINDAVAN PARK,
DRAWN	BSV	SAMA ROAD
CHECKED	AARASP	VADODARA
ARCH.	SPACEPLUS	(M) 9426336267
DRAWN		E-MAIL: aaraspquengineers@gmail.com
APPROVED		