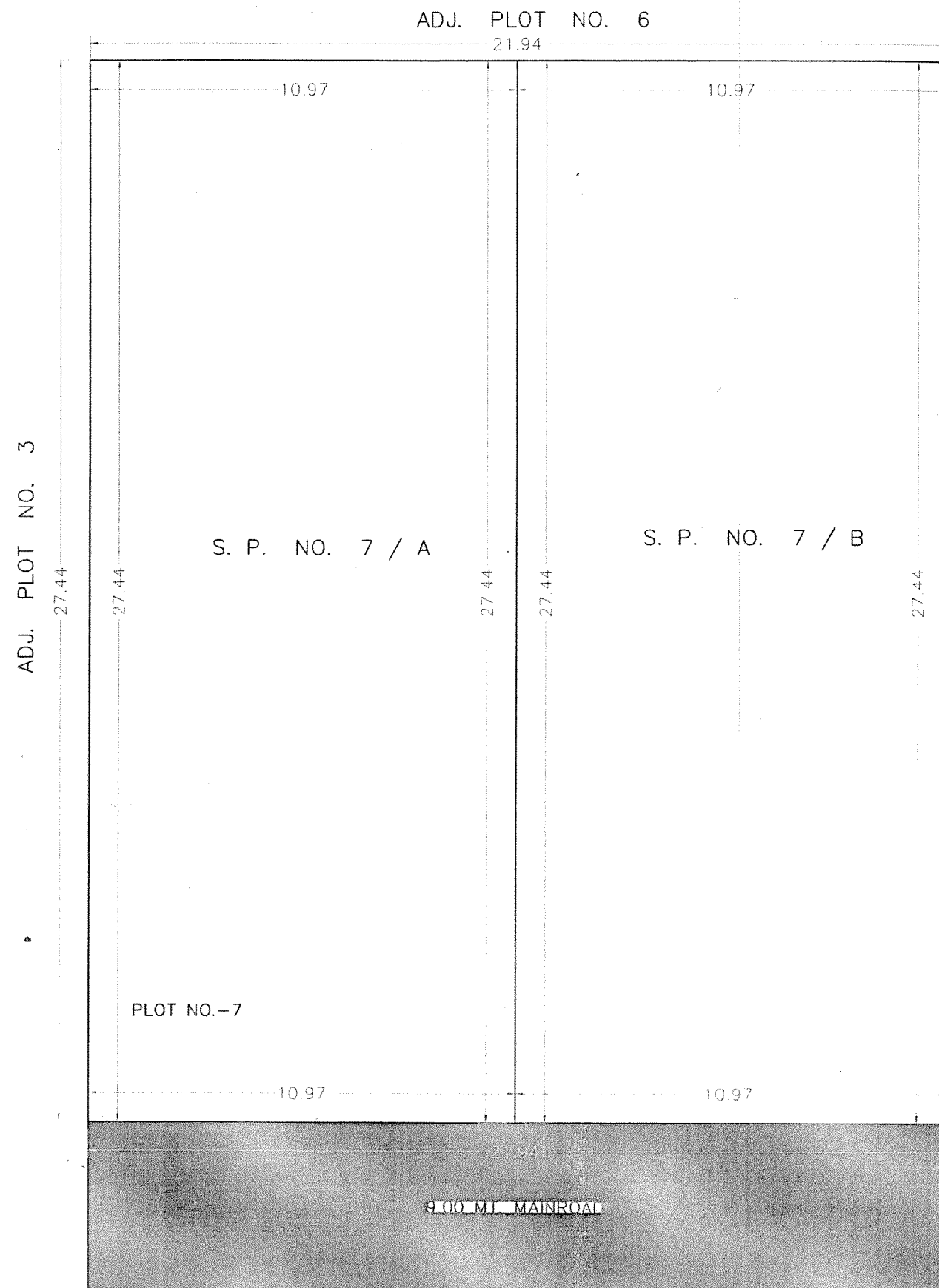


PROJECT TITLE : AMALGAMATION PLOT NO.-7,



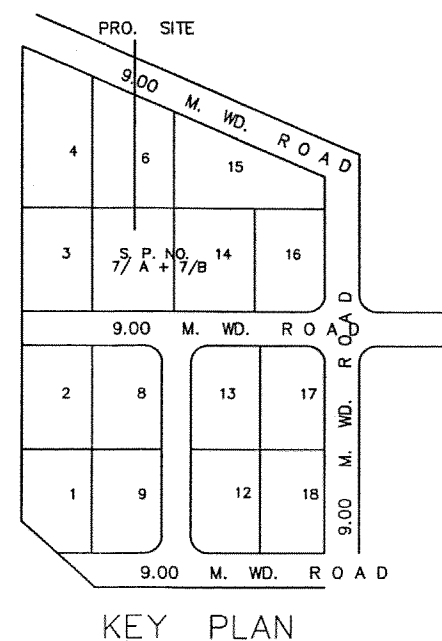
SITE PLAN
SCALE = 1: 100

ISO_A2_(594.00_x_420.00_MM)

Tree Details (Table 3h)		
Name	Nos Of Trees	
	Reqd	Prop
Tree	-	0

Plot(s)	Minimum Plot Area Consider	Net Plot Area
PLOT NO.-7/A	301.02	301.02
PLOT NO.-7/B	301.02	301.02
Grand Total	602.04	602.04

Plot(s)	Amalgamated Plot Area		AML Plot Area (Considered Mini)	Deductions (m2)	Net Developable Area (m2)
	Calculated from Plots	Drawing			
PLOT NO.-7	602.03	602.03	602.03	—	602.03
Grand Total	602.03	602.03	602.03	—	602.03



GRANT OF THE PERMISSION IS SUBJECT TO THE FOLLOWING CONDITIONS

1. The remaining payments are to be made online within seven days and only thereafter this permission shall be considered to be valid and shall be valid for 12 months.
2. The permission granted does not absolve the owner from any the liabilities or the permissions required under any other law.
3. The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of:
 - a. Title, ownership, and easement rights of the Building/Unit for which the building is proposed;
 - b. The area, dimensions and other properties of the plot which violate the plot validation certificate.
 - c. Correctness of demarcation of the plot on site.
 - d. Workmanship, soundness of material and structural safety of the proposed building;
 - e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) (d), (e) and (f) above.
4. The applicant, as specified in CGDCR, shall submit:
 - a. Structural drawings and related reports, before the commencement of the construction,
 - b. Progress reports.
5. Follow the requirements for construction as per regulation no 5 of CGDCR.
6. The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation-2017

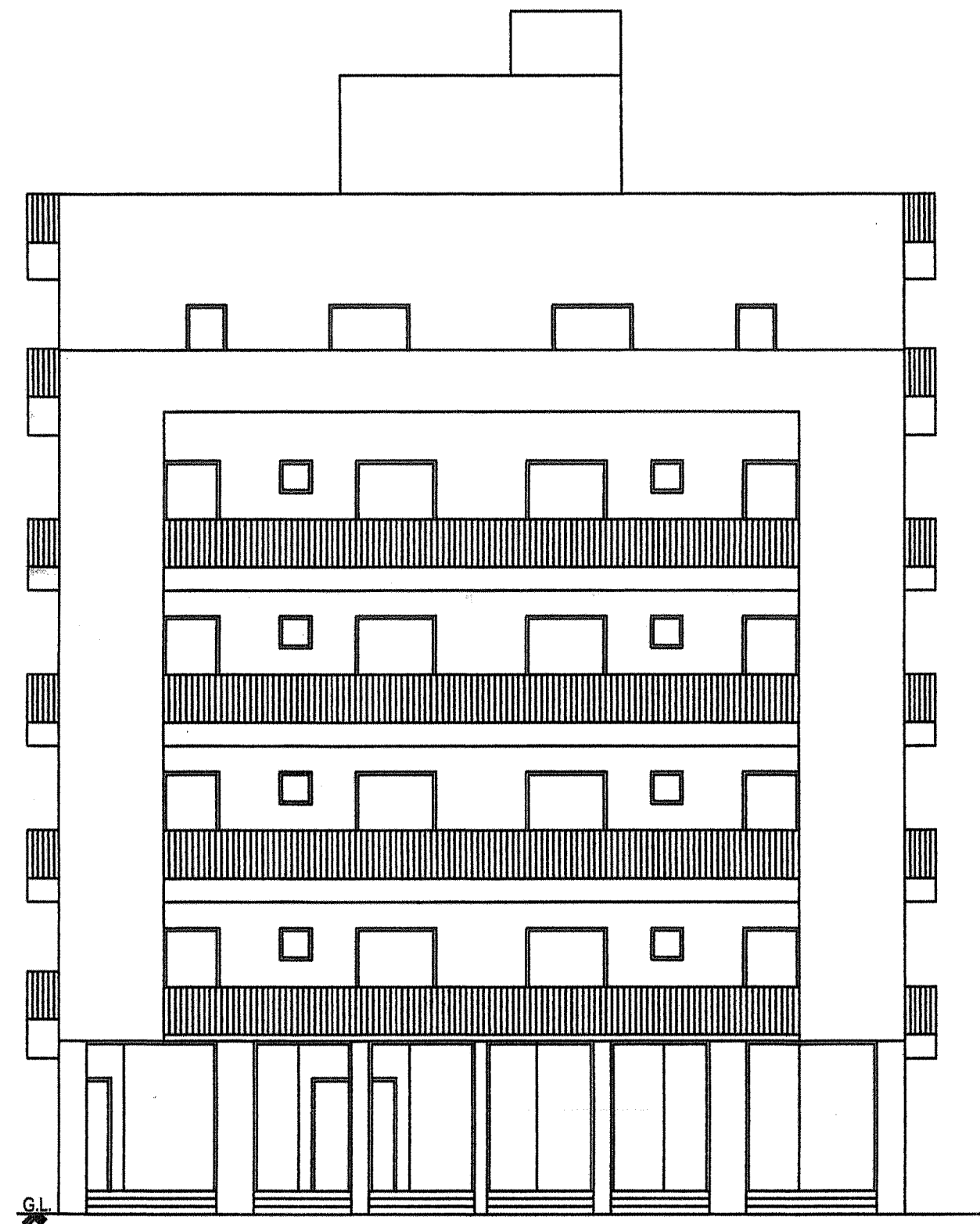
In case of any discrepancy/lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled/revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action by the competent authority.

	Inward No	708359	Sheet	1
	Inward Date		Scale	1:100
AREA STATEMENT (Rajkot Urban Development Authority (RUDA))		VERSION NO.: 1.0.3		
PROJECT DETAIL :		VERSION DATE: 30/06/2018		
Authority: Rajkot Urban Development Authority (RUDA)		Plot Use: Residential		
AuthorityClass: D1		Plot SubUse: Detached Dwelling Unit		
AuthorityGrade: Urban Development Authority		Plot Use Group: NA		
CaseTrack: Regular		Land Use Zone: Residential use Zone		
Project Type: Amalgamation		Conceptualized Use Zone: R1		
Nature of Development: NEW				
Development Area: Non TP Area				
SubDevelopment Area: NA				
Special Project: NA				
Special Road: NA				
A	AREA DETAILS :		Sq.Mts.	
1.	Area of Plot As per record		-	
	Sale Deed		602.02	
	As per site condition		602.03	
	Area of Plot Considered		602.03	
2.	Deduction for			
	(a)Proposed roads		0.00	
	(b)Any reservations		0.00	
	Total(a + b)		0.00	
3.	Net Area of plot (1 - 2)		602.03	
4.	Common Plot (Reqd.)		0.00	
	Common Plot (Prop)		0.00	
	Balance area of Plot(3 - 4)		602.03	
	Perm. FSI Area (1.80)		541.84	
	Total Perm. FSI area		541.84	
	Total Built up area permissible at:			
	a. Ground Floor (- %)		0.00	
	F.S.I.			
	Notes :			

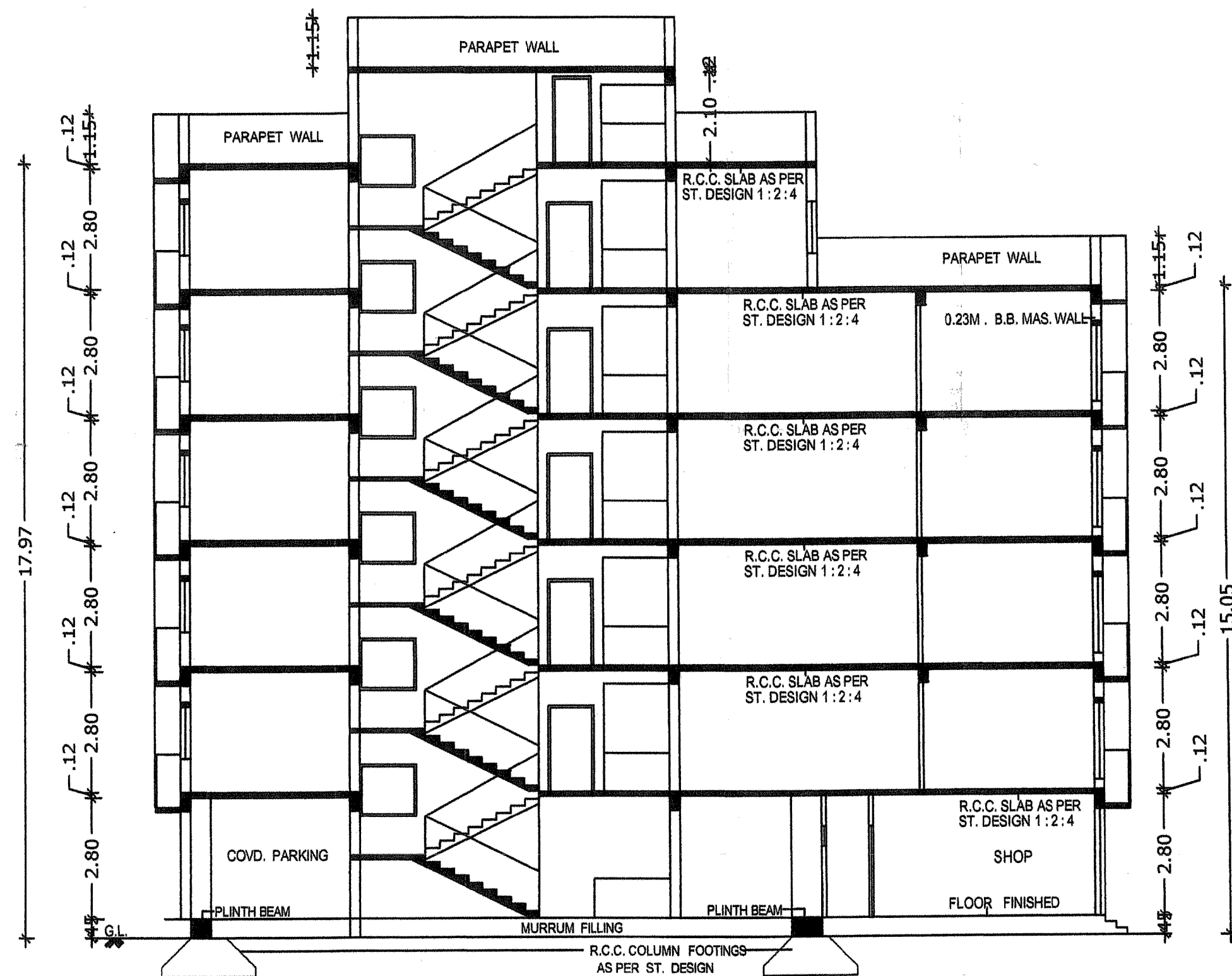
Color Notes

COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD ALIGNMENT (ROAD WIDENING AREA)	
FUTURE T.P.SCHEME DEDUCTION AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

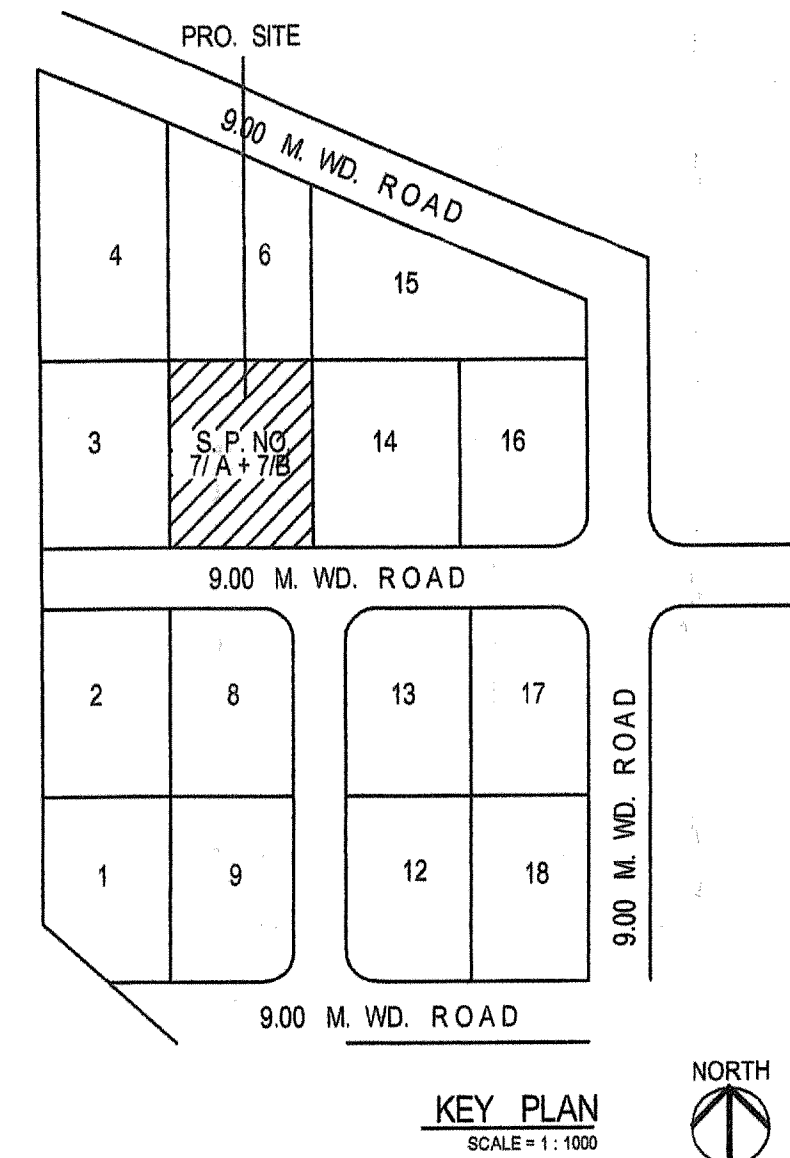
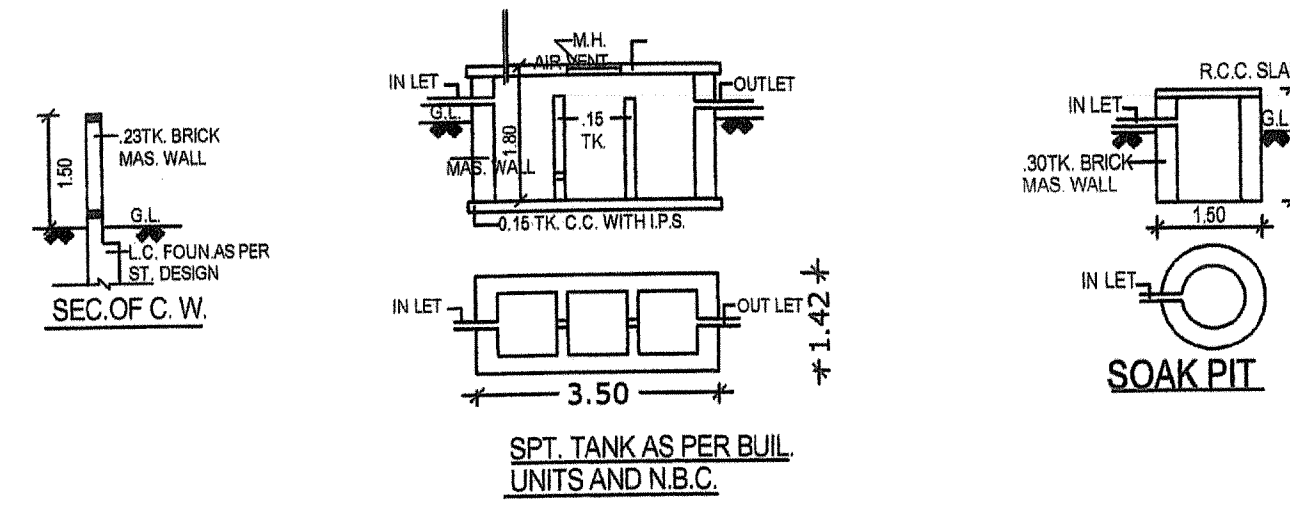
OWNER'S NAME AND SIGNATURE	
Nirman Construction	
ARCH/ENG'S NAME AND SIGNATURE	
Sanjay Majethiya E/80	
STRUCTURE ENGINEER	
Sanjay Majethiya E/80	



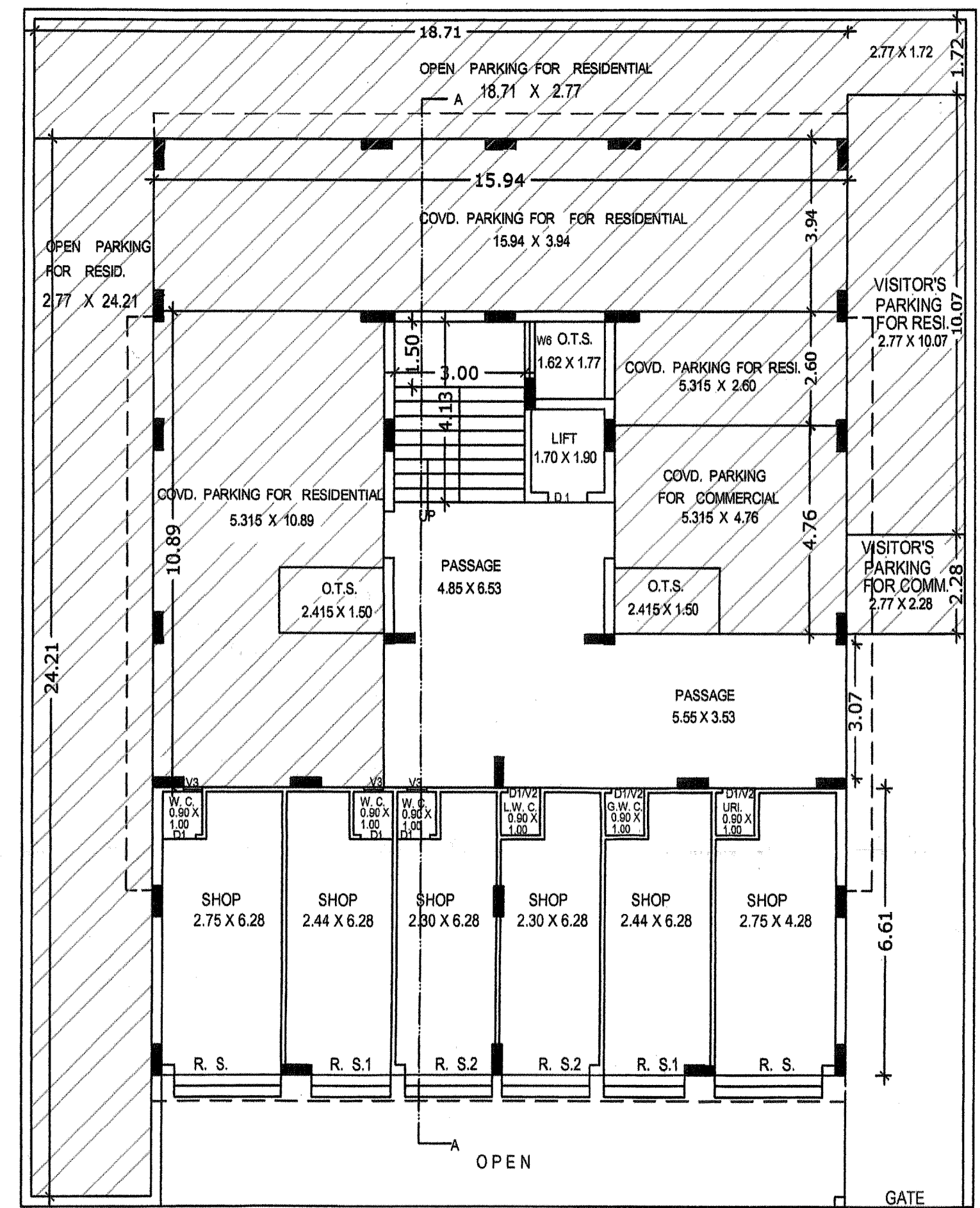
ELEVATION



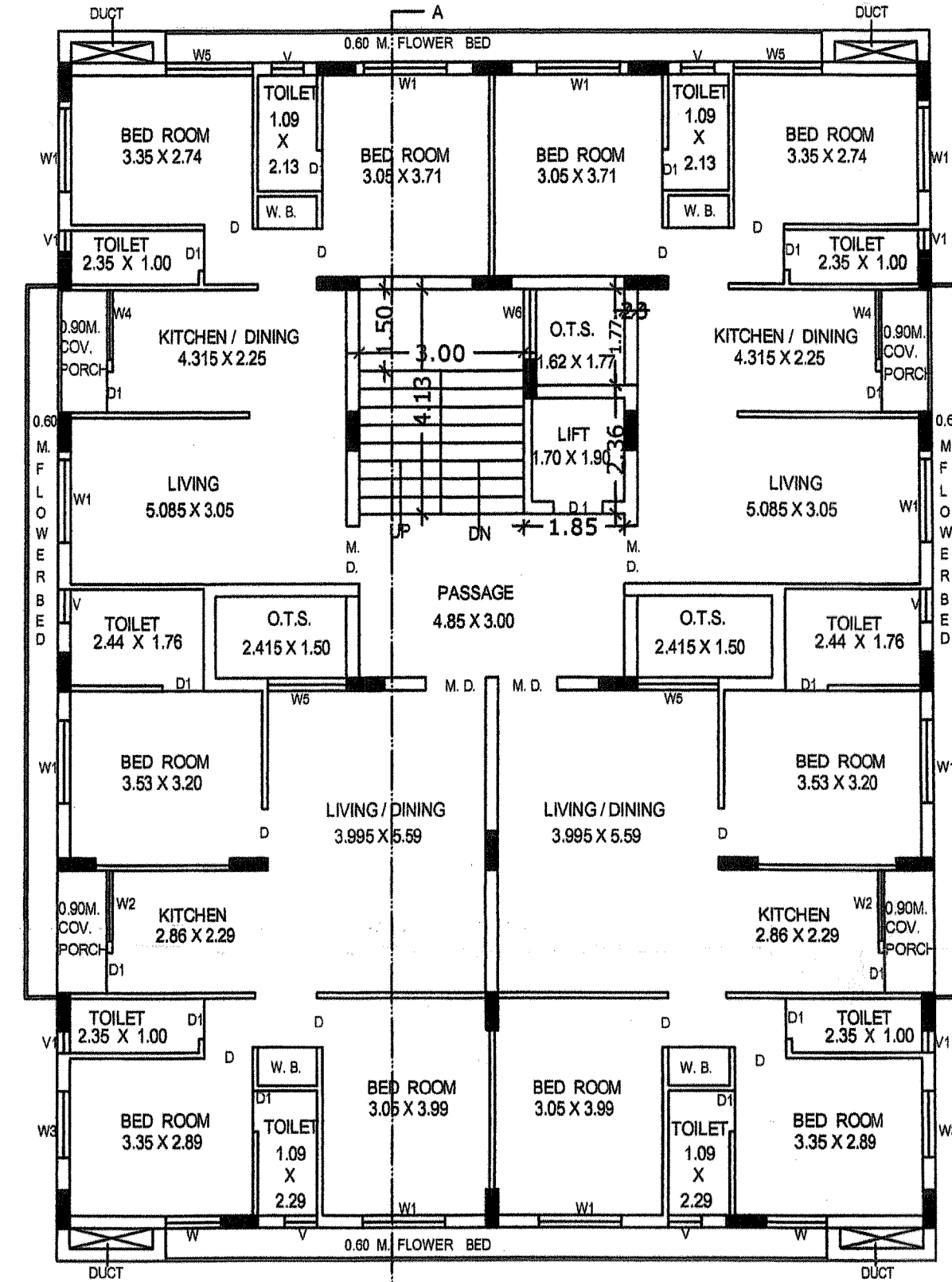
SECTION 'AT AA'



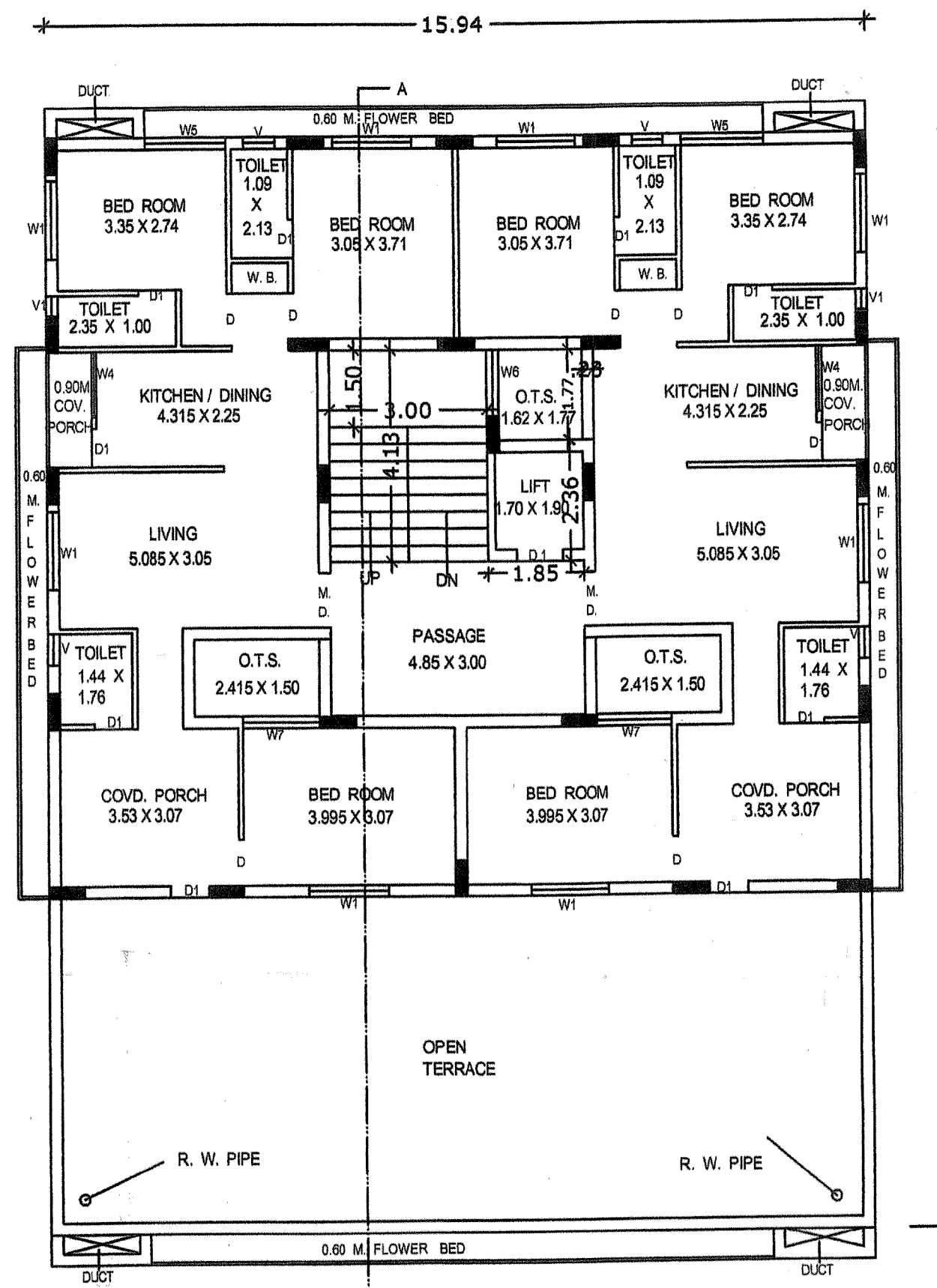
KEY PLAN
SCALE = 1:100



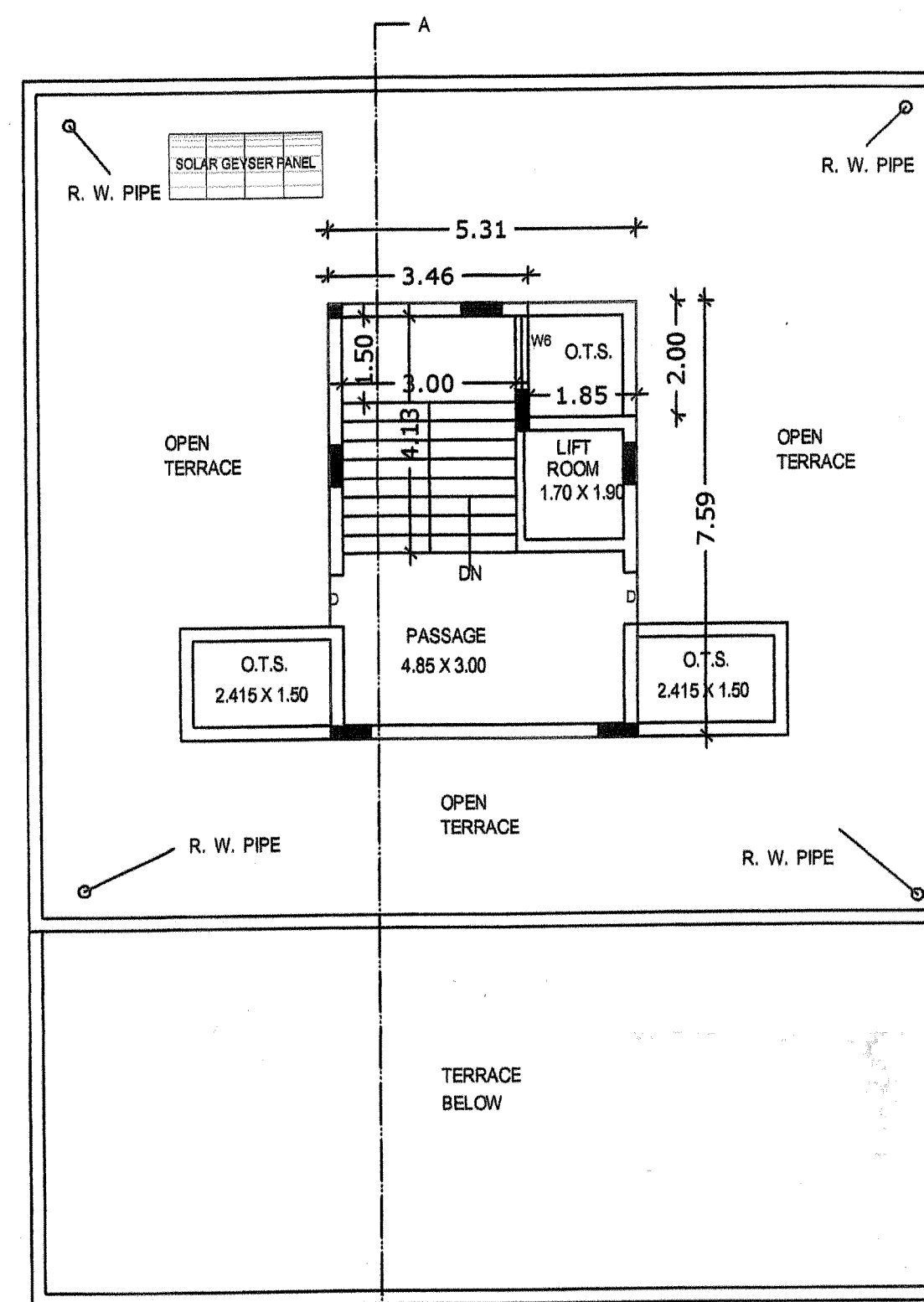
G.F. PLAN
SCALE = 1:100



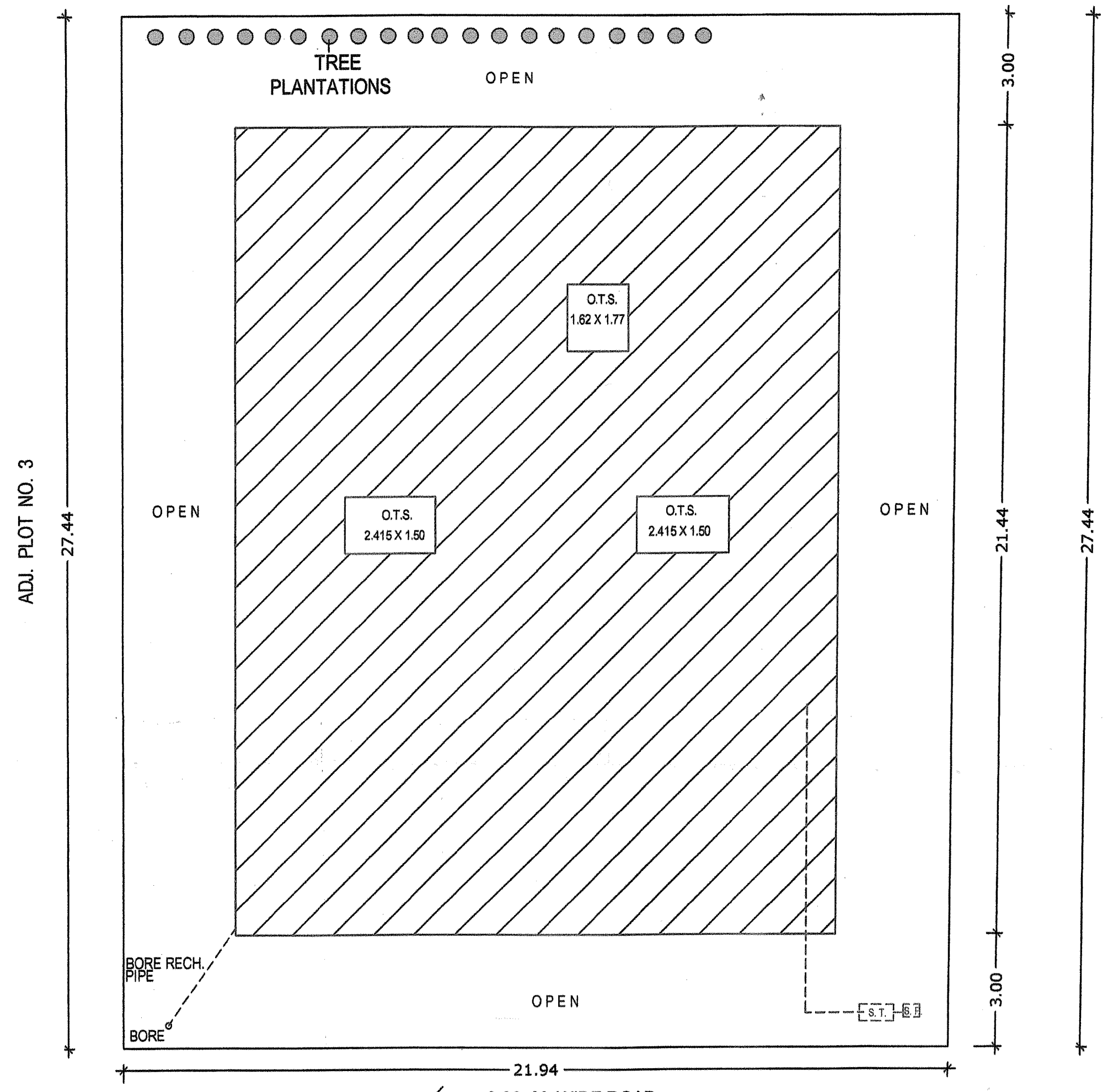
TYPICAL PLAN (1st TO 4th FLOOR)
SCALE = 1:100



FIFTH F. PLAN
SCALE = 1:100



TERR. PLAN
SCALE = 1:100



SITE PLAN
SCALE = 1:100

BUILT UP AREA CALCULATION
G.F. 15.94 X 21.44 = 341.75 S. MT.
LESS
O.T.S. 1.62 X 1.77 = 2.87 S. MT.
2 X 2.415 X 1.50 = 7.25 S. MT.
10.12 S. MT.
NET BUILT UP AREA = 341.75
10.12 S. MT.
F.S.I. = 15.94 X 6.61 = 105.36 S. MT.
F.F. TO FOURTH FLOOR
BUILT UP AREA AS PER G.F. = 331.63 S. MT.
LESS STAIR = 3.00 X 4.13 = 12.39
PASSAGE = 4.85 X 3.00 = 14.55
LIFT = 1.85 X 2.36 = 4.37
WALL = 0.23 X 1.77 = 0.40
NET F.S.I. = 331.63
31.71
299.92 S. MT.
FIFTH FLOOR
LESS 15.94 X 14.83 = 236.39 S. MT.
O.T.S. 1.62 X 1.77 = 2.87 S. MT.
2 X 2.415 X 1.50 = 7.25 S. MT.
10.12 S. MT.
NET BUILT UP AREA = 236.39
10.12 S. MT.
226.27 S. MT.
F.S.I.
LESS STAIR = 3.00 X 4.13 = 12.39
PASSAGE = 4.85 X 3.00 = 14.55
LIFT = 1.85 X 2.36 = 4.37
WALL = 0.23 X 1.77 = 0.40
NET F.S.I. = 226.27
31.71
194.56 S. MT.

PARKING CALCULATION
PARKING REQUIRED FOR COMMERCIAL
105.36 X 30 % = 31.61 S. MT.
VISITOR'S PARKING REQUIRED 31.61 X 20% = 6.32 S. MT.
OWNER'S PARKING REQUIRED = 25.29 S. MT.
PARKING PROVIDED
VISITOR'S PARKING PROVIDED 2.77 X 2.28 = 6.32 S. MT.
OWNER'S PARKING PROVIDED 5.315 X 4.76 = 25.29 S. MT.
OPEN PARKING
2.77 X 24.21 = 67.06 S. MT.
18.71 X 2.77 = 51.83 S. MT.
2.77 X 1.72 = 4.76 S. MT.
123.65 S. MT.
COVD. PARKING
15.94 X 3.94 = 62.80 S. MT.
5.315 X 10.89 = 57.88 S. MT.
5.315 X 2.60 = 13.82 S. MT.
134.50 S. MT.
TOTAL OWNER'S PARKING PROVIDED = 123.65 S. MT.
134.50 S. MT.
258.15 S. MT.

TERRACE FLOOR
LESS 5.31 X 7.59 = 40.30 S. MT.
O.T.S. 1.85 X 2.00 = 3.70 S. MT.
NET BUILT UP AREA = 36.60 S. MT.

NAME OF WORK REVISED BUILDING PLAN DWELLING - 3			
OWNERS = NIRMAN CONSTRUCTION'S PARTNERSHIP FIRM'S PARTNERS			
SHRI RAMESHBHAI CHHAGANBHAI MANANI			
SHRI MANOJSHAI THAKARSHIBHAI SAPARIA			
SHRI APARNABEN THAKARSHIBHAI MANANI			
SHRI DIPAKBHAI NANJIBHAI CHAUHAN			
TYPE OF CONS. = R.C.C. FRAME STRUCTURE			
USE OF BUILDING = MERCANTILE & RESIDENTIAL			
LOCATION = B/H SHETHNAGAR, JAMNAGAR ROAD.			
VILLAGE = GHANTESHWAR TAL & DIST = RAJKOT			
REV. S. NO. = 20/P PLOT NO. = 7/A+ 7/B			
AREA TABLE			
TOTAL PLOT AREA 602.02 S. MT.			
FLOOR	PRO. BUILT UP AREA	LESS IN. F.S.I.	F.S.I. BUILT UP
G.F.	331.63	226.27	105.36
F.F.	331.63	31.71	299.92
S.F.	331.63	31.71	299.92
T.F.	331.63	31.71	299.92
F.F.	331.63	31.71	299.92
FIFTH F.	226.27	31.71	194.56
TER. F.	36.60	36.60	—
TOTAL	1821.02	421.42	1499.60
F.S.I. USED = 1499.60 / 602.02 = 2.49 < 2.70			
F.S.I. AS PER 1.80 = 1083.64 S. MT.			
F.S.I. USED = 1499.60 S. MT.			
PAID F.S.I. = 1499.60 - 1083.64 = 415.96 S. MT.			
SCHEDULE			
R.S. = 245 X 2.80 MT. R.S. 1 = 1.84 X 2.80 R.S. 2 = 2.00 X 2.80			
M.D. = 1.08 X 2.00 MT. D2 = 0.75 X 2.00 MT. V1 = 0.40 X 0.70 MT.			
W1 = 1.00 X 1.77 MT. W2 = 1.31 X 0.80 MT. V = 0.60 X 0.80 MT. V2 = 0.75 X 0.45 MT.			
W3 = 1.27 X 0.90 MT. W4 = 1.48 X 1.77 MT. W5 = 1.30 X 1.22 MT. W6 = 1.48 X 1.22 MT.			
LEGEND			
PLOT BOUNDARY ————			
PROPOSED WORK ————			
DRAINAGE LINE ————			
OWNER			
(SHRI RAMESHBHAI CHHAGANBHAI MANANI			
PARTNER OF NIRMAN CONSTRUCTION)			
ENGINEER			
SANJAY K. MAJITHIA			
Consulting Civil Engineer			
R.M.C. Lic. No. E-27			
R.U.D.A. Lic. No. E-50			
Asha Complex, Lakhnagar Road,			
RAJKOT. M. 98248 73815			
ST. ENGINEER			
RASHI B. CHAVDA			
B.E. (Civil)			
STRUCTURAL DESIGNER			
99-Gulmohar Residency,			
Opp. Paradise Hall,			
Mr. Darshan Park,			
Ahead Raiya Circle, Raiya Road			
Rajkot-5 Cell : 98250 73011			
AUTHORITY			
Development permission is granted to condition that it shall be the			
responsibility of the applicant & his Architect/Engineer/Designer			
to follow the relevant & S. application in			
accordance with the designs & as such			
submitted designs are not verified.			
APPROVED as amended in and sub-GHANTESHWAR 633 7181			
per to conditions mentioned in this			
order letter No. 118 / Tech / Div /			
Dated 25.11.19			
JUNIOR TOWN PLANNER			
RAJKOT URBAN DEVELOPMENT AUTHORITY			
RAJKOT			