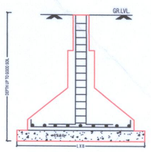
GENERAL NOTES

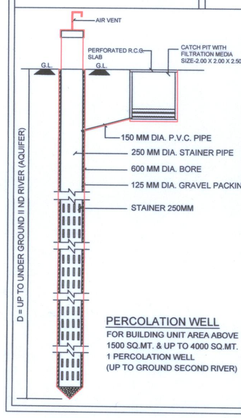
- ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN SPACE AND MARGIN.
- THE DEPTH AND POSITION OF EXISTING MUNICIPAL MANHOLE IS VERIFIED BY ME ON SITE AND PREMISES CAN GATES DRAINAGE CONNECTION.
- IT IS CERTIFY THAT ACCORDING TO CGDCR 2017 ALL REQUIREMENTS OF THE BUILDING ARE CHECKED AND NECESSARY ACTIONS ARE TAKEN.
- IT IS CERTIFY THAT ACCORDING TO THE CLAUSE NO: 4.4.3 OF THE CGDCR 2017, THE STRUCTURE OF THE BUILDING IS DESIGN AS PER THE NORMES OF THE INDIAN STANDARDS.
- DESIGN OF STAIRCASE AND RAILING IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 13.1.11 AND 13.1.13 AND 22.6 OF CGDCR 2017.
- PEDESTRIANS RAMP IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 13.1.14 OF CGDCR 2017.
- LIFT S PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 13.12 OF CGDCR 2017.
- WATER TANK IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 13.6 OF CGDCR 2017.
- LETER BOX FOR EACH UNIT SHALL BE PROVIDED IS PROVIDED AT GROUND FLOOR LEVEL FOR EACH UNIT.
- WATER TANK FOR FIRE SAFETY REQUIREMENT PROVIDED AS PER THE CHAPTER NO: 13.6 OF CGDCR 2017.
- ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO: 13.11 OF CGDCR 2017.
- DRINKING WATER FACILITY FOR DISABLED PERSONS IS PROVIDED AS PER THE CLAUSE NO: 13.6.2 OF CGDCR 2017.
- DRAINAGE FACILITY IS PROVIDED AS PER CLAUSE NO: 13.10 OF CGDCR 2017.
- SIGNAGES OF THE PARKING PLACE IS TO BE PROVIDED AS PER CLAUSE NO: 13.7 OF THE CGDCR 2017.
- ENTRANCE OF THE BUILDING IS PROVIDED AS PER THE CLAUSE NO: 13.1.6 OF CGDCR 2017.
- THE PAVING OF THE BUILDING UNIT/FINAL PLOT AS PER THE PROVISION OF THE CLAUSE NO: 13.1.3 OF CGDCR 2017.
- THE STRUCTURE OF THE BUILDING IS DESIGNED AS PER THE NORMS SPECIFIED IN THE INDIAN STANDARD AND TAKE NECESSARY ACTION SHALL BE TAKEN FOR THE STRUCTURAL SAFETY DURING THE CONSTRUCTION.
- RAIN WATER STORAGE TANK AND RAIN WATER HARVESTING SYSTEM IS PROVIDED AS PER THE CLAUSE NO: 17.2 OF CGDCR 2017.
- COMMUNITY BIN PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 17.2.4 & 17.2.5 OF CGDCR 2017.
- GREY WATER RECYCLING SYSTEM & DUAL PLUMBING SYSTEM IS PROVIDED AS PER THE CLAUSE NO: 17.3 OF CGDCR 2017.
- TREEPLANTATION IS PROVIDED AS PER THE CLAUSE NO: 17.4 OF CGDCR 2017.
- SOLAR ASSISTED WATER HEATING SYSTEM IS PROVIDED AS PER THE CLAUSE NO. 17.5 OF THE CGDCR 2017.
- POLLUTION CONTROL SYSTEM IS PROVIDED AS PER THE CHAPTER NO. 18 OF CGDCR 2017.
- FIRE SAFETY SYSTEM IS PROVIDED AS PER THE CHAPTER NO: 14 OF CGDCR 2017.
- FIRE SAFETY PROVISION SHALL BE MADE AS PER FIRE PREVENTION AND LIFE SAFETY MEASURES REGULATION-2016 AND FIRE PREVENTION AND LIFE SAFETY MEASURES REGULATION-2013.
  MAINTENANCE AND UPGRADATION OF BUILDING IS AS PER THE CHAPTER NO: 19 OF CGDCR 2017.
  MARGINAL SPACE & BASEMENT SLAB SHALL HAVE LOAD BEARING CAPACITY OF 40/60 TONNES PER SQUARE METER SHALL BE PROVIDED AS PER CHAPTER NO. 14 OF CGDCR 2017 AND FIRE PREVENTION AND FIRE SAFETY ACT-2016.
- ROOF TOP SOLAR ENERGY INSTALLATION & GENERATION SHALL BE PROVIDED AS PER CLAUSE CLAUSE NO. 17.5.1 OF CGDCR 2017.
- THE GLAZED SURFACE AREA OF THE EXTERNAL FACADE SHALL BE NON REFLACTIVE AND PROVIDED UP TO MAX. OF 50% OF THE TOTAL SURFACE AREA OF EACH FACADE WITH THE PROVISION OF SAFETY RAILING UP TO SILL LEVEL AS PER CL. NO. 13.13. OF CGDCR 2017.

(1) HYDRANT SYSTEM :
ON/OFF SWITCHES LOCATED NEAR THE HOSE REEL HOSE OR HYDRANT OUTLET, AT EACH FLOOR FOR THE MAIN FIRE-PUMP AT UNDERGROUND WATER TANK WITH A CAPACITY TO DISCHARGE 900 LITERS PER MINUTE AT 3 BAR PRESSURE AS MEASURED AT THE TERRACE LEVEL SHOULD BE INSTALLED.
THE RISER FOR THE BUILDINGS EXCEEDING 18 METERS HEIGHT SHOULD NOT BE OF LESS THAN 100 MM. INTERNAL DIAMETER. THE RISER SHOULD BE CONNECTED TO THE BOTTOM OF THE TERRACE TANK WITH A STOP VALVE AND A NRV TO ACT A DOWN-COMER. ONE RISER IS REQUIRED FOR EVERY 1000 SQ. METERS FLOOR AREA AND IF THE BUILDING IS DIVIDED INTO, TWO OR MORE PARTS THEN EACH PART SHOULD HAVE A SEPARATE RISER WITH ALL THE FITTINGS AT EACH FLOOR LEVEL.
EACH FLOOR SHOULD HAVE ONE HYDRANT OUTLET WITH A COUPLING FOR ATTACHING A 63 MM. DIA . HOSE . 25 MM. BORE HOSE- REEL HOSE WITH 8 MM. SHUT- OFF NOZZLE AT EACH FLOOR LANDING. THE LENGTH OF THE HOSE SHOULD BE ENOUGH TO REACH THE FARTHEST CORNER OR THE FLOOR. HOSE-BOX WITH 15 METERS LONG 63 MM. HOSE AND 12.5 MM. BORE NOZZLE AT ALTERNATE FLOORS. THE HOSE-REEL HOSE SHOULD BE COUPLED TO THE RISER.
FIRE - SERVICE INLET SHOULD BE INSTALLED AT A POINT NEAR THE ENTRY TO THE PERMISES WHERE A FIRE SERVICE VEHICLE CAN APPROACH EASILY.
A PERMANENT HYDRANT POINT COMPRISING OF 63 MM DIA SIZE 2 NOS OF HYDRANT VALVES SHOULD BE INSTALLED AT THE TERRACE LEVEL.
OVERHEAD TANK REFILLING BYPASS CONNECTION SHOULD BE DONE AT THE TERRACE LEVEL.
THE OVERHEAD TANK SHALL BE OF A CAPACITY OF NOT LESS THAN 20,000 LITERS. THE UNDERGROUND TANK SHAL BE OF NOT LESS THAN 1,00,000 LITERS.
(2) FIRE LIFT :
THE FIRE-LIFT AND ALL LIFTS SHOULD HAVE A PROVISION TO GROUND TO AUTOMATICALLY IN CASE OF ELECTRICITY FAILURE . EACH BUILDING SHOULD HAVE AT LEAST ONE LIFT AS A FIRE -LIFT AND IF THE BUILDING IS DIVIDED INTO A MORE PARTS THEN EACH PART SHOULD HAVE A FIRE-LIFT LIFT WELL SHOULD HAVE BLOWERS TO PRESSURIZE THE LIFT -WELL SO CONNECTED THAT IT WILL AUTOMATICALLY OPERATE WHEN ALARM CALL POINT IS OPERATE, SO THAT IF PREVENTS THE LIFT WELL GETTING SMOKE LOGGED.
(3) FIRE ALARM:
FIRE ALARM CALL POINT TO BE INSTALLED AT EACH FLOOR WITH SOUNDERS CAPABLE OF BEING HEARD ALL THROUGHOUT THE BUILDING .
(4) FIRE EXTINGUISHERS :
ONE CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 4.5 KG. WITH ISI MARK, AND ONE EXTINGUISHER OF 5 KG. DRY CHEMICAL POWDER (DCP) TYPE EXTINGUISHER WITH ISI MARK TO INSTALLED ON EACH FLOOR IN CASE OF COMMERCIAL BUILDING .
ONE CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 4.5 KG. WITH ISI MARK. OR TWO CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 2 KG. CAPACITY ON EACH FLOOR AND 5 KG. DRY CHEMICAL POWDER (DCP) WITH ISI MARK TYPE EXTINGUISHER ON ALTERNATE FLOOR IN CASE OF RESIDENTIAL BUILDINGS.
IF THE BUILDING IS DIVIDED INTO TWO OR MORE PARTS THEN EACH PART SHOULD HAVE THESE EXTINGUISHERS INSTALLED.
(5) STAIRCASE :
THE STAIRCASE HAS TO BE OPEN FROM AT LEAST ONE OR TWO SIDES BUT IF THE STAIRCASE IS IN THE CENTRE CORE OF THE BUILDING IT HAS TO BE PRESSURIZED TO PREVENT IT FROM GETTING SMOKE LOGGED.
THE RISER / DOWN - COMER SHOULD BE LOCATED IN THE STAIRCASE OR CLOSE TO IN TO MAKE IT EASILY APPROACHABLE IN CASE OF FIRE FROM THE FLOOR BELOW OR ABOVE.
(6) BASEMENT :
THE BASEMENT OF 200 SQ. METERS OR MORE SHOULD BE PROTECTED WITH AUTOMATIC SPRINKLER SYSTEM WITH AT LEAST ONE SPRINKLE HEAD FOR ACTUAL CAR PARKING SPACE .
ADDITIONALLY BE PROTECTED BY A HYDRANT OUTLET AND TWO 25 MM.BORE HOSE- REEL HOSES WITH 8MM . BORE NOZZLES AT EACH BASEMENT LEVEL.
(7) LIGHTENING ARRESTER :
A LIGHTENING ARRESTER SHOULD ALSO BE INSTALLED AND BE PROPERLY EARTHED TO PREVENT DAMAGE TO THE BUILDING WHEN THE LIGHTENING STRIKES.
(8) PHOTO LUMINESCENT / AUTO GLOW / SIGNAGE'S:
IF THE BUILDING FALLS IN A CONFINED AREA OR IF IT HAS AN ENCLOSED STAIRCASE OR IS NOT WELL LIT-UP ON THE INSIDE, THEN ADEQUATE PHOTO LUMINESCENT (AUTO GLOW) SIGNAGE'S SHOULD BE DISPLAYED AT EACH FLOOR / LANDING / PATHWY / DEAD-END AND ALONG ALL EXIT ROUTES LANDING TO THE GROUND LEVEL. THE SIGNAGE SHOULD INDICATE FIRE FIGHTING, FIRE SAFETY, FIRST AID AND OTHER SAFETY EQUIPEMENT PRESENT ON THE RESPECTIVE FLOOR / LANDING / PATHWAY / DEAD - END AND ALONG ALL EXIT ROUTES LEADING TO THE GROUND LEVEL.
(9) ELECTRIC POWER SUPPLY TO THE ENTIRE FIRE - SAFETY SYSTEM
ELECTRICITY SUPPLY TO THE FIRE PUMP, FIRE ALARM SYSTEM, STAIRCASE PRESSURIZATION SYSTEM AND FIRE LIFT SHOULD BE MADE AVAILABLE FROM THE MAIN ELECTRICAL SUPPLY. (I.E. FROM ELECTRICAL POWER SUPPLY OF THE COMPANY) THIS IS TO ENSURE AVAILABILITY OF POWER SUPPLY TO THE FIRE PROTECTION & SAFETY SYSTEM EVEN AFTER THE MAIN ELECTRICAL SUPPLY TO THE BUILDING IS SWITCHED OFF THE TIME OF FIRE.
(10) IMPORTANT INSTRUCTIONS :
AFTER INSPECTION OF A LOW-RISE BUILDING BY THE FIRE SERVICES AUTHORITY , IF THE FIRE OFFICER CONCERNED FEELS THE NEED FOR ADDITIONAL FIRE PREVENTION / PROTECTION / VENTILATION SYSTEM REQUIRED OR EQUIPEMENT (I.E. PASSIVE SYSTEM / SPRINKLER (DRENCHER ETC.) AS PER FIRE LOAD / FIRE RISK / PUBLIC GETHERING. POTENTIAL / OCCUPANCY / CONFINED AREA, THOSE ADDITIONAL MEASURES / EQUIPEMENT HAVE TO BE IMPLEMENTED / INSTALLED.

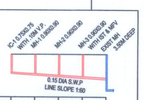
(11) LENGED

1 FIRE HYDRANT SYSTEM PIPE MAIN
2 SINGEL HEADED HYDRANT VALVE
3 SLUICE VALVE
4 TWOWAY SIAMES CONNECTION
5 RISE OR DROP
6 NON RETURN VALVE
7 REDUCER
8 FIRE HOUSE BOX
9 HOSE REEL HOSE
10 D.C.P. &CO.2
11 HYDRAUNT VALVE





PERCOLATION WELL
FOR BUILDING UNIT AREA ABOVE 1500 SQ.MT. & UP TO 4000 SQ.MT.
1 PERCOLATION WELL
(UP TO GROUND SECOND RIVER)



CUTTING LVL	0.75	0.00	1.40	1.00	1.05	
INVERT LVL	20.25	19.15	20.60	20.20	20.05	
GROUND LVL	30.00	30.00	30.00	30.00	30.00	
DISTANCE	0.00	8.00	38.00	63.00	72.00	90.00

DRAINAGE SECTION
SCALE:- (N.T.S.)

SCRUTINIZE COPY NO. 2264 DATE 25/10/19
TDO, BPSP, AMC

TENAMENT & FLOOR AREA TABLE

FLOOR	USE BL.-A APP.	USE BL.-A REV.	USE BL.-B APP.	USE BL.-B REV.	UNIT BL.-A APP.	UNIT BL.-A REV.	UNIT BL.-B APP.	UNIT BL.-B REV.	UNIT TOTAL APP.	UNIT TOTAL REV.	FL. AREA BL.-A APP.	FL. AREA BL.-A REV.	FL. AREA BL.-B APP.	FL. AREA BL.-B REV.	FL. AREA TOTAL APP.	FL. AREA TOTAL REV.
2ND BASE.	PARKING	PARKING	PARKING	PARKING	-	-	-	-	-	-	-	-	-	-	-	-
1ST BASE.	PARKING	PARKING	PARKING	PARKING	-	-	-	-	-	-	-	-	-	-	-	-
GR. FLOOR	SHOP	SHOP	PARKING	PARKING	5	5	-	-	5	5	596.68	561.64	-	-	596.68	561.64
1ST FLOOR	SHOP+ OFFICE	SHOP+ OFFICE	RESI.	OFFICE	7	7	2	10	9	17	746.46	708.99	268.86	286.06	1015.32	995.05
2ND FLOOR	SHOP+ OFFICE	SHOP+ OFFICE	RESI.	OFFICE	7	7	2	10	9	17	746.46	708.99	268.86	286.06	1015.32	995.05
3RD F.OOR	CORPORATE OFFICE	CORPORATE OFFICE	RESI.	OFFICE	1	1	2	10	3	11	570.98	587.73	268.86	286.06	839.84	873.79
4TH FLOOR			RESI.	OFFICE			2	10	2	10	468.92	448.46	268.86	286.06	737.78	734.52
5TH FLOOR			RESI.	OFFICE			2	10	2	10	367.17	351.89	268.86	286.06	636.03	637.95
6TH FLOOR	-	-	RESI.	OFFICE	-	-	2	10	2	10	-	-	268.86	286.06	268.86	286.06
7TH FLOOR	-	-	RESI.	OFFICE	-	-	2	10	2	10	-	-	268.86	286.06	268.86	286.06
TOTAL	COMM.	COMM.	RESI.	COMM.	20 COMM.	20 COMM.	14 RESI.	70 COMM.	20+14 = 34	90 COMM.	3496.67	3367.70	1882.02	2002.42	5378.69	5370.12

FSI AREA TABLE

FLOOR	BLOCK-A APP.	BLOCK-A REV.	BLOCK-B APP.	BLOCK-B REV.	TOTAL APP.	TOTAL REV.
GR. FLOOR	596.68	561.64	-	-	596.68	561.64
1ST FLOOR	746.46	708.99	268.86	286.06	1015.32	995.05
2ND FLOOR	746.46	708.99	268.86	286.06	1015.32	995.05
3RD F.OOR	570.98	587.73	268.86	286.06	839.84	873.79
4TH FLOOR	468.92	448.46	268.86	286.06	737.78	734.52
5TH FLOOR	367.17	351.89	268.86	286.06	636.03	637.95
6TH FLOOR	-	-	268.86	286.06	268.86	286.06
7TH FLOOR	-	-	268.86	286.06	268.86	286.06
TOTAL	3496.67	3367.70	1882.02	2002.42	5378.69	5370.12

SANITORY PROVISION

GR TO 7TH FLOOR
FLOOR AREA = 5370.12 SQ.MT.
5370.12 /4= 1342.53 SAY 1343 USERS

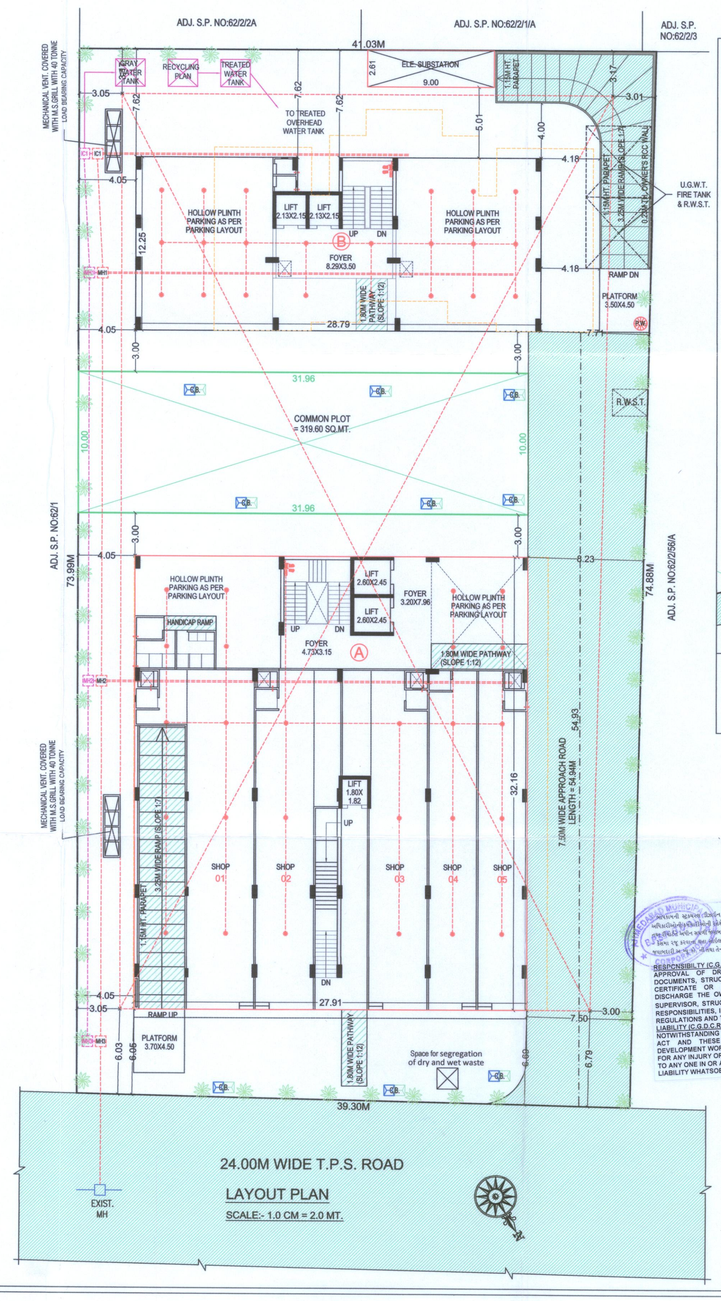
REQD.	URINAL	G. WC	L. WC	PH TOILET
> 500	14	14	14	-
25% GEN.	4	4	4	1

PROVIDED
90 WC IN SHOP/OFFICE

GENERAL SANITARY PROV. 25% OF TOTAL REQD

	REQD.	PROVI. BL.-A	PROVI. BL.-B	PROVI. TOTAL
URINAL	= 4 NOS.	3 NO.	1 NO.	= 4 NOS.
MALE WC	= 4 NOS.	3 NO.	1 NO.	= 4 NOS.
FEMALE WC	= 4 NOS.	3 NO.	1 NO.	= 4 NOS.

+ 1 PH TOILET



LAYOUT PLAN
SCALE:- 1.0 CM = 2.0 MT.

KEY PLAN
SCALE : 1.00 CM = 20.00 MT

(21) THE RESPONSIBILITY IC G.D.C.R.-2017 Cl.- NO. 4.3.4.4 & 4.93 :- APPROVAL OF DRAWINGS AND ACCEPTANCE OF ANY STATEMEIST, DOCUMENTS, STRUCTURAL REPORT, STRUCTURAL DRAWINGS, PROGRESS CERTIFICATE OR BUILDING COMPLETION CERTIFICATES SHALL NOT DISCHARGE THE OWNER, ENGINEER, ARCHITECT, CLERK OF WORKSITE SUPERVISOR, STRUCTURAL DESIGNER, DEVELOPER, OWNER FROM THEIR RESPONSIBILITIES, IMPOSED UNDER THE ACT, THE DEVELOPMENT CONTIOL REGULATIONS AND THE LAWS OF TORT AND LOCAL ACTS.
LIABILITY IC G.D.C.R.-2017 C.L. NO. 3.3.21 :-
NOTWITHSTANDING ANY DEVELOPMENT PERMISSION GRANTED UNDER THE ACT AND THESE REGULATIONS, ANY PERSON UNDERTAKING ANY DEVELOPMENT WORK SHALL CONTINUE TO BE WHOLLY AND SOLELY LIABLE FOR ANY INJURY OR DAMAGE OR LOSS WHATSOEVER THAT MAY BE CAUSED TO ANY ONE IN OR AROUND THE AREA DURING SUCH CONSTRUCTION AND NO LIABILITY WHATSOEVER IN THIS REGARD SHALL BE CAST ON THE AUTHORITY.

(19) THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND OWNER SHALL BE BOUND DRAFT AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND OWNER.
(20) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER NO:-BS/R1/7/2018/7845 , D.:- 26/04/2018.
(21) THIS DEVELOPMENT PERMISSION HAS BEEN GRANTED AS PER PROVIDED IN NOTIFICATION NO:- BS/R1/7/2018/7845 , D.:- 26/04/2018, DTD 25/09/2018, NOTIFICATION NO: PRCH/102018/71985, DTD 15/10/2018, AND OTHERS OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT AND DIRECTIONS BRISED BY COMPETENT AUTHORITY FROM TIME TO TIME, UNDER PROVISION OF COMPREHENSIVE GENERAL DEVELOPMENT CONTROL REGULATIONS 2017.
(22) APPLICANT / ARCHITECT / ENGINEER / STRUCTURE ENGINEER / CLERK OF WORKS (SITE SUPERVISOR) ARE SOLELY RESPONSIBLE FOR ANY CASUALTY OR DAMAGE TO THE SURROUNDING PROPERTY DURING THE EXCAVATION CONSTRUCTION OF THE CELLAR AND ENTIRE OF ENTIRE EXCAVATION IN ONE STRETCH, CONSTRUCTION OF THE CELLAR SHOULD DIVE TO BE DONE PHASE WISE EXCAVATION PROVIDING PROTECTIVE SUPPORT (SHORING / STRUTTING) AND FOR THE SAFETY OF THE ADJOINING PROPERTIES DURING EXCAVATION PROCESS AND ALL THE NECESSARY PRECAUTIONS SHOULD BE TAKEN BY THE STRUCTURAL ENGINEER/ENGINEER OF THE WORK AND BY THE SUPERVISOR FOR CONTINUOUS SUPERVISION AND IF REQUIRED URGENT ADDITIONAL ARRANGEMENT WILL HAVE TO BE MADE FOR THE SAFETY AND AS PER THE NOTARIZED UNDERTAKING GIVEN ON THE DATE 19/07/2019 AFFIDAVIT GIVEN BY THE OWNER/PARTNER/DIRECTOR AND ARCHITECT/ENGINEER/STRUCTURAL ENGINEER OF WORKS, THE COMMENCEMENT CERTIFICATE (RAJACHITTHI) WILL BE SUSPENDED/REVOKED WITH IMMEDIATE EFFECT, IF THE CONSTRUCTION/EXCAVATION/ DEMOLITION WORK IS BEING DONE WITHOUT PROPER PRECAUTIONS TO ENSURE SAFETY.
(23) THIS PERMISSION IS GRANTED ON THE BASIS OF C.G.D.C.R.-2017 (NOTIFICATION DATE- 15/01/2019) FOR COMMERCIAL USE UPTO 25 MT. HEIGHT IN RESIDENTIAL ZONE 2 PLUS RAW (CIVER LAY ZONE) AS PER THE APPROVAL OF LIVE MP (BUD) ON DT:- 23/10/2019 WITH SUBJECT TO CONDITION THAT WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
(24) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT:- 23/10/2019.
(27) THIS REVISED PERMISSION IS GIVEN ON THE BASIS OF SITE SITUATION OPINION GIVEN BY ASST. T.D.O. (WZ) LETTER NO:&P.O. DT.23/07/2019.
(28) THIS PERMISSION IS GIVEN ON THE BASIS OF OPINION OF SCHEME IMPLIMENTATION GIVEN BY TOWN DEVELOPMENT OFFICER (WZ) DT.23/07/2019.
(29) THIS PERMISSION IS GIVEN ON THE BASIS OF OPINION OF RETIREMENT CHARGE GIVEN BY DIVISIONAL SUPERINTENDENT (WZ) DT.29/06/2018.
(30) THIS PERMISSION IS GRANTED AS PER THE N.O.C. OF AIRPORT AUTHORITY OF INDIA ON DTD. 15/01/2019 REF.NOC ID NO AHMEWS1STRW0110519/367/15 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
(31) THIS PERMISSION IS GRANTED SUBJECT TO RELEVENT TERMS AND CONDITIONS MENTIONED IN THE NOC OF FIRE DEPARTMENT AND ALL TERMS AND CONDITION OF THE NO OFH/NOB/GH/200/2019 AND FIRE NOC / FIRE PROTECTION CONSENT MAY BE SUBMITTED BY OWNER/APPLICANT BEFORE APPLYING FOR B.U. PERMISSION AND NOTARIZED UNDER TAKING GIVEN BY OWNER/APPLICANT ON DT:19/07/2019 AND ALL TERMS AND CONDITIONS MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT .
(32) THAT MECHANICAL MULTI LEVEL PARKING TO BE KEPT FUNCTIONAL ON PERMANENT BASIS BY THE OWNER-APPLICANTS AS PER THE NOTARISED UNDERTAKING DT. 19/07/2019 SUBMITTED BY THEM.
(33) AS PER THE PROVISION OF REAL ESTATE (REGULATION AND DEVELOPMENT) ACT-2016, NO DEVELOPER/SUPPLIER/PROMOTER WILL MAKE ADVERTISEMENT FOR SALE, MARKETING, BOOKING OR OFFER FOR REAL ESTATE PROJECT UNIT PLOT, APARTMENT OR BUILDING OR PART OR THEREUNDER, THE REGISTRATION IS DONE BY THE REAL ESTATE REGULATORY AUTHORITY(RERA) OFFICE.
(34) APPOINTMENT OF SUPERVISOR OF WORKS ON RECORD (SOW) BY OWNER/APPLICANT.
(35) APPLICANT SHALL HAVE TO MAKE PROVISION FOR ROOF TOP SOLAR ENERGY INSTALLATION AND GENERATION AS PER CL.17.5.1 OF CGDCR-2017 AND AS PER THE NOTARISED UNDERTAKING GIVEN FOR THE SAME ON DATE-19/07/2019.
(36) IN EVERY WATER CLOSES OR TOILET(LIT SHAL) BE MANDATORY TO PROVIDE DOUBLE BUTTON CISTERN (DUAL FLUSH TANK).
(37) ALL THE RELEVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON DT.:- 10/06/2010 LETTER NO.:- N.A./JASUS/LR.NO.314/10/A.NO.3127/2010/SR.NO. 79/ AND LETTER NO. R.A./JASUS/L.R.NO.:-3171/10/A.NO.3127/2011/ DATE:- 10/06/2010 [SR.NO. 79/98/1/KOTA/123/2010/EXECUTIONS/GB]/BY JILLA COLLECTOR (AHMEDABAD) JI IS SUBMITTED BY OWNER/APPLICANTS.
(38) DEVELOPMENT PERMISSION IS GRANTED ON THE BASIS OF THE OPINION GIVEN BY DIVISIONAL SUPERINTENDENT, PROPERTY TAX (ESTATEMENT (WZ) ON DATE:-23/10/2019.
(39) THIS PERMISSION IS GIVEN ON THE BASIS OF EARLIER APPROVED COMMON PLOT PLAN BY A.M.C. REF.CASE NO:- BLN/TWZ/100119/CGDCR/VA1648/R1/M1 AND ALL TERMS SUBMITTED BY OWNER/APPLICANTS.
(40) THIS PERMISSION IS GIVEN ON THE BASIS OF EARLIER APPROVED COMMON PLOT PLAN BY A.M.C. REF.CASE NO:- LTS/WZ/119018/CGDCR/VA3584/M1 AND ALL TERMS SUBMITTED BY OWNER/APPLICANTS.

(21) મંજુર થયેલ નકશા મુજબ બાંધકામ કરવાનો(જેમાં પાર્કિંગ અને નોકરીની જરૂરી સગવડો સહિત) તથા દરેક માળની બાંધકામ પછીની જરૂરી તપાસ ૩૦ દિવસ પહેલા લેખિત નોટીસ આપ્યા સિવાય ભોગવટો કરવો નહીં. આ અંગે અગ્નિશમનખાતાના તથા બોમ્બાર્ડીનો રજુ કરેલ "કમ્પલાયન્સ અહેવાલ" મુજબ જરૂરી તમામ સેફટીનાં સાધનો રાખવાનાં રહેશે.
(22) મંજુર થયેલ નકશા મુજબ બાંધકામ કરાવી(પાર્કિંગ/રોજગારી) નિર્માણ અને નોકરીની જરૂરી સગવડો(પાર્કિંગ સહિત) તથા દરેક માળની બાંધકામ પછીની જરૂરી તપાસ ૩૦ દિવસ પહેલા લેખિત નોટીસ આપ્યા સિવાય ભોગવટો કરવો નહીં. તે મુજબની નીતિ તેમજ બાંધકામ થઇ ગયેલ ૩૦ દિવસમાં ઉપરાત કરવાના કામોની નોંધણી મિલાપબર્ડી બોગોરિક કરાવવી અને ત્યારબાદ કરેલીમાં કરાવવાની રહેશે.
(23) મંજુર થયેલ નકશા મુજબ Grey water recycling with dual plumbing system and sewage treatment plant તથા Rain water Harvesting ની ચોરવાઈ કરવા સહિતનાં પર્યાવરણીય પ્રયોજનોની પરિપૂર્ણતા અંગેનું સોગંદનામું કરી આપવાનું રહેશે તેમજ તે તેમજ તે કામોની પૂર્ણતા અંગેનું પ્રમાણપત્ર રજૂ કરવાનું રહેશે. તા.19/07/2019 રોજ આપેલ બાંહેધરીને આધીન.

(24) આ સાથે જોડાયેલ અભિપ્રાય, બોગોરિકી, કરવાની સુચનાના કિ. અંગેની જવાબદારી આ.મ.કા.ની નહીં તથા તેના અધિકારીઓ/કર્મચારીઓ કોઈ નહી. આ અંગે અરજદાર/બાંધકામ કરવા બોગોરિકી રજુ કરેલ "કમ્પલાયન્સ અહેવાલ" મુજબ જરૂરી સલામતીનાં સાધનો રાખવાનાં રહેશે.
(25) કોઈ પણ કારણ સર કોર્ટ કેસ/સુનાવણ કોર્ટ, સુપ્રમકા કોર્ટમાં કિ. અંગે કામ કેસ કોઈ જો નોટીસ કે નોટીસ કામગારી આ.મ.કા. તેના અધિકારીઓ / કર્મચારીઓની રહેશે નહી.

(26) આ સાથે જોડાયેલ અભિપ્રાય, બોગોરિકી, કરવાની સુચનાના કિ. અંગેની જવાબદારી આ.મ.કા. નું રહેશે. "કમ્પલાયન્સ અહેવાલ" મુજબ જરૂરી સલામતીનાં સાધનો રાખવાનાં રહેશે.

BLOCK: A	LAYOUT PLAN	1 / 7

REVISED PLAN SHOWING COMM. BUILDING ON S.P. NO: 62/2/56/B OF F.P. NO : 62, [SUR. NO: 816/1/1,762,768,803,826/1,818/1+2,794,759 O.P.NO. 62/1,62/2, 62/3,62/4,62/5,62/6,62/7 & 63. (S.P.NO.-62/2/1 TO 62/2/63)] T.P.S. NO: 44 - (CHANDKHEDA) (FINAL), MOJE: CHANDKHEDA, TAL.: SABARMATI, DIST: AHMEDABAD.

SCALE - 1 : 100
ZONE : RESIDENTIAL II (TWO) R-2
USE OF CONSTRUCTION : COMMERCIAL

AREA TABLE :- SQ.MT.	APP.	REV.
PLOT AREA	2989.40	2989.40
COMMON PLOT REQD. @ 10%	298.94	298.94
COMMON PLOT PROVIDED	334.10	319.60
B.A ON GR. FLOOR	1288.15	1243.11
OPEN PLOT AREA	1701.25	1746.29
PERMI. F.S.I. AREA @ 1:1.20 (2989.40X1.20)	3587.28	3587.28
CHAR. F.S.I. AREA AS PER BASE ZONE @ 0.6 (2989.40X0.6)	1793.64	1793.64
TOTAL PERMI. F.S.I. AREA (REGU.+CHARG.) @ 1.8 (2989.40X1.8)	5380.92	5380.92
TOTAL FSI AREA USED	5378.69	5370.12
CHARGABLE F.S.I. AREA (5370.12-3587.28)	1791.41

GENERAL NOTES

* ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN SPACE AND MARGIN.
* THE DEPTH AND POSITION OF EXISTING MUNICIPAL MANHOLE IS VERIFIED BY ME ON SITE AND PREMISES CAN GATES DRAINAGE CONNECTION.
* IT IS CERTIFY THAT ACCORDING TO CGDCR 2017 ALL REQUIREMENTS OF THE BUILDING ARE CHECKED AND NECESSARY ACTIONS ARE TAKEN.
* IT IS CERTIFY THAT ACCORDING TO THE CLAUSE NO: 4.4.3 OF THE CGDCR 2017, THE STRUCTURE OF THE BUILDING IS DESIGN AS PER THE NORMES OF THE INDIAN STANDARDS.
* DESIGN OF STAIRCASE AND RAILING IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 13.1.11 AND 13.1.13 AND 22.6 OF CGDCR 2017.
* PEDESTTRIANS RAMP IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 13.1.14 OF CGDCR 2017.
* LIFT IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 13.12 OF CGDCR 2017.
* WATER TANK IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 13.6 OF CGDCR 2017.
* LETTER BOX FOR EACH UNIT SHALL BE PROVIDED IS PROVIDED AT GROUND FLOOR LEVEL FOR EACH UNIT.
* WATER TANK FOR FIRE SAFETY REQUIREMENT PROVIDED AS PER THE CHAPTER NO: 13.6 OF CGDCR 2017.
* ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO: 13.11 OF CGDCR 2017.
* DRINKING WATER FACILITY FOR DISABLED PERSONS IS PROVIDED AS PER THE CLAUSE NO: 13.6.2 OF CGDCR 2017.
* DRAINAGE FACILITY IS PROVIDED AS PER CLAUSE NO: 13.10 OF CGDCR 2017.
* SIGNAGES OF THE PARKING PLACE IS TO BE PROVIDED AS PER CLAUSE NO: 13.7 OF THE CGDCR 2017.
* ENTRANCE OF THE BUILDING IS PROVIDED AS PER THE CLAUSE NO: 13.1.6 OF CGDCR 2017.
* THE PAVING OF THE BUILDING UNIT/FINAL PLOT AS PER THE PROVISION OF THE CLAUSE NO: 13.1.3 OF CGDCR 2017.
* THE STRUCTURE OF THE BUILDING IS DESIGNED AS PER THE NORMS SPECIFIED IN THE INDIAN STANDARD AND TAKE NECESSARY ACTION SHALL BE TAKEN FOR THE STRUCTURAL SAFETY DURING THE CONSTRUCTION.
* RAIN WATER STORAGE TANK AND RAIN WATER HARVESTING SYSTEM IS PROVIDED AS PER THE CLAUSE NO: 17.2 OF CGDCR 2017.
* COMMUNITY BIN PROVIDED AS PER THE PROVISION OF THE CLAUSE NO: 17.2.4 & 17.2.5 OF CGDCR 2017.
* GREY WATER RECYCLING SYSTEM & DUAL PLUMBING SYSTEM IS PROVIDED AS PER THE CLAUSE NO: 17.3 OF CGDCR 2017.
* TREE PLANTATION IS PROVIDED AS PER THE CLAUSE NO: 17.4 OF CGDCR 2017.
* SOLAR ASSISTED WATER HEATING SYSTEM IS PROVIDED AS PER THE CLAUSE NO. 17.5 OF THE CGDCR 2017.
* POLLUTION CONTROL SYSTEM IS PROVIDED AS PER THE CHAPTER NO. 18 OF CGDCR 2017.
* FIRE SAFETY SYSTEM IS PROVIDED AS PER THE CHAPTER NO: 14 OF CGDCR 2017.
* FIRE SAFETY PROVISION SHALL BE MADE AS PER FIRE PREVENTION AND LIFE SAFETY MEASURES REGULATION-2016 AND FIRE PREVENTION AND LIFE SAFETY MEASURES REGULATION-2013.
* MAINTENANCE AND UPGRADATION OF BUILDING IS AS PER THE CHAPTER NO: 19 OF CGDCR 2017.
* MARGINAL SPACE & BASEMENT SLAB SHALL HAVE LOAD BEARING CAPACITY OF 40/60 TONNES PER SQUARE METER SHALL BE PROVIDED AS PER CHAPTER NO. 14 OF CGDCR 2017 AND FIRE PREVENTION AND FIRE SAFETY ACT-2016.
* ROOF TOP SOLAR ENERGY INSTALLATION & GENERATION SHALL BE PROVIDED AS PER CLAUSE CLAUSE NO. 17.5.1 OF CGDCR 2017.
* THE GLAZED SURFACE AREA OF THE EXTERNAL FACADE SHALL BE NON REFLECTIVE AND PROVIDED UP TO MAX. OF 50% OF THE TOTAL SURFACE AREA OF EACH FACADE WITH THE PROVISION OF SAFETY RAILING UP TO SILL LEVEL AS PER CL. NO. 13.13. OF CGDCR 2017.

(1) HYDRANT SYSTEM :
ON/OFF SWITCHES LOCATED NEAR THE HOSE REEL HOSE OR HYDRANT OUTLET, AT EACH FLOOR FOR THE MAIN FIRE-PUMP AT UNDERGROUND WATER TANK WITH A CAPACITY TO DISCHARGE 900 LITERS PER MINUTE AT 3 BAR PRESSURE AS MEASURED AT THE TERRACE LEVEL SHOULD BE INSTALLED.
THE RISER FOR THE BUILDINGS EXCEEDING 18 METERS HEIGHT SHOULD NOT BE OF LESS THAN 100 MM. INTERNAL DIAMETER. THE RISER SHOULD BE CONNECTED TO THE BOTTOM OF THE TERRACE TANK WITH A STOP VALVE AND A NRV TO ACT A DOWN-COMER. ONE RISER IS REQUIRED FOR EVERY 1000 SQ. METERS FLOOR AREA AND IF THE BUILDING IS DIVIDED INTO, TWO OR MORE PARTS THEN EACH PART SHOULD HAVE A SEPARATE RISER WITH ALL THE FITTINGS AT EACH FLOOR LEVEL.
EACH FLOOR SHOULD HAVE ONE HYDRANT OUTLET WITH A COUPLING FOR ATTACHING A 63 MM. DIA . HOSE . 25 MM. BORE HOSE - REEL HOSE WITH 8 MM. SHUT- OFF NOZZLE AT EACH FLOOR LANDING. THE LENGTH OF THE HOSE SHOULD BE ENOUGH TO REACH THE FARTHEST CORNER OR THE FAR ACTIVE FLOOR. HOSE-BOX WITH 15 METERS LONG 63 MM. DIA. HOSE AND 12.5 MM. BORE NOZZLE AT ALTERNATE FLOORS. THE HOSE-REEL HOSE SHOULD BE COUPLED TO THE RISER.
FIRE - SERVICE INLET SHOULD BE INSTALLED AT A POINT NEAR THE ENTRY TO THE PERMISES WHERE A FIRE SERVICE VEHICLE CAN APPROACH EASILY.
A PERMANENT HYDRANT POINT COMPRISING OF 63 MM DIA SIZE 2 NOS OF HYDRANT VALVES SHOULD BE INSTALLED AT THE TERRACE LEVEL.
OVERHEAD TANK REFILLING BYPASS CONNECTION SHOULD BE DONE AT THE TERRACE LEVEL.
THE OVERHEAD TANK SHALL BE OF A CAPACITY OF NOT LESS THAN 20,000 LITERS. THE UNDERGROUND TANK SHALL BE OF NOT LESS THAN 1,00,000 LITERS.

(2) FIRE LIFT :
THE FIRE-LIFT AND ALL LIFTS SHOULD HAVE A PROVISION TO GROUND TO AUTOMATICALLY IN CASE OF ELECTRICITY FAILURE . EACH BUILDING SHOULD HAVE AT LEAST ONE LIFT ACT AS A FIRE- LIFT IN CASE IF THE BUILDING IS DIVIDED INTO A MORE PARTS THEN EACH PART SHOULD HAVE A FIRE-LIFT. LIFT-WELL SHOULD HAVE BLOWERS TO PRESSURIZE THE LIFT -WELL SO CONNECTED THAT IT WILL AUTOMATICALLY OPERATE WHEN ALARM CALL POINT IS OPERATE, SO THAT IF PREVENTS THE LIFT WELL GETTING SMOKE LOGGED.

(3) FIRE ALARM:
FIRE ALARM CALL POINT TO BE INSTALLED AT EACH FLOOR WITH SOUNDERS CAPABLE OF BEING HEARD ALL THROUGHOUT THE BUILDING .

(4) FIRE EXTINGUISHERS :
ONE CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 4.5 KG. WITH ISI MARK. AND ONE EXTINGUISHER OF 5 KG. DRY CHEMICAL POWDER (DCP) TYPE EXTINGUISHER WITH ISI MARK TO INSTALLED ON EACH FLOOR IN CASE OF COMMERCIAL BUILDING .
ONE CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 4.5 KG. WITH ISI MARK. OR TWO CARBON DIOXIDE (CO_2) TYPE EXTINGUISHER OF 2 KG. CAPACITY ON EACH FLOOR AND 5 KG. DRY CHEMICAL POWDER (DCP) WITH ISI MARK TYPE EXTINGUISHER ON ALTERNATE FLOOR IN CASE OF RESIDENTIAL BUILDINGS.
IF THE BUILDING IS DIVIDED INTO TWO OR MORE PARTS THEN EACH PART SHOULD HAVE THESE EXTINGUISHERS INSTALLED.

(5) STAIRCASE :
THE STAIRCASE HAS TO BE OPEN FROM AT LEAST ONE OR TWO SIDES BUT IF THE STAIRCASE IS IN THE CENTRE CORE OF THE BUILDING IT HAS TO BE PRESSURIZED TO PREVENT IT FROM GETTING SMOKE LOGGED.
THE RISER / DOWN - COMER SHOULD BE LOCATED IN THE STAIRCASE OR CLOSE TO IN TO MAKE IT EASILY APPROACHABLE IN CASE OF FIRE FROM THE FLOOR BELOW OR ABOVE.

(6) BASEMENT :
THE BASEMENT OF 200 SQ. METERS OR MORE SHOULD BE PROTECTED WITH AUTOMATIC SPRINKLER SYSTEM WITH AT LEAST ONE SPRINKLE HEAD FOR ACTUAL CAR PARKING SPACE .
ADDITIONALLY BE PROTECTED BY A HYDRANT OUTLET AND TWO 25 MM.BORE HOSE- REEL HOSES WITH 8MM . BORE NOZZLES AT EACH BASEMENT LEVEL.

(7) LIGHTENING ARRESTER :
A LIGHTENING ARRESTER SHOULD ALSO BE INSTALLED AND BE PROPERLY EARTHED TO PREVENT DAMAGE TO THE BUILDING WHEN THE LIGHTENING STRIKES.

(8) PHOTO LUMINESCENT (AUTO GLOW) SIGNAGE'S:
IF THE BUILDING FALLS IN A CONFINED AREA OR IF IT HAS AN ENCLOSED STAIRCASE OR IS NOT WELL LIT-UP ON THE INSIDE, THEN ADEQUATE PHOTO LUMINESCENT (AUTO GLOW) SIGNAGE'S SHOULD BE DISPLAYED AT EACH FLOOR / LANDING / PATHWY / DEAD-END AND ALONG ALL EXIT ROUTES LANDING TO THE GROUND LEVEL. THE SIGNAGE SHOULD INDICATE FIRE FIGHTING, FIRE SAFETY, FIRST-AID AND OTHER SAFETY EQUIPEMENT PRESENT ON THE RESPECTIVE FLOOR / LANDING / PATHWAY / DEAD - END AND ALONG ALL EXIT ROUTES LEADING TO THE GROUND LEVEL.

(9) ELECTRIC POWER SUPPLY TO THE ENTIRE FIRE - SAFETY SYSTEM
ELECTRICITY SUPPLY TO THE FIRE PUMP. FIRE ALARM SYSTEM, STAIRCASE PRESSURIZATION SYSTEM AND FIRE LIFT SHOULD BE MADE AVAILABLE FROM THE MAIN ELECTRICAL SUPPLY. (I.E. FROM ELECTRICAL POWER SUPPLY OF THE COMPANY) THIS IS TO ENSURE AVAILABILITY OF POWER SUPPLY TO THE FIRE PROTECTION & SAFETY SYSTEM EVEN AFTER THE MAIN ELECTRICAL SUPPLY TO THE BUILDING IS SWITCHED OFF THE TIME OF FIRE.

(10) IMPORTANT INSTRUCTIONS :
AFTER INSPECTION OF A LOW-RISE BUILDING BY THE FIRE SERVICES AUTHORITY , IF THE FIRE OFFICER CONCERNED FEELS THE NEED FOR ADDITIONAL FIRE PREVENTION / PROTECTION / VENTILATION SYSTEM REQUIRED OR EQUIPEMENT (I.E. PASSIVE SYSTEM / SPRIKLER / DRENCHER ETC.) AS PER FIRE LOAD / FIRE RISK / PUBLIC GETHERING. POTENTIAL / OCCUPANCY / CONFINED AREA, THOSE ADDITIONAL MEASURES / EQUIPEMENT HAVE TO BE IMPLEMENTED / INSTALLED.

TENAMENT & FLOOR AREA TABLE

FLOOR	USE				UNIT						FL. AREA					
	BL.-A		BL.-B		BL.-A		BL.-B		TOTAL		BL.-A		BL.-B		TOTAL	
	APP.	REV.	APP.	REV.	APP.	REV.	APP.	REV.	APP.	REV.	APP.	REV.	APP.	REV.	APP.	REV.
2ND BASE.	PARKING	PARKING	PARKING	PARKING	-	-	-	-	-	-	-	-	-	-	-	-
1ST BASE.	PARKING	PARKING	PARKING	PARKING	-	-	-	-	-	-	-	-	-	-	-	-
GR. FLOOR	SHOP	SHOP	PARKING	PARKING	5	5	-	-	5	5	596.68	561.64	-	-	596.68	561.64
1ST FLOOR	SHOP+ OFFICE	SHOP+ OFFICE	RESI.	OFFICE	7	7	2	10	9	17	746.46	708.99	268.86	286.06	1015.32	995.05
2ND FLOOR	SHOP+ OFFICE	SHOP+ OFFICE	RESI.	OFFICE	7	7	2	10	9	17	746.46	708.99	268.86	286.06	1015.32	995.05
3RD F.OOR	CORPORATE OFFICE	CORPORATE OFFICE	RESI.	OFFICE	1	1	2	10	3	11	570.98	587.73	268.86	286.06	839.84	873.79
4TH FLOOR			RESI.	OFFICE			2	10	2	10	468.92	448.46	268.86	286.06	737.78	734.52
5TH FLOOR			RESI.	OFFICE			2	10	2	10	367.17	351.89	268.86	286.06	636.03	637.95
6TH FLOOR	-	-	RESI.	OFFICE	-	-	2	10	2	10	-	-	268.86	286.06	268.86	286.06
7TH FLOOR	-	-	RESI.	OFFICE	-	-	2	10	2	10	-	-	268.86	286.06	268.86	286.06
TOTAL	COMM.	COMM.	RESI.	COMM.	20 COMM.	20 COMM.	14 RESI.	70 COMM.	20+14 = 34	90 COMM.	3496.67	3367.70	1882.02	2002.42	5378.69	5370.12

FSI AREA TABLE

FLOOR	BLOCK-A		BLOCK-B		TOTAL	
	APP.	REV.	APP.	REV.	APP.	REV.
GR. FLOOR	596.68	561.64	-	-	596.68	561.64
1ST FLOOR	746.46	708.99	268.86	286.06	1015.32	995.05
2ND FLOOR	746.46	708.99	268.86	286.06	1015.32	995.05
3RD F.OOR	570.98	587.73	268.86	286.06	839.84	873.79
4TH FLOOR	468.92	448.46	268.86	286.06	737.78	734.52
5TH FLOOR	367.17	351.89	268.86	286.06	636.03	637.95
6TH FLOOR	-	-	268.86	286.06	268.86	286.06
7TH FLOOR	-	-	268.86	286.06	268.86	286.06
TOTAL	3496.67	3367.70	1882.02	2002.42	5378.69	5370.12

SANITORY PROVISION

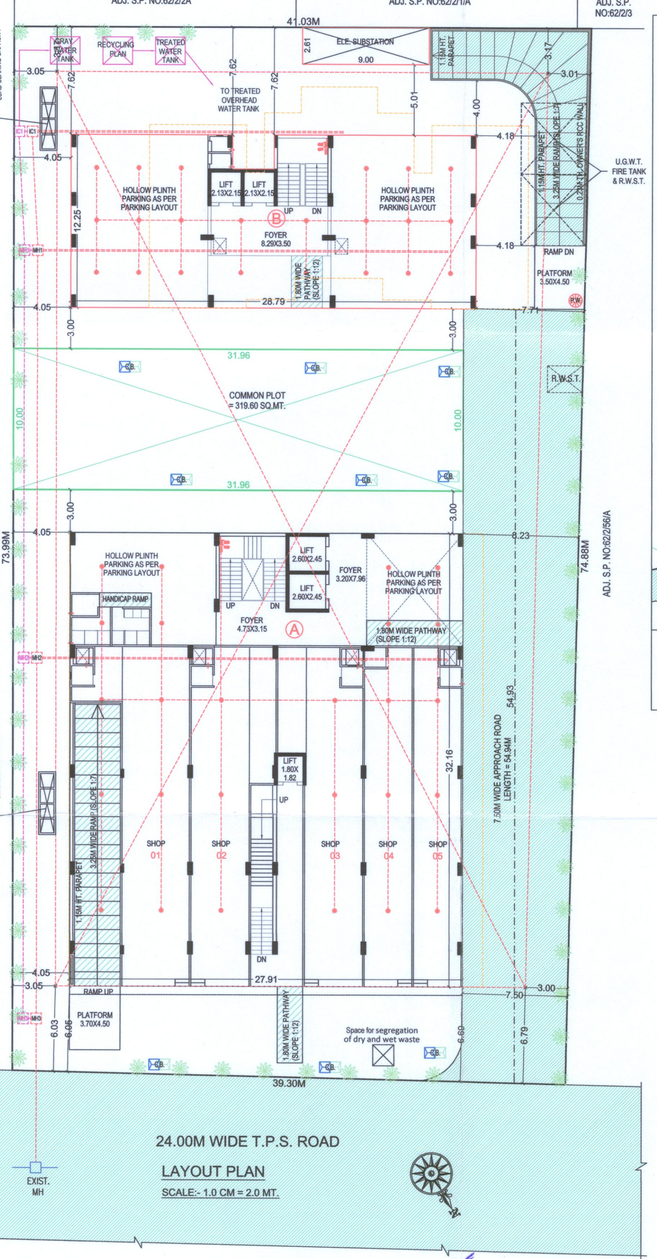
GR TO 7TH FLOOR
FLOOR AREA = 5370.12 SQ.MT.
5370.12 /4= 1342.53 SAY 1343 USERS

REQD.	URINAL	G. WC	L. WC	PH TOILET
> 500	14	14	14	-
25% GEN.	4	4	4	1

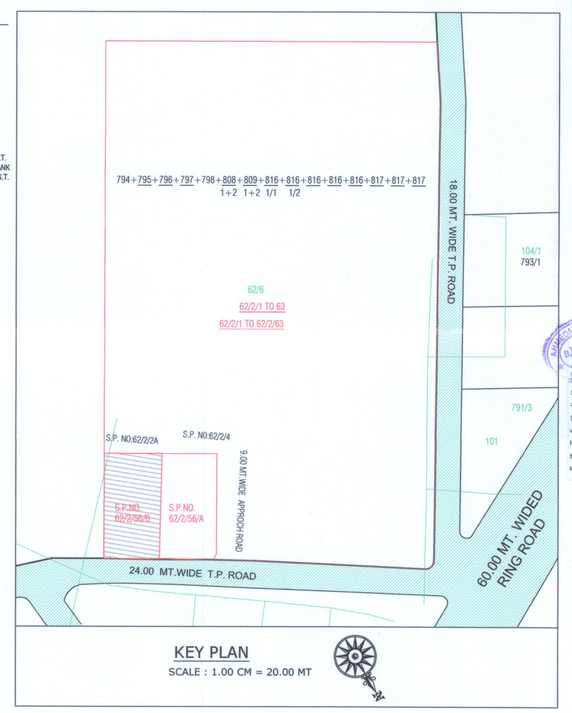
PROVIDED
90 WC IN SHOP/OFFICE

GENERAL SANITARY PROV. 25% OF TOTAL REQD

	REQD.	PROV. BL.-A	PROV. BL.-B	PROV. TOTAL
URINAL	= 4 NOS.	3 NO.	1 NO.	= 4 NOS.
MALE WC	= 4 NOS.	3 NO.	1 NO.	= 4 NOS.
FEMALE WC	= 4 NOS.	3 NO.	1 NO.	= 4 NOS.
	+ 1 PH TOILET			



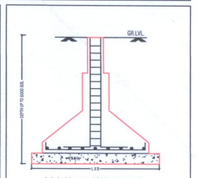
LAYOUT PLAN
SCALE:- 1.0 CM = 2.0 MT.

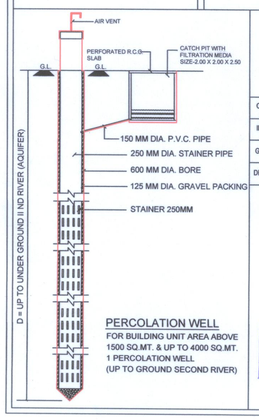


KEY PLAN
SCALE : 1.00 CM = 20.00 MT

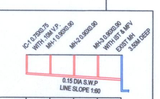
(11) LENGED

1 FIRE HYDRANT SYSTEM PIPE MAIN
2 SINGEL HEADED HYDRANT VALVE
3 SLUICE VALVE
4 TWOWAY SIAMES CONNECTION
5 RISE OR DROP
6 NON RETURN VALVE
7 REDUCER
8 FIRE HOUSE BOX
9 HOSE REEL HOSE
10 D.C.P. &CO.2
11 HYDRAUNT VALVE





PERCOLATION WELL
FOR BUILDING UNIT AREA ABOVE 1500 SQ.MT. & UP TO 4000 SQ.MT.
1 PERCOLATION WELL
(UP TO GROUND SECOND RIVER)



CUTTING LVL	0.75	0.00	1.40	1.65	1.95		
INVERT LVL	29.25	29.10	28.60	28.20	28.05	1.95	
GROUND LVL	30.00	30.00	30.00	30.00	30.00	30.00	
DISTANCE	0.00	9.00	39.00	63.00	72.00	90.00	

DRAINAGE SECTION
SCALE:- (N.T.S.)

SCRUTINIZE COPY
NO. 2869 DT. 25/10/19
T.D.O., BPSP, AMC

BLOCK: B	LAYOUT PLAN	1 / 2

REVISED PLAN SHOWING COMM. BUILDING ON S.P. NO: 62/2/56/B OF F.P. NO : 62, [SUR. NO: 816/1/1,762,768,803,826/1,818/1+2,794,759 O.P.NO. 62/1,62/2, 62/3,62/4,62/5,62/6,62/7 & 63. (S.P.NO.-62/2/1 TO 62/2/63)] T.P.S. NO: 44 - (CHANDKHEDA) (FINAL), MOJE: CHANDKHEDA, TAL.: SABARMATI, DIST: AHMEDABAD.

SCALE - 1 : 100
ZONE : RESIDENTIAL II (TWO) R-2
USE OF CONSTRUCTION : COMMERCIAL.

AREA TABLE :-	SQ.MT.	APP.	REV.
PLOT AREA		2989.40	2989.40
COMMON PLOT REQD. @ 10%		298.94	298.94
COMMON PLOT PROVIDED		334.10	319.60
B.A ON GR. FLOOR		1288.15	1243.11
OPEN PLOT AREA		1701.25	1746.29
PERMI. F.S.I. AREA @ 1:1.20 (2989.40X1.20)		3587.28	3587.28
CHAR. F.S.I. AREA AS PER BASE ZONE @ 0.6 (2989.40X0.6)		1793.64	1793.64
TOTAL PERMI. F.S.I. AREA (REGU.+CHARG.) @ 1.8 (2989.40X1.8)		5380.92	5380.92
TOTAL FSI AREA USED		5378.69	5370.12
CHARGABLE F.S.I. AREA	(5370.12-3587.28)	1791.41	1782.64

BUILT UP AREA TABLE

FLOOR	BLOCK-A		BLOCK-B		TOTAL	
	APP.	REV.	APP.	REV.	APP.	REV.
2ND BASE.	2223.69	2214.65	-	-	2223.69	2214.65
1ST BASE.	2223.69	2214.65	-	-	2223.69	2214.65
GR. FLOOR	945.83	897.59	342.32	345.52	1288.15	1243.11
1ST FLOOR	945.83	897.59	342.32	345.52	1288.15	1243.11
2ND FLOOR	945.83	897.59	342.32	345.52	1288.15	1243.11
3RD F.OOR	713.49	719.52	342.32	345.52	1055.81	1065.04
4TH FLOOR	611.43	580.25	342.32	345.52	953.75	925.77
5TH FLOOR	509.68	483.68	342.32	345.52	852.00	829.20
6TH FLOOR	-	-	342.32	345.52	342.32	345.52
7TH FLOOR	-	-	342.32	345.52	342.32	345.52
STAIR CABIN	95.13	109.26	77.19	56.09	172.32	165.35
L.M.R. & O.H.W.T.	78.75	79.08	55.85	32.61	134.60	111.69
ELE. SUBSTATION	-	-	-	23.49	-	23.49
TOTAL	9293.35	9093.86	2871.60	2876.35	12164.95	11970.21

BUILT UP AREA CALCULATION

ELE. SUBSTATION
9.00X2.61 = 23.49 SQ.MT.

PARCOLATING WELL REQD.=2989.40/4000=0.75 SAY 1 NOS.
PARCOLATING WELL PROVIDED=1 NOS.

TREE PLANTATION REQD.=2989.40X5/200=74.74 SAY 75 NOS.
TREE PLANTATION PROVIDED=75 NOS.

COMMUNITY BIN CALCULATION
FOR COMM.
COMMUNITY BIN REQUIRED 20 LT. CAPACITY PER 100 SQ.MT. FLOOR AREA
TOTAL FLOOR AREA=5370.12 SQ.MT.=5370.12X20/100=1074.02 SAY 1075 LT.
CAPACITY COMMUNITY BIN REQD.
COMMUNITY BIN PROVIDED 80 LT. X 14 NO.= 1120 LT. CAPACITY.

COMMON PLOT AREA CAL.
C.P.-1 31.96X10.00 = 319.60 SQ.MT.

COLOUR NOTE:-

PLOT BOUNDRY		TREE	
ROAD		CONTAINER BIN	C.B.
PROP. WORK		P.WELL	P.W.
PROP.DRAINAGE			
PARKING			
APP. WORK			
APP. WORK NOT DONE			

MANMEET G. PATEL
A-19, Shree Society, Panchvati 2nd Lane
Ambawadi, Ahmedabad-380006.
AMC / LIC / ER-0893091022 - R1
AMC / LIC / COW-I-0543091022 - R1
C.O.W.

MANMEET G. PATEL
A-19, Shree Society, Panchvati 2nd Lane
Ambawadi, Ahmedabad-380006.
AMC / LIC / ER-0893091022 - R1
AMC / LIC / COW-I-0543091022 - R1
ENGINEER

Dipesh D. Mistry
Stru. L. No. SD 0431110324R1
205, Aditraj Arcade, Opp. Hetvi Tower,
Ambawadi Road, Satellite,
Ahmedabad-380015.
STRUCTURAL ENGINEER

OWNER

SWASTIK DEVELOPERS
Partner - Tejas Y. Shah
AMC Developer Lic. No. DEV 612291220
21 Swastik House, Nr. Stadium Underbridge
Navrangpura, Ahmedabad-14.

AUTHORITY -

(1) આ બિલ્ડીંગ પ્લાનમાં દર્શાવેલ કોમન પ્લોટ, પાર્કિંગ, સોસાયટી રસ્તાની ફાળવણી નો નમૂનો - બી તથા સેલ ડીડ તથા બાંધકામ પરવાનગી આપ્યા પછી જ થઈ શકશે/આપવામાં આવેલ તથા એકમ-બિલ્ડીંગ સંકુલ સોસા.ના પ્રમાણે જ વેચાણ કરવાનું રહેશે.
(2) આપ્યા સિવાયના અન્ય કોમન પ્લોટ, સુવિધાના પ્રોટેક્ટ, સુવિધાના પ્રોટેક્ટ કિ. આર્થિક ફાળવી કેવી રીતે કરવી તેનો નિર્ણય સોસાયટી/એસોસીએશન કરશે નહી.

RESPONSIBILITY (C.G.D.C.R.-2017 C.L. NO. 4.3,4.4 & 4.5) :-
APPROVAL OF DRAWINGS AND ACCEPTANCE OF ANY STATEMENT, DOCUMENTS, STRUCTURAL REPORT, STRUCTURAL DRAWINGS, PROGRESS CERTIFICATE OR BUILDING COMPLETION CERTIFICATES SHALL NOT DISCHARGE THE OWNER, ENGINEER, ARCHITECT, CLERK OF WORKS/SITE SUPERVISOR, STRUCTURAL DESIGNER, DEVELOPER, OWNER FROM THEIR RESPONSIBILITIES, IMPOSED UNDER THE ACT, THE DEVELOPMENT CONTROL REGULATIONS AND THE LAWS OF TORT AND LOCAL ACTS.
LIABILITY (C.G.D.C.R.-2017 C.L. NO. 3.3.3) :-
NOTWITHSTANDING ANY DEVELOPMENT PERMISSION GRANTED UNDER THE ACT AND THESE REGULATIONS, ANY PERSON UNDERTAKING ANY DEVELOPMENT WORK SHALL CONTINUE TO BE WHOLLY AND SOLELY LIABLE FOR ANY INJURY OR DAMAGE OR LOSS WHATSOEVER THAT MAY BE CAUSED TO ANY ONE IN OR AROUND THE AREA DURING CONSTRUCTION AND NO LIABILITY WHATSOEVER IN THIS REGARD SHALL BE CAST ON THE AUTHORITY

Ahmedabad Municipal Corporation
Case No. : BLNT/I/WZ/100119/CGDCRV/A1649/R1/M1 Zone: WEST
Plan Approved as per terms and condition mentioned in the Commencement Certificate
Raja Chitthi Number : 02712/100119/A1649/R1/M1
Date : 25/10/2019

T.D. Sub Inspector(B.P.S.P.) 25/10/19 | T.D. Inspector (B.P.S.P.) 25/10/19 | Asst. T.D.O. (B.P.S.P.) 25-10-2019

(1) આ બિલ્ડીંગ પરવાનગી આપવામાં આવેલ છે તે માત્ર જમીન વપરાશ અને બાંધકામ પરવાનગી અધિનિયમ,૧૯૭૬ હેઠળ દરેક માલીકે બાંધકામ પ્રવૃતિ શરૂ કરવાના ૩૦ દિવસ પહેલા સદર કચેરીને જાણ નિયત ફોર્મ -૪ મુજબની નોટીસ તેમજ બાંધકામ શરૂ કર્યાના ૭૦ દિવસમાં ઊભેલ કામનાં કોર્ટ ફીની નોંધણી નિયામકશ્રી,એડોપ્ટેડ કલાસની અને આણંદની કચેરીમાં કરવાની રહેશે.
(2) શુભ-નીમની કામરી અટકર કરવા તેમજ ઓર્ગેનીક વેસ્ટ કમ્પોસ્ટર તથા Grey water recycling with dual plumbing system and sewage treatment plant (S.T.P.) તથા Rain water Harvesting ની જોગવાઈ કરવા સહિતની પર્યાવરણી જવાબદારી બાંધકામ પરવાનગીમાં દર્શાવેલ કામકાજ પૂર્ણ થયેથી કરવાનું રહેશે તે તેમજ તે મુજબ વર્તવા અત્રકરારે ડેવલપર તથા બાંધકામ કરનારે બાંધેલ બાંધકામ પોતાની.

(3) આ બિલ્ડીંગ પરવાનગી આપવામાં આવેલ છે તે માત્ર જમીન વપરાશ અને બાંધકામ પરવાનગી અધિનિયમ,૧૯૭૬ હેઠળ દરેક માલીકે બાંધકામ પ્રવૃતિ શરૂ કરવાના ૩૦ દિવસ પહેલા સદર કચેરીને જાણ નિયત ફોર્મ -૪ મુજબની નોટીસ તેમજ બાંધકામ શરૂ કર્યાના ૭૦ દિવસમાં ઊભેલ કામનાં કોર્ટ ફીની નોંધણી નિયામકશ્રી,એડોપ્ટેડ કલાસની અને આણંદની કચેરીમાં કરવાની રહેશે.